

Local Market Update – May 2022

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of June 14, 2022

The Kankakee-Iroquois-Ford Association of REALTORS® (KIFAR) joined as a full MRED Service Partner Association in October 2012. Prior to November 1, 2012, data does not include all KIFAR transactions.



Villa Park

- 22.4%

+ 5.1%

- 38.9%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	May			Trailing 12 Months		
	5-2021	5-2022	+ / -	5-2021	5-2022	+ / -
New Listings	36	33	- 8.3%	409	374	- 8.6%
Under Contract (includes Contingent and Pending)	28	28	0.0%	314	287	- 8.6%
Closed Sales	30	28	- 6.7%	317	293	- 7.6%
Median Sales Price*	\$297,450	\$380,000	+ 27.8%	\$280,000	\$296,000	+ 5.7%
Average Sales Price*	\$302,239	\$361,204	+ 19.5%	\$287,853	\$311,278	+ 8.1%
Percent of Original List Price Received*	101.7%	100.5%	- 1.2%	98.2%	99.7%	+ 1.5%
Average Market Time	8	14	+ 75.0%	34	29	- 14.7%
Inventory of Homes for Sale at Month End	25	17	- 32.0%	--	--	--

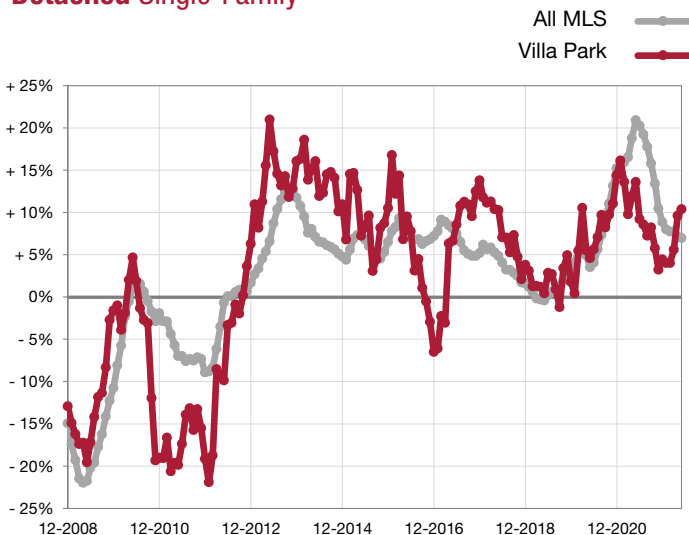
Attached Single-Family

	May			Trailing 12 Months		
	5-2021	5-2022	+ / -	5-2021	5-2022	+ / -
New Listings	13	5	- 61.5%	143	114	- 20.3%
Under Contract (includes Contingent and Pending)	15	5	- 66.7%	117	88	- 24.8%
Closed Sales	9	13	+ 44.4%	104	103	- 1.0%
Median Sales Price*	\$210,000	\$187,000	- 11.0%	\$173,500	\$190,000	+ 9.5%
Average Sales Price*	\$237,900	\$200,108	- 15.9%	\$180,806	\$198,542	+ 9.8%
Percent of Original List Price Received*	104.5%	100.1%	- 4.2%	98.8%	100.0%	+ 1.2%
Average Market Time	3	56	+ 1,766.7%	49	34	- 30.6%
Inventory of Homes for Sale at Month End	11	5	- 54.5%	--	--	--

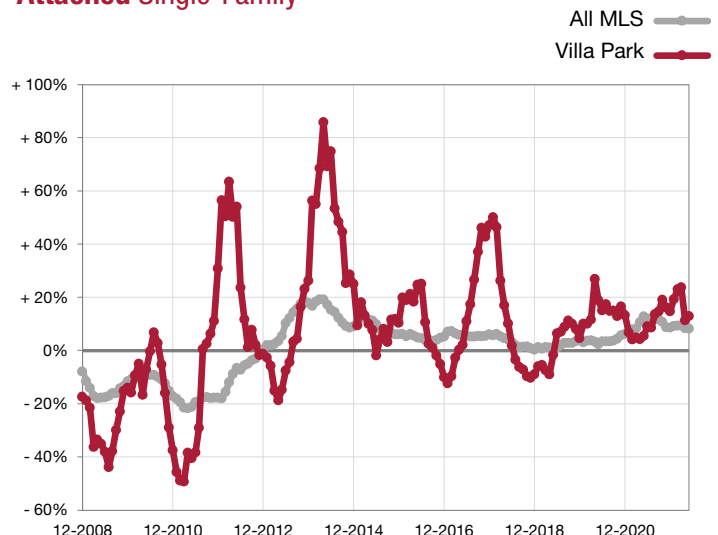
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.