

# Monthly Local Market Update for May 2026

A Research Tool Provided by Illinois REALTORS®



## Chicago Metro Area

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

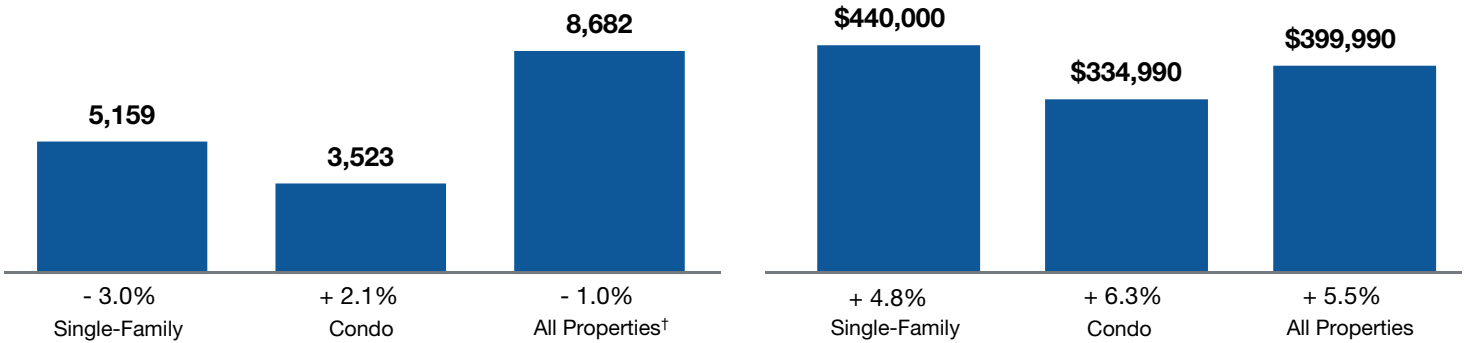
Key Metrics for All Properties	May			Year to Date		
	2025	2026	Percent Change	Thru May 2025	Thru May 2026	Percent Change
<b>Closed Sales</b>	<b>8,770</b>	<b>8,682</b>	<b>- 1.0%</b>	<b>33,782</b>	<b>33,016</b>	<b>- 2.3%</b>
Previous Month's Closed Sales	7,988 <small>in April 2025</small>	8,070 <small>in April 2026</small>	+ 1.0%	25,012 <small>in April 2025</small>	24,334 <small>in April 2026</small>	- 2.7%
<b>Median Sales Price*</b>	<b>\$379,000</b>	<b>\$399,990</b>	<b>+ 5.5%</b>	<b>\$360,000</b>	<b>\$379,000</b>	<b>+ 5.3%</b>
<b>Inventory of Homes for Sale</b>	<b>14,521</b>	<b>12,408</b>	<b>- 14.6%</b>	--	--	--
<b>Days on Market Until Sale</b>	<b>23</b>	<b>22</b>	<b>- 4.3%</b>	<b>29</b>	<b>28</b>	<b>- 3.4%</b>

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

### Activity by Property Type for May 2026

Closed Sales

Median Sales Price



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

### Historical Median Sales Price

