

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of February 14, 2024



Skokie

- 27.8%

Change in
New Listings
All Properties

- 4.0%

Change in
Closed Sales
All Properties

- 32.1%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	January			Trailing 12 Months		
	1-2023	1-2024	+ / -	1-2023	1-2024	+ / -
New Listings	37	19	- 48.6%	624	474	- 24.0%
Under Contract (includes Contingent and Pending)	24	19	- 20.8%	389	325	- 16.5%
Closed Sales	13	16	+ 23.1%	403	324	- 19.6%
Median Sales Price*	\$425,000	\$395,000	- 7.1%	\$405,000	\$428,100	+ 5.7%
Average Sales Price*	\$409,031	\$421,642	+ 3.1%	\$439,114	\$466,612	+ 6.3%
Percent of Original List Price Received*	96.8%	97.0%	+ 0.2%	98.6%	99.5%	+ 0.9%
Average Market Time	79	69	- 12.7%	37	42	+ 13.5%
Inventory of Homes for Sale at Month End	47	31	- 34.0%	--	--	--

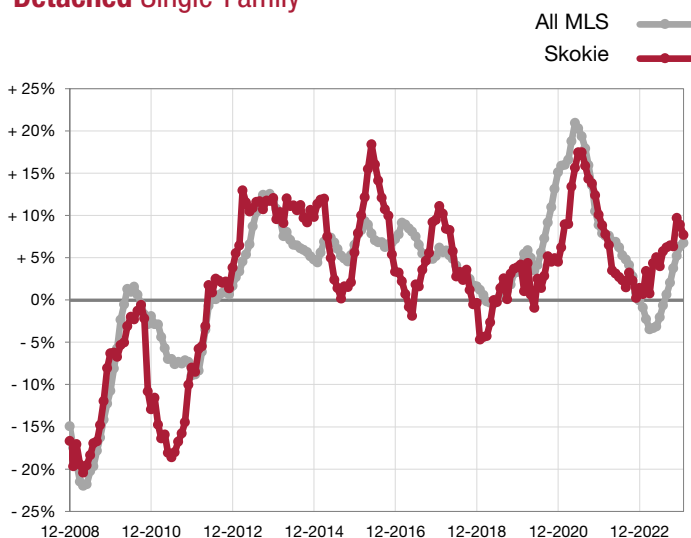
Attached Single-Family

	January			Trailing 12 Months		
	1-2023	1-2024	+ / -	1-2023	1-2024	+ / -
New Listings	17	20	+ 17.6%	390	298	- 23.6%
Under Contract (includes Contingent and Pending)	12	13	+ 8.3%	261	218	- 16.5%
Closed Sales	12	8	- 33.3%	277	218	- 21.3%
Median Sales Price*	\$230,000	\$231,000	+ 0.4%	\$233,000	\$245,000	+ 5.2%
Average Sales Price*	\$217,667	\$227,925	+ 4.7%	\$247,996	\$250,602	+ 1.1%
Percent of Original List Price Received*	92.2%	95.8%	+ 3.9%	96.6%	98.0%	+ 1.4%
Average Market Time	63	63	0.0%	57	46	- 19.3%
Inventory of Homes for Sale at Month End	34	24	- 29.4%	--	--	--

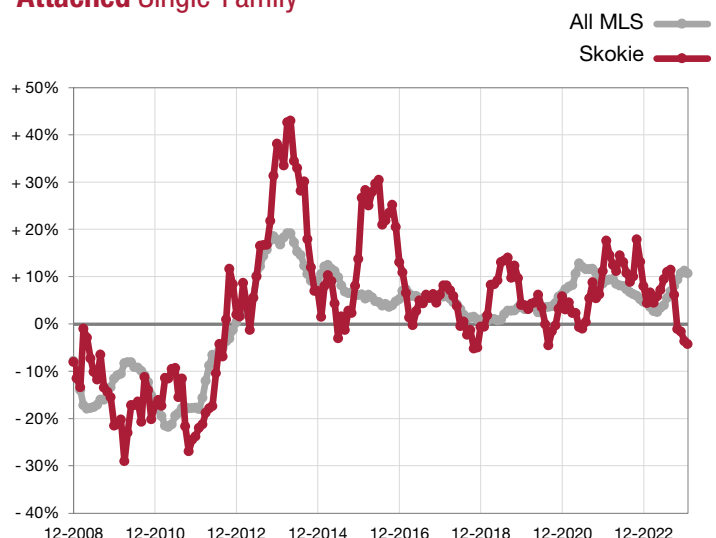
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.