

Local Market Update – May 2021

A Research Tool Provided by the Chicago Association of REALTORS®
RESIDENTIAL ACTIVITY ONLY | Data current as of June 14, 2021



- 26.5% **+ 100.0%** **- 41.9%**

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Humboldt Park

Detached Single-Family

	May			Year to Date		
	5-2020	5-2021	+ / -	5-2020	5-2021	+ / -
New Listings	22	21	- 4.5%	104	102	- 1.9%
Closed Sales	7	14	+ 100.0%	56	70	+ 25.0%
Median Sales Price*	\$315,000	\$345,000	+ 9.5%	\$266,445	\$332,450	+ 24.8%
Percent of Original List Price Received*	101.3%	96.4%	- 4.8%	98.8%	97.9%	- 0.9%
Market Time	30	114	+ 280.4%	77	77	0.0%
Inventory of Homes for Sale	46	29	- 37.0%	--	--	--

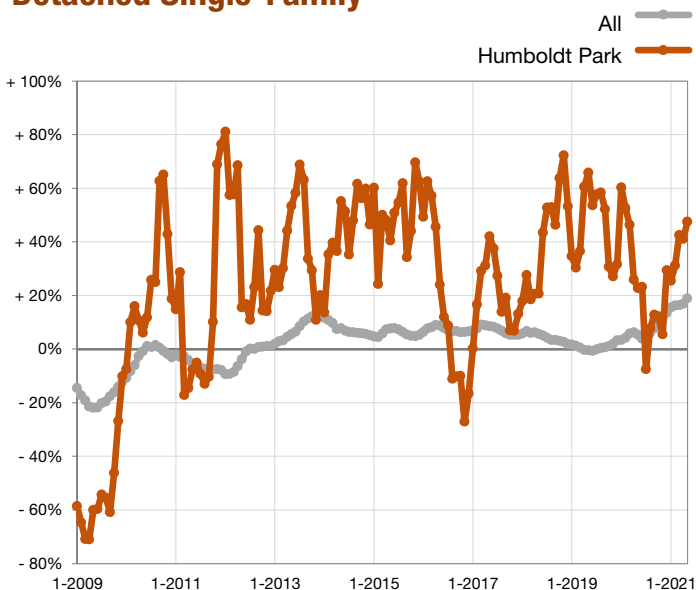
Attached Single-Family

	May			Year to Date		
	5-2020	5-2021	+ / -	5-2020	5-2021	+ / -
New Listings	12	4	- 66.7%	29	34	+ 17.2%
Closed Sales	3	6	+ 100.0%	17	30	+ 76.5%
Median Sales Price*	\$362,500	\$360,250	- 0.6%	\$226,500	\$367,500	+ 62.3%
Percent of Original List Price Received*	97.1%	98.5%	+ 1.4%	92.1%	96.9%	+ 5.2%
Market Time	161	27	- 83.4%	117	117	0.0%
Inventory of Homes for Sale	16	7	- 56.3%	--	--	--

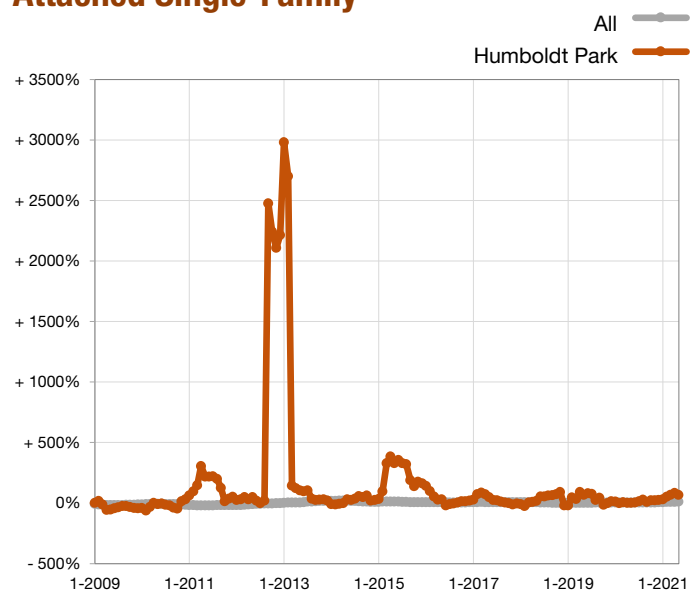
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



† Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.