

Monthly Local Market Update for September 2024

A Research Tool Provided by Illinois REALTORS®



Entire State of Illinois

Key Metrics for All Properties	September			Year to Date		
	2023	2024	Percent Change	Thru Sep 2023	Thru Sep 2024	Percent Change
Closed Sales	11,691	10,700	- 8.5%	102,410	99,300	- 3.0%
Previous Month's Closed Sales	13,732 <small>in August 2023</small>	12,957 <small>in August 2024</small>	- 5.6%	90,719 <small>in August 2023</small>	88,600 <small>in August 2024</small>	- 2.3%
Median Sales Price*	\$270,000	\$290,000	+ 7.4%	\$270,000	\$292,000	+ 8.1%
Inventory of Homes for Sale	21,010	22,284	+ 6.1%	--	--	--
Days on Market Until Sale	24	25	+ 4.2%	29	27	- 6.9%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Activity by Property Type for September 2024

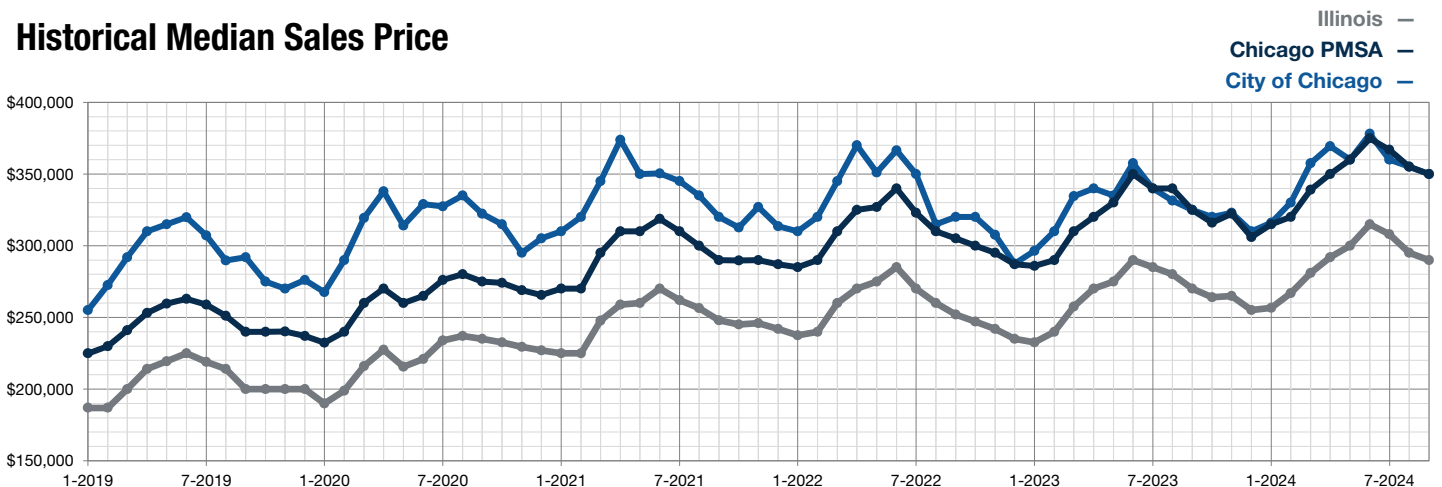
Closed Sales

Median Sales Price



† For Closed Sales, All Properties is not necessarily a sum of Single-Family and Condo.

Historical Median Sales Price



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Chicago Metro Area

Includes Cook, DeKalb, DuPage, Grundy, Kane, Kendall, Lake, McHenry and Will Counties

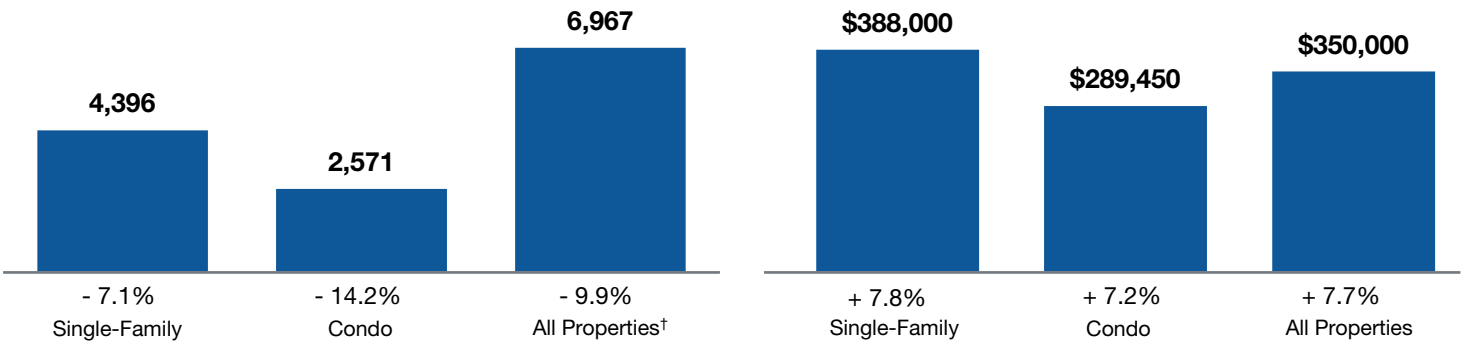
Key Metrics for All Properties	September			Year to Date		
	2023	2024	Percent Change	Thru Sep 2023	Thru Sep 2024	Percent Change
Closed Sales	7,732	6,967	- 9.9%	69,918	67,504	- 3.5%
Previous Month's Closed Sales	9,247 in August 2023	8,735 in August 2024	- 5.5%	62,186 in August 2023	60,537 in August 2024	- 2.7%
Median Sales Price*	\$325,000	\$350,000	+ 7.7%	\$325,000	\$350,000	+ 7.7%
Inventory of Homes for Sale	14,445	15,154	+ 4.9%	--	--	--
Days on Market Until Sale	22	22	0.0%	27	24	- 11.1%

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Activity by Property Type for September 2024

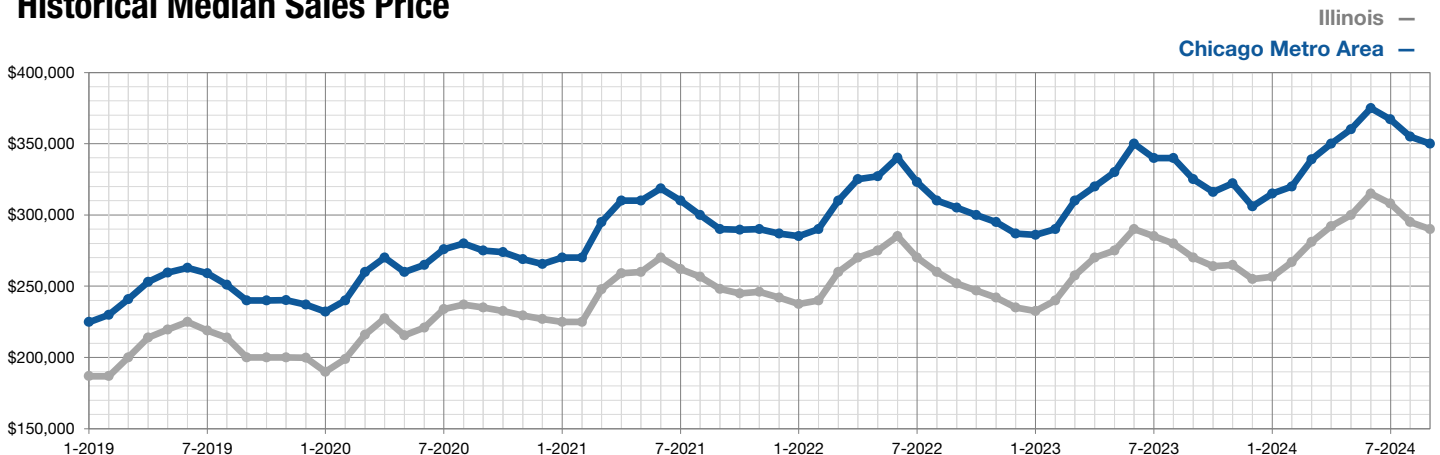
Closed Sales

Median Sales Price



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City of Chicago

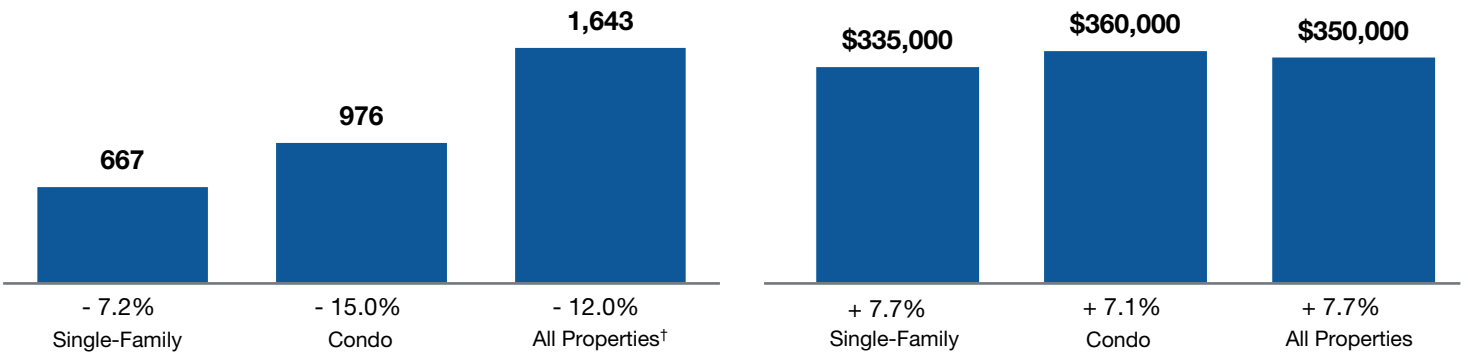
Key Metrics for All Properties	September			Year to Date		
	2023	2024	Percent Change	Thru Sep 2023	Thru Sep 2024	Percent Change
Closed Sales	1,867	1,643	- 12.0%	17,869	17,187	- 3.8%
Previous Month's Closed Sales	2,242 <small>in August 2023</small>	2,114 <small>in August 2024</small>	- 5.7%	16,002 <small>in August 2023</small>	15,544 <small>in August 2024</small>	- 2.9%
Median Sales Price*	\$325,000	\$350,000	+ 7.7%	\$334,900	\$355,000	+ 6.0%
Inventory of Homes for Sale	5,768	5,254	- 8.9%	--	--	--
Days on Market Until Sale	30	29	- 3.3%	34	31	- 8.8%

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Closed Sales

Median Sales Price



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Historical Median Sales Price

