

# Local Market Update – June 2021

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC  
RESIDENTIAL ACTIVITY ONLY | Data current as of July 14, 2021



## Niles

**+ 4.1%**

**+ 25.0%**

**- 33.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

### Detached Single-Family

	June			Trailing 12 Months		
	6-2020	6-2021	+ / -	6-2020	6-2021	+ / -
New Listings	51	<b>54</b>	+ 5.9%	459	<b>420</b>	- 8.5%
Under Contract (includes Contingent and Pending)	30	<b>19</b>	- 36.7%	241	<b>300</b>	+ 24.5%
Closed Sales	21	<b>21</b>	0.0%	241	<b>302</b>	+ 25.3%
Median Sales Price*	\$325,900	<b>\$410,000</b>	+ 25.8%	\$316,000	<b>\$347,500</b>	+ 10.0%
Average Sales Price*	\$348,514	<b>\$437,792</b>	+ 25.6%	\$328,537	<b>\$365,274</b>	+ 11.2%
Percent of Original List Price Received*	96.8%	<b>99.6%</b>	+ 2.9%	94.2%	<b>96.8%</b>	+ 2.8%
Average Market Time	114	<b>56</b>	- 50.9%	91	<b>68</b>	- 25.3%
Inventory of Homes for Sale at Month End	75	<b>50</b>	- 33.3%	--	--	--

### Attached Single-Family

	June			Trailing 12 Months		
	6-2020	6-2021	+ / -	6-2020	6-2021	+ / -
New Listings	22	<b>22</b>	0.0%	262	<b>249</b>	- 5.0%
Under Contract (includes Contingent and Pending)	13	<b>16</b>	+ 23.1%	139	<b>182</b>	+ 30.9%
Closed Sales	11	<b>19</b>	+ 72.7%	137	<b>176</b>	+ 28.5%
Median Sales Price*	\$240,000	<b>\$210,199</b>	- 12.4%	\$222,000	<b>\$211,100</b>	- 4.9%
Average Sales Price*	\$230,309	<b>\$218,753</b>	- 5.0%	\$211,803	<b>\$205,269</b>	- 3.1%
Percent of Original List Price Received*	96.9%	<b>96.3%</b>	- 0.6%	95.8%	<b>95.2%</b>	- 0.6%
Average Market Time	74	<b>62</b>	- 16.2%	64	<b>61</b>	- 4.7%
Inventory of Homes for Sale at Month End	46	<b>31</b>	- 32.6%	--	--	--

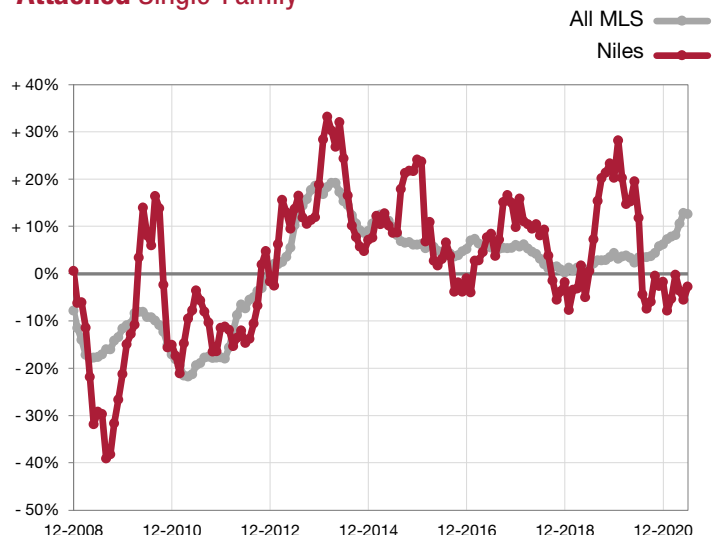
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.