

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

End of 2nd Quarter 2018 - Macro Analysis

Attached 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
Aurora #507													
#129 School	\$129,000	\$135,000	-4.44%	51	138	-63.04%	84	91	-7.69%	7.0	6	11	0.86
#131 School	\$103,000	\$92,613	11.22%	43	64	-32.81%	83	106	-21.70%	6.9	15	12	2.17
#204 School	\$185,000	\$174,000	6.32%	35	44	-20.45%	449	475	-5.47%	37.4	51	68	1.36
#308 School	\$174,500	\$160,000	9.06%	29	36	-19.44%	164	170	-3.53%	13.7	16	23	1.17
Batavia #510	\$190,000	\$179,950	5.58%	40	75	-46.67%	58	76	-23.68%	4.8	15	6	3.10
Big Rock/Hinckley	\$165,000	\$149,500	10.37%	38	130	-70.77%	3	4	-25.00%	0.3	1	2	4.00
Bolingbrook #440	\$148,700	\$140,000	6.21%	44	60	-26.67%	248	245	1.22%	20.7	28	47	1.35
Clarendon Hills #514	\$195,500	\$185,000	5.68%	53	90	-41.11%	43	59	-27.12%	3.6	9	16	2.51
Cortland #112	\$116,450	\$105,000	10.90%	39	55	-29.09%	20	13	53.85%	1.7	4	2	2.40
Crest Hill #498	\$165,000	\$148,000	11.49%	35	48	-27.08%	158	159	-0.63%	13.2	9	21	0.68
Darien #562	\$210,000	\$220,000	-4.55%	55	69	-20.29%	139	162	-14.20%	11.6	9	19	0.78
Dekalb #115	\$126,250	\$124,900	1.08%	66	87	-24.14%	86	89	-3.37%	7.2	14	15	1.95
Downers Grove #515	\$140,000	\$136,625	2.47%	52	61	-14.75%	328	302	8.61%	27.3	69	38	2.52
Elburn #119	\$167,000	\$158,950	5.06%	35	66	-46.97%	21	26	-19.23%	1.8	1	6	0.57
Elgin #123													
#46 School	\$157,950	\$142,000	11.23%	59	70	-15.71%	414	404	2.48%	34.5	51	59	1.48

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#301 School	\$190,950	\$195,000	-2.08%	40	72	-44.44%	40	35	14.29%	3.3	26	9	7.80
Elmhurst #126	\$257,000	\$239,900	7.13%	62	79	-21.52%	91	93	-2.15%	7.6	46	13	6.07
Frankfort #423	\$205,000	\$215,000	-4.65%	65	58	12.07%	93	93	0.00%	7.8	27	13	3.48
Geneva #134	\$235,000	\$237,500	-1.05%	60	87	-31.03%	137	127	7.87%	11.4	24	10	2.10
Glen Ellyn #137	\$164,500	\$149,000	10.40%	39	65	-40.00%	154	145	6.21%	12.8	19	19	1.48
Hampshire #140	\$170,000	\$158,740	7.09%	40	59	-32.20%	268	211	27.01%	22.3	37	49	1.66
Hinsdale #521	\$388,000	\$440,750	-11.97%	82	102	-19.61%	56	76	-26.32%	4.7	21	14	4.50
Lemont #439	\$283,000	\$290,000	-2.41%	96	117	-17.95%	72	52	38.46%	6.0	23	13	3.83
Lisle #532	\$140,000	\$132,000	6.06%	44	49	-10.20%	215	227	-5.29%	17.9	40	36	2.23
Lockport/Homer #495	\$185,000	\$173,000	6.94%	39	83	-53.01%	177	193	-8.29%	14.8	22	51	1.49
Homer Glen #500	\$255,000	\$250,000	2.00%	72	92	-21.74%	17	23	-26.09%	1.4	10	7	7.06
Lombard #148	\$165,000	\$175,000	-5.71%	37	52	-28.85%	301	293	2.73%	25.1	40	49	1.59
Joliet #499													
#202 School	\$173,500	\$155,000	11.94%	100	54	85.19%	21	116	-81.90%	1.8	105	21	60.00
#204 School	\$131,750	\$125,000	5.40%	40	56	-28.57%	220	195	12.82%	18.3	27	35	1.47
Mokena #448	\$191,000	\$213,450	-10.52%	52	75	-30.67%	101	110	-8.18%	8.4	15	14	1.78
Montgomery #538	\$169,900	\$144,900	17.25%	45	53	-15.09%	19	113	-83.19%	1.6	11	19	6.95

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Naperville #540													
#203 School	\$188,200	\$180,000	4.56%	46	69	-33.33%	359	357	0.56%	29.9	60	50	2.01
#204 School	\$224,250	\$200,000	12.13%	44	49	-10.20%	563	512	9.96%	46.9	71	64	1.51
Newark #541	\$0	\$0	#DIV/0!	0	0	#DIV/0!	0	0	#DIV/0!	0.0	0	0	#DIV/0!
New Lenox #451	\$144,000	\$135,900	5.96%	48	51	-5.88%	81	77	5.19%	6.8	2	15	0.30
North Aurora #542	\$162,050	\$153,500	5.57%	41	55	-25.45%	98	83	18.07%	8.2	5	14	0.61
Oak Brook #523	\$331,750	\$335,000	-0.97%	126	117	7.69%	106	76	39.47%	8.8	28	15	3.17
Oswego #543	\$175,500	\$162,250	8.17%	32	38	-15.79%	224	206	8.74%	18.7	39	38	2.09
Ottawa #350	\$101,000	\$122,625	-17.64%	106	185	-42.70%	17	26	-34.62%	1.4	20	1	14.12
Plainfield #544													
#202 School	\$179,500	\$166,000	8.13%	32	53	-39.62%	327	331	-1.21%	27.3	27	45	0.99
#204 School	\$160,000	\$146,000	9.59%	20	64	-68.75%	29	19	52.63%	2.4	29	4	12.00
#308 School	\$240,403	\$224,900	6.89%	87	85	2.35%	17	11	54.55%	1.4	10	2	7.06
Plano #545	\$133,000	\$122,895	8.22%	55	39	41.03%	72	103	-30.10%	6.0	8	21	1.33
Romeoville #494													
#202 School	\$170,000	\$151,500	12.21%	18	19	-5.26%	52	48	8.33%	4.3	0	5	0.00
#365 School	\$158,000	\$146,750	7.67%	74	57	29.82%	96	126	-23.81%	8.0	14	8	1.75

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St. Charles #174													
#301 School	\$198,950	\$192,500	3.35%	10	43	-76.74%	2	2	0.00%	0.2	0	0	0.00
#303 School	\$230,250	\$215,093	7.05%	55	72	-23.61%	189	206	-8.25%	15.8	52	26	3.30
Sandwich #491	\$133,250	\$121,750	9.45%	40	63	-36.51%	16	14	14.29%	1.3	3	0	2.25
Shorewood #496	\$165,000	\$160,000	3.13%	35	45	-22.22%	158	72	119.44%	13.2	9	21	0.68
South Elgin #177	\$173,000	\$159,900	8.19%	50	53	-5.66%	165	161	2.48%	13.8	22	25	1.60
Sugar Grove #554	\$187,000	\$184,250	1.49%	58	66	-12.12%	79	64	23.44%	6.6	4	11	0.61
Sycamore #178	\$142,500	\$148,000	-3.72%	74	66	12.12%	123	105	17.14%	10.3	13	20	1.27
Villa Park #186	\$153,250	\$130,000	17.88%	48	68	-29.41%	92	84	9.52%	7.7	8	11	1.04
Warrenville #555	\$179,900	\$170,000	5.82%	38	43	-11.63%	131	159	-17.61%	10.9	11	20	1.01
West Chicago #185	\$171,450	\$169,000	1.45%	54	28	92.86%	34	33	3.03%	2.8	8	3	2.82
Wheaton #187	\$179,900	\$178,000	1.07%	42	57	-26.32%	269	258	4.26%	22.4	26	32	1.16
Willowbrook #516	\$158,000	\$138,000	14.49%	43	48	-10.42%	192	193	-0.52%	16.0	23	23	1.44
Winfield #190	\$258,000	\$265,500	-2.82%	55	99	-44.44%	97	86	12.79%	8.1	13	13	1.61
Woodridge #517	\$134,750	\$123,875	8.78%	53	67	-20.90%	160	126	26.98%	13.3	22	32	1.65
Yorkville/Bristol #560	\$143,000	\$133,500	7.12%	29	62	-53.23%	131	130	0.77%	10.9	16	18	1.47

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

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				Last 12 Months	12 Months	% Change	Last 12 Months	Prev 12 Months	% Change	Absorp Rate			
	Median Sales Price			Average DOM			Total # of Sales				Inventory Levels		

* Items shaded in red represent a less than 3 month supply.

* Information obtained from local MRED MLS statistics. Report completed on 07/07/2018