

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



Wheeling

- 28.6%

+ 35.3%

+ 19.0%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	January			Trailing 12 Months		
	1-2023	1-2024	+ / -	1-2023	1-2024	+ / -
New Listings	14	8	- 42.9%	199	152	- 23.6%
Under Contract (includes Contingent and Pending)	11	6	- 45.5%	138	123	- 10.9%
Closed Sales	8	5	- 37.5%	133	132	- 0.8%
Median Sales Price*	\$289,300	\$314,877	+ 8.8%	\$335,000	\$351,000	+ 4.8%
Average Sales Price*	\$307,950	\$376,675	+ 22.3%	\$341,957	\$363,162	+ 6.2%
Percent of Original List Price Received*	93.9%	100.1%	+ 6.6%	99.9%	100.5%	+ 0.6%
Average Market Time	42	43	+ 2.4%	31	28	- 9.7%
Inventory of Homes for Sale at Month End	10	8	- 20.0%	--	--	--

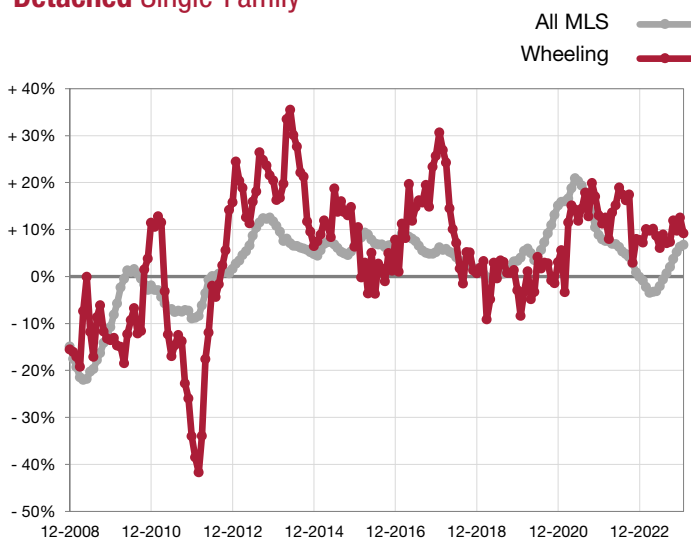
Attached Single-Family

	January			Trailing 12 Months		
	1-2023	1-2024	+ / -	1-2023	1-2024	+ / -
New Listings	14	12	- 14.3%	397	306	- 22.9%
Under Contract (includes Contingent and Pending)	12	17	+ 41.7%	327	256	- 21.7%
Closed Sales	9	18	+ 100.0%	340	252	- 25.9%
Median Sales Price*	\$200,000	\$237,500	+ 18.8%	\$230,750	\$247,500	+ 7.3%
Average Sales Price*	\$207,417	\$238,792	+ 15.1%	\$233,520	\$260,825	+ 11.7%
Percent of Original List Price Received*	96.3%	98.0%	+ 1.8%	99.7%	100.7%	+ 1.0%
Average Market Time	31	42	+ 35.5%	24	21	- 12.5%
Inventory of Homes for Sale at Month End	11	17	+ 54.5%	--	--	--

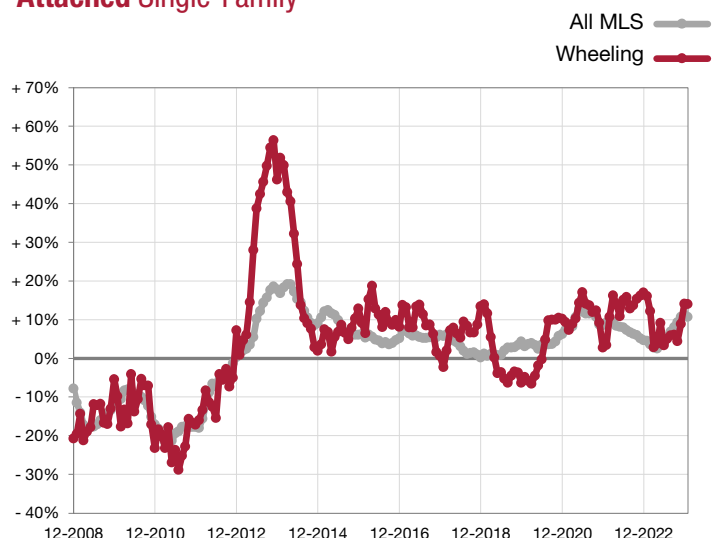
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.