

Current Local Marketing Conditions - Presented by Lenders Choice Inc. (630-778-7800)

End of 4th Quarter 2016 - 01/01/2017 Report

Rental Property Analysis - Detached & Attached

Area	Last 12 Months	Prev. 12 Months	% Change	Last 12 Months	Prev. 12 Months	% Change	# Rented Last 12 Months	# Rented Prev 12 Months	% Change	Absorp Rate	# Active Listings	# Pending Rentals	Current Inventory
	Median Rental Price			Average DOM			# of Rentals				Inventory Levels		
Aurora #507													
#129 School	\$1,425	\$1,395	2.15%	38	39	-2.56%	101	98	3.06%	8.4	7	1	0.83
#131 School	\$1,350	\$1,350	0.00%	47	41	14.63%	171	175	-2.29%	14.3	14	2	0.98
#204 School	\$1,600	\$1,550	3.23%	35	38	-7.89%	457	530	-13.77%	38.1	39	6	1.02
#308 School	\$1,598	\$1,590	0.50%	40	38	5.26%	154	167	-7.78%	12.8	13	1	1.01
Batavia #510	\$1,495	\$1,450	3.10%	35	35	0.00%	75	77	-2.60%	6.3	1	0	0.16
Big Rock/Hinckley	\$1,250	\$1,350	-7.41%	50	63	-20.63%	9	11	-18.18%	0.8	0	0	0.00
Bolingbrook #440	\$1,750	\$1,795	-2.51%	46	35	31.43%	242	316	-23.42%	20.2	35	5	1.74
Clarendon Hills #514	\$2,400	\$2,125	12.94%	54	48	12.50%	47	48	-2.08%	3.9	11	0	2.81
Cortland #112	\$1,350	\$1,195	12.97%	43	48	-10.42%	17	17	0.00%	1.4	1	0	0.71
Crest Hill #498	\$1,395	\$1,250	11.60%	36	39	-7.69%	61	67	-8.96%	5.1	10	0	1.97
Darien #562	\$1,758	\$1,609	9.26%	35	38	-7.89%	182	88	106.82%	15.2	17	0	1.12
Dekalb #115	\$1,200	\$1,200	0.00%	39	35	11.43%	124	120	3.33%	10.3	12	5	1.16
Downers Grove #515	\$1,700	\$1,650	3.03%	40	33	21.21%	194	175	10.86%	16.2	22	3	1.36
Elburn #119	\$1,895	\$1,600	18.44%	57	49	16.33%	19	23	-17.39%	1.6	2	0	1.26
Elgin #123													
#46 School	\$1,415	\$1,450	-2.41%	39	40	-2.50%	345	372	-7.26%	28.8	39	2	1.36
#301 School	\$2,048	\$1,725	18.72%	50	39	28.21%	70	53	32.08%	5.8	7	1	1.20
Elmhurst #126	\$1,900	\$2,000	-5.00%	40	37	8.11%	174	175	-0.57%	14.5	34	1	2.34

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Frankfort #423	\$1,800	\$1,800	0.00%	44	50	-12.00%	78	67	16.42%	6.5	5	1	0.77
Geneva #134	\$2,100	\$1,975	6.33%	40	36	11.11%	102	101	0.99%	8.5	17	3	2.00
Glen Ellyn #137	\$1,845	\$2,053	-10.13%	38	44	-13.64%	115	116	-0.86%	9.6	18	0	1.88
Hampshire #140	\$1,495	\$1,450	3.10%	48	45	6.67%	116	124	-6.45%	9.7	15	3	1.55
Hinsdale #521	\$3,000	\$3,000	0.00%	47	50	-6.00%	89	103	-13.59%	7.4	13	0	1.75
Homer Glen #500	\$2,250	\$2,198	2.37%	64	59	8.47%	19	24	-20.83%	1.6	3	1	1.89
Lemont #439	\$1,650	\$1,925	-14.29%	46	36	27.78%	41	36	13.89%	3.4	8	0	2.34
Lisle #532	\$1,175	\$1,200	-2.08%	32	34	-5.88%	218	259	-15.83%	18.2	26	3	1.43
Lockport/Homer #495	\$1,550	\$1,533	1.11%	37	35	5.71%	137	138	-0.72%	11.4	14	0	1.23
Lombard #148	\$1,550	\$1,600	-3.13%	32	27	18.52%	194	197	-1.52%	16.2	24	0	1.48
Joliet #499													
#202 School	\$1,695	\$1,645	3.04%	37	53	-30.19%	50	71	-29.58%	4.2	1	1	0.24
#204 School	\$1,350	\$1,300	3.85%	37	43	-13.95%	193	262	-26.34%	16.1	18	2	1.12
Mokena #448	\$1,450	\$1,385	4.69%	34	29	17.24%	54	58	-6.90%	4.5	4	0	0.89
Montgomery #538	\$1,595	\$1,550	2.90%	43	50	-14.00%	101	117	-13.68%	8.4	12	0	1.43
Naperville #540													
#203 School	\$1,950	\$1,850	5.41%	44	42	4.76%	393	376	4.52%	32.8	38	6	1.16
#204 School	\$1,700	\$1,675	1.49%	42	41	2.44%	538	503	6.96%	44.8	46	5	1.03
Newark #541	\$0	\$1,050	-100.00%	0	15	-100.00%	0	1	-100.00%	0.0	0	0	#DIV/0!

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New Lenox #451	\$1,450	\$1,550	-6.45%	29	32	-9.38%	68	63	7.94%	5.7	7	0	1.24
North Aurora #542	\$1,840	\$1,675	9.85%	57	48	18.75%	35	39	-10.26%	2.9	5	0	1.71
Oak Brook #523	\$2,750	\$3,300	-16.67%	71	78	-8.97%	33	31	6.45%	2.8	9	1	3.27
Oswego #543	\$1,650	\$1,595	3.45%	39	46	-15.22%	176	223	-21.08%	14.7	25	7	1.70
Ottawa #350	\$1,000	\$1,000	0.00%	31	33	-6.06%	23	36	-36.11%	1.9	4	0	2.09
Plainfield #544													
#202 School	\$1,695	\$1,695	0.00%	44	50	-12.00%	394	426	-7.51%	32.8	26	5	0.79
#204 School	\$1,675	\$1,710	-2.05%	41	40	2.50%	49	48	2.08%	4.1	3	1	0.73
#308 School	\$2,300	\$2,200	4.55%	50	31	61.29%	16	21	-23.81%	1.3	0	1	0.00
Plano #545	\$1,395	\$1,375	1.45%	60	55	9.09%	75	93	-19.35%	6.3	8	1	1.28
St. Charles #174													
#301 School	\$2,200	\$2,200	0.00%	80	22	263.64%	11	7	57.14%	0.9	2	0	2.18
#303 School	\$1,750	\$1,795	-2.51%	50	37	35.14%	189	211	-10.43%	15.8	30	5	1.90
Romeoville #494	\$1,550	\$1,495	3.68%	48	35	37.14%	81	94	-13.83%	6.8	9	4	1.33
Sandwich #491	\$1,300	\$1,300	0.00%	26	28	-7.14%	13	15	-13.33%	1.1	1	0	0.92
Shorewood #496	\$1,600	\$1,613	-0.81%	41	33	24.24%	55	54	1.85%	4.6	5	1	1.09
South Elgin #177	\$1,450	\$1,400	3.57%	37	32	15.63%	123	126	-2.38%	10.3	13	3	1.27
Sugar Grove #554	\$1,700	\$1,699	0.06%	42	43	-2.33%	31	33	-6.06%	2.6	2	0	0.77
Sycamore #178	\$1,200	\$1,225	-2.04%	34	29	17.24%	63	68	-7.35%	5.3	9	2	1.71

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Villa Park #186	\$1,588	\$1,595	-0.44%	28	28	0.00%	58	65	-10.77%	4.8	3	1	0.62
Warrenville #555	\$1,625	\$1,550	4.84%	34	31	9.68%	31	49	-36.73%	2.6	2	0	0.77
West Chicago #185	\$1,600	\$1,600	0.00%	50	47	6.38%	43	44	-2.27%	3.6	3	0	0.84
Wheaton #187	\$1,600	\$1,700	-5.88%	37	45	-17.78%	172	195	-11.79%	14.3	17	2	1.19
Willowbrook #516	\$1,290	\$1,310	-1.53%	38	30	26.67%	109	145	-24.83%	9.1	9	0	0.99
Winfield #190	\$1,718	\$1,800	-4.56%	59	44	34.09%	16	29	-44.83%	1.3	3	0	2.25
Woodridge #517	\$1,400	\$1,650	-15.15%	41	43	-4.65%	90	122	-26.23%	7.5	10	1	1.33
Yorkville #560	\$1,448	\$1,400	3.43%	44	50	-12.00%	128	160	-20.00%	10.7	23	2	2.16

* Items shaded in Green represent a larger than 10% increase in median price levels

* Items shaded in Red represent less than a 3 month supply - based on the 12 month average absorption rates

* Information obtained from local MRED MLS statistics