

# Monthly Local Market Update for February 2024

A Research Tool Provided by Illinois REALTORS®



## Chicago Metro Area

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

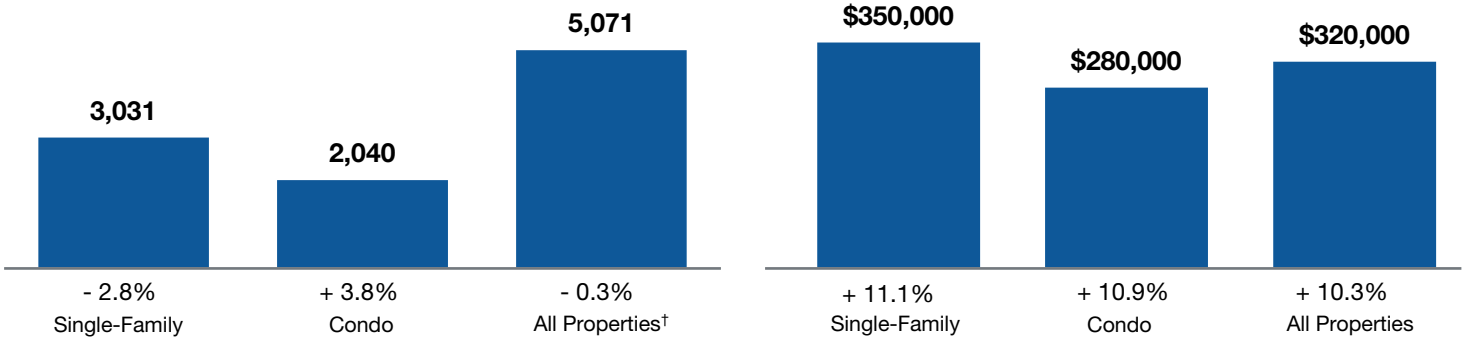
Key Metrics for All Properties	February			Year to Date		
	2023	2024	Percent Change	Thru Feb 2023	Thru Feb 2024	Percent Change
Closed Sales	5,084	5,071	- 0.3%	9,562	9,653	+ 1.0%
Previous Month's Closed Sales	4,478 in January 2023	4,582 in January 2024	+ 2.3%	4,478 in January 2023	4,582 in January 2024	+ 2.3%
Median Sales Price*	\$290,000	\$320,000	+ 10.3%	\$289,000	\$317,500	+ 9.9%
Inventory of Homes for Sale	12,567	10,166	- 19.1%	--	--	--
Days on Market Until Sale	40	36	- 10.0%	39	35	- 10.3%

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

### Activity by Property Type for February 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

