

**Current Local Marketing Conditions - Presented by Lender's Choice Inc. (630-778-7800)**

End of 2nd Quarter 2021 - Macro Analysis

**Detached Single Family Housing**

Area	Median Sales Price			Average DOM			Total # of Sales				Inventory Levels		
	Last 12 Months	Prev. 12 Months	% Change	Last 12 Months	Prev. 12 Months	% Change	Last 12 Months	Prev 12 Months	% Change	Absorp Rate	Active Listings	Pending Sales	Current Inventory
<b>Aurora #507</b>													
#129 School	\$225,000	\$198,900	13.12%	34	60	-43.33%	600	457	31.29%	50.0	19	103	0.38
#131 School	\$180,000	\$166,950	7.82%	47	56	-16.07%	432	368	17.39%	36.0	18	67	0.50
#204 School	\$345,000	\$294,000	17.35%	37	77	-51.95%	455	320	42.19%	37.9	20	72	0.53
#308 School	\$320,000	\$280,500	14.08%	27	55	-50.91%	235	188	25.00%	19.6	4	29	0.20
<b>Batavia #510</b>	\$350,000	\$325,000	7.69%	54	92	-41.30%	421	341	23.46%	35.1	24	61	0.68
<b>Big Rock/Hinckley</b>	\$242,000	\$231,150	4.69%	61	85	-28.24%	85	46	84.78%	7.1	3	13	0.42
<b>Bolingbrook #440</b>	\$285,000	\$253,000	12.65%	31	64	-51.56%	845	753	12.22%	70.4	30	142	0.43
<b>Clarendon Hills #514</b>	\$665,000	\$630,000	5.56%	78	128	-39.06%	203	121	67.77%	16.9	27	21	1.60
<b>Cortland #112</b>	\$204,750	\$189,000	8.33%	28	44	-36.36%	56	59	-5.08%	4.7	0	8	0.00
<b>Crest Hill #498</b>	\$223,500	\$192,501	16.10%	41	63	-34.92%	160	144	11.11%	13.3	9	35	0.68
<b>Darien #562</b>	\$387,500	\$337,500	14.81%	49	103	-52.43%	285	196	45.41%	23.8	20	39	0.84
<b>Dekalb #115</b>	\$174,900	\$160,000	9.31%	45	76	-40.79%	375	328	14.33%	31.3	18	49	0.58
<b>Downers Grove #515</b>	\$415,000	\$375,000	10.67%	67	99	-32.32%	857	615	39.35%	71.4	90	130	1.26
<b>Elburn #119</b>	\$338,000	\$320,000	5.63%	100	113	-11.50%	213	159	33.96%	17.8	15	41	0.85
<b>Elgin #123</b>													
#46 School	\$237,500	\$217,000	9.45%	48	65	-26.15%	1003	845	18.70%	83.6	54	138	0.65
#301 School	\$385,000	\$344,990	11.60%	62	135	-54.07%	350	235	48.94%	29.2	23	69	0.79

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<b>Elmhurst #126</b>	\$490,000	\$447,500	9.50%	82	113	-27.43%	769	567	35.63%	64.1	110	130	1.72
<b>Frankfort #423</b>	\$412,500	\$376,000	9.71%	63	105	-40.00%	506	414	22.22%	42.2	39	76	0.92
<b>Geneva #134</b>	\$400,000	\$361,000	10.80%	59	104	-43.27%	624	385	62.08%	52.0	42	84	0.81
<b>Glen Ellyn #137</b>	\$490,000	\$392,500	24.84%	83	97	-14.43%	735	464	58.41%	61.3	79	86	1.29
<b>Hampshire #140</b>	\$309,270	\$288,000	7.39%	74	83	-10.84%	340	241	41.08%	28.3	26	70	0.92
<b>Hinsdale #521</b>	\$960,000	\$890,000	7.87%	140	176	-20.45%	485	273	77.66%	40.4	104	68	2.57
<b>Lemont #439</b>	\$468,500	\$418,750	11.88%	92	111	-17.12%	358	238	50.42%	29.8	47	46	1.58
<b>Lisle #532</b>	\$395,000	\$374,000	5.61%	75	106	-29.25%	290	239	21.34%	24.2	27	28	1.12
<b>Lockport/Homer #495</b>	\$270,000	\$240,000	12.50%	48	63	-23.81%	466	380	22.63%	38.8	28	52	0.72
<b>Homer Glen #500</b>	\$395,000	\$351,000	12.54%	76	87	-12.64%	349	249	40.16%	29.1	33	44	1.13
<b>Lombard #148</b>	\$310,000	\$288,000	7.64%	42	63	-33.33%	678	488	38.93%	56.5	55	100	0.97
<b>Joliet #499</b>													
#202 School	\$260,100	\$232,700	11.77%	27	55	-50.91%	195	182	7.14%	16.3	4	16	0.25
#204 School	\$195,000	\$166,000	17.47%	36	58	-37.93%	1124	994	13.08%	93.7	63	199	0.67
<b>Mokena #448</b>	\$381,503	\$320,000	19.22%	54	86	-37.21%	366	240	52.50%	30.5	34	54	1.11
<b>Montgomery #538</b>	\$245,000	\$225,000	8.89%	29	53	-45.28%	433	392	10.46%	36.1	10	74	0.28
<b>Naperville #540</b>													
#203 School	\$471,500	\$425,000	10.94%	75	91	-17.58%	1182	860	37.44%	98.5	104	158	1.06

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#204 School	\$505,000	\$447,000	12.98%	54	104	-48.08%	1162	741	56.82%	96.8	69	190	0.71
Newark #541	\$315,000	\$220,000	43.18%	85	85	0.00%	43	39	10.26%	3.6	8	4	2.23
New Lenox #451	\$334,450	\$310,000	7.89%	43	76	-43.42%	600	474	26.58%	50.0	40	76	0.80
North Aurora #542	\$321,000	\$275,250	16.62%	47	70	-32.86%	277	208	33.17%	23.1	11	41	0.48
Oak Brook #523	\$780,000	\$720,000	8.33%	189	186	1.61%	125	79	58.23%	10.4	69	26	6.62
Oswego #543	\$324,900	\$287,500	13.01%	49	68	-27.94%	739	539	37.11%	61.6	40	103	0.65
Ottawa #350	\$147,500	\$142,000	3.87%	88	98	-10.20%	365	282	29.43%	30.4	37	50	1.22
Plainfield #544													
#202 School	\$310,000	\$270,500	14.60%	33	63	-47.62%	1318	1056	24.81%	109.8	52	229	0.47
#204 School	\$269,900	\$249,000	8.39%	34	63	-46.03%	61	75	-18.67%	5.1	6	8	1.18
#308 School	\$419,945	\$370,000	13.50%	107	108	-0.93%	180	137	31.39%	15.0	30	52	2.00
Plano #545	\$227,750	\$203,000	12.19%	59	69	-14.49%	226	213	6.10%	18.8	9	53	0.48
Romeoville #494													
#202 School	\$276,000	\$251,575	9.71%	32	79	-59.49%	113	121	-6.61%	9.4	1	20	0.11
#365 School	\$216,500	\$195,000	11.03%	38	61	-37.70%	315	287	9.76%	26.3	4	63	0.15
St. Charles #174													
#301 School	\$423,000	\$338,000	25.15%	101	115	-12.17%	55	47	17.02%	4.6	5	12	1.09
#303 School	\$415,500	\$356,750	16.47%	67	109	-38.53%	1016	748	35.83%	84.7	81	155	0.96

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Sandwich #491	\$230,000	\$189,750	21.21%	59	66	-10.61%	126	124	1.61%	10.5	6	18	0.57
Shorewood #496	\$330,000	\$290,000	13.79%	62	87	-28.74%	301	300	0.33%	25.1	17	61	0.68
South Elgin #177	\$325,000	\$275,500	17.97%	49	60	-18.33%	318	234	35.90%	26.5	13	73	0.49
Sugar Grove #554	\$345,435	\$310,000	11.43%	61	87	-29.89%	214	179	19.55%	17.8	14	36	0.79
Sycamore #178	\$275,000	\$236,000	16.53%	53	83	-36.14%	281	229	22.71%	23.4	21	47	0.90
Villa Park #186	\$284,000	\$257,000	10.51%	32	57	-43.86%	317	253	25.30%	26.4	23	32	0.87
Warrenville #555	\$302,500	\$270,000	12.04%	60	71	-15.49%	162	103	57.28%	13.5	13	17	0.96
West Chicago #185	\$305,000	\$294,000	3.74%	53	89	-40.45%	400	255	56.86%	33.3	31	56	0.93
Wheaton #187	\$405,000	\$381,500	6.16%	69	93	-25.81%	991	642	54.36%	82.6	104	140	1.26
Willowbrook #516	\$460,000	\$464,750	-1.02%	99	139	-28.78%	115	88	30.68%	9.6	27	19	2.82
Winfield #190	\$347,000	\$348,000	-0.29%	65	89	-26.97%	208	137	51.82%	17.3	14	30	0.81
Woodridge #517	\$325,000	\$288,250	12.75%	40	74	-45.95%	356	256	39.06%	29.7	18	43	0.61
Yorkville/Bristol #560	\$300,000	\$270,500	10.91%	52	91	-42.86%	589	408	44.36%	49.1	48	93	0.98

\* Items shaded in green represent a larger than 5% increase in median price levels.

\* Items shaded in red represent less than a 3 Month supply of housing - based on the 12 month average absorption rates

\* Information obtained from local MRED MLS Statistics. Report completed on 07/08/2021