

Annual Report for the MRED Service Area Housing Market

FOR RESIDENTIAL REAL ESTATE ACTIVITY FROM MIDWEST REAL ESTATE DATA, LLC



2015

In 2015, residential real estate experienced its best year since the Great Recession ended in 2009. Although inventory could still use a jolt, demand was healthy throughout the year and there was enough supply to keep the engine strong.

Interest rates did not go up earlier in 2015, as was widely anticipated, but the Federal Reserve finally took action with a short-term rate increase in December and is expected to do more of the same with some consistency in 2016. Housing and the wider economy has proven itself ready for such a move, and rate increases can actually serve to maintain economic balance.

If consumers are unwilling to pay higher rates on borrowed money, 2016 could get off to a slow start. By historical standards, that seems like an unlikely reaction. Even if rates were to reach 4.5 percent, it would still be well below what weaker economic conditions than exist today have easily borne in the past.

While rates may get the most digital news ink, other topics worth attention in 2016 include affordable inventory for new buyers, competition from cash investors for that inventory and the continuing barrier to entry that is student loan debt.

Sales: The biggest news in 2015 was the lack of news on rate increases, so buyers kept locking in low 30-year fixed rates. Under Contract sales increased 10.8 percent to 123,378 to close out the year.

Listings: Inventory struggled in year-over-year comparisons. There were 37,736 active listings at the end of 2015. New listings increased 5.4 percent to rest at 204,100 for the year. Inventory should rise in 2016, but that will depend upon additions from new construction along with would-be sellers tapping into a market already in their favor.

Distressed Properties: Distressed markets across the country continued to shrink back to where they should be in a healthy economy. This fact rightly draws attention to market mix. Are median sales prices going up or are there simply fewer sales happening at the lower prices typical within the lender-mediated housing stock? Locally in 2015, the percentage of closed sales that were either foreclosure or short sale fell 18.4 percent to land at 21.6 percent of the market.

Prices: The cost to buy a home rose again in 2015. The overall median sales price was up 8.1 percent to \$200,000 for the year. Home prices should continue to rise in 2016 but perhaps at a tempered pace as the market approaches a natural balancing point. Price gains should be more in line with historical norms in 2016. Detached Single-Family homes were up 7.7 percent compared to last year, and Attached Single Family homes were up 9.2 percent.

List Price Received: Sellers received 93.3 percent of their original list price received at sale, which was even with last year. Sales prices are expected to increase slightly in 2016, which should translate into increases in list price received.

The national homeownership percentage is the lowest its been since 1993. As rental development continues, especially in urban centers, and as rental rates continue to rise, we may begin to gradually see some pushback on paying a lease versus a mortgage. Lending stringency and, you guessed it, interest rates may have an effect on the number of new buyers we see in 2016.

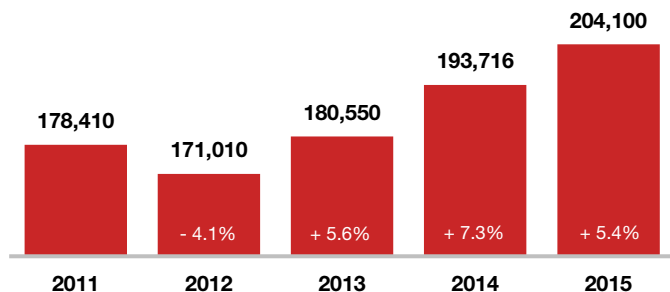
Gross Domestic Product increased at an annual rate near 2.0 percent to close 2015, and chances are favorable to get above 2.5 percent next year. Housing is again considered a cornerstone of the national economy. Contributing factors from within the industry include better lending standards and improved inventory unhampered by foreclosures. Declining unemployment, higher wages and low fuel prices have also nudged buying power forward. Conditions are good for a continuation of positive trends in 2016.

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Quick Facts

New Listings



Top 5 Areas: Change in New Listings from 2014

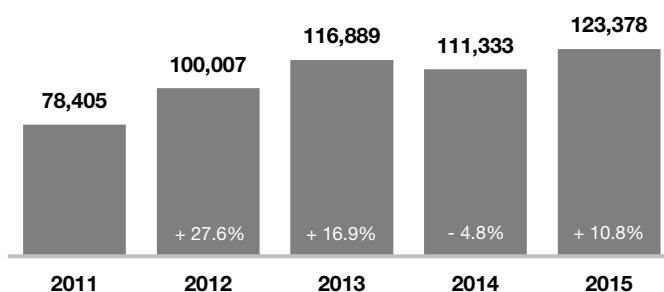
Carroll County	+ 117.5%
Chicago - Oakland	+ 61.0%
Momence	+ 50.6%
Paxton	+ 43.5%
Chicago - Beverly	+ 31.9%

Bottom 5 Areas: Change in New Listings from 2014

Braidwood	- 25.5%
Chicago - Fuller Park	- 26.9%
Chicago - Woodlawn	- 29.7%
Chicago - Washington Park	- 35.7%
Rosemont	- 52.6%

Under Contract

Includes Contingent and Pending.



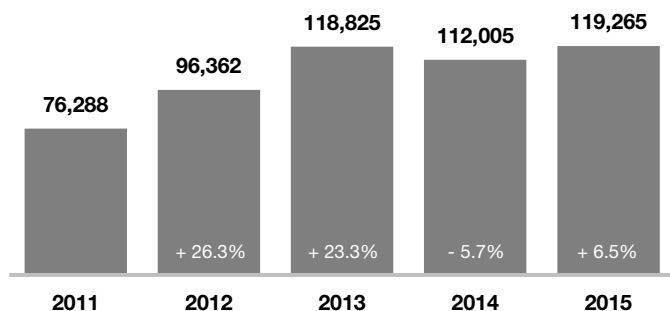
Top 5 Areas: Change in Under Contract from 2014

Gilman	+ 220.0%
Carroll County	+ 161.9%
Chicago - McKinley Park	+ 102.8%
Chicago - Oakland	+ 88.9%
Paxton	+ 48.5%

Bottom 5 Areas: Change in Under Contract from 2014

Rosemont	- 25.0%
Chicago - Riverdale	- 30.0%
Peru	- 36.4%
Chicago - West Garfield Park	- 38.2%
Chicago - Fuller Park	- 42.1%

Closed Sales



Top 5 Areas: Change in Closed Sales from 2014

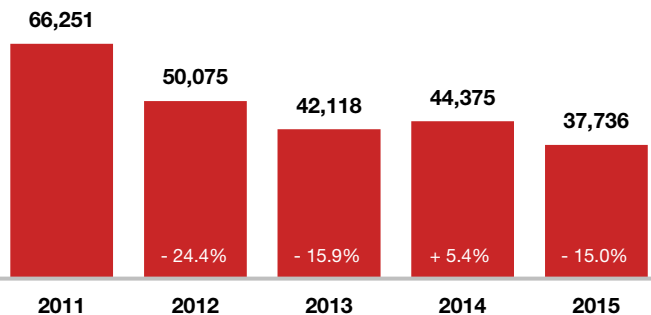
Gilman	+ 220.0%
Carroll County	+ 145.5%
Chicago - Oakland	+ 83.3%
Chicago - South Deering	+ 46.9%
Chicago - Calumet Heights	+ 41.7%

Bottom 5 Areas: Change in Closed Sales from 2014

Rosemont	- 25.0%
Chicago - Riverdale	- 30.0%
Peru	- 32.5%
Chicago - West Garfield Park	- 34.3%
Chicago - Fuller Park	- 36.8%

Inventory of Homes for Sale

At the end of each year.



Top 5 Areas: Change in Homes for Sale from 2014

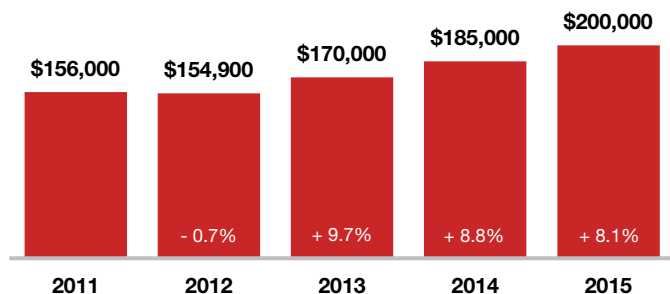
Chicago - Edison Park	120.8%
Chicago - North Park	60.6%
Gilman	60.0%
Chicago - North Center	51.8%
Vernon Hills	48.8%

Bottom 5 Areas: Change in Homes for Sale from 2014

Chicago - East Garfield Park	-33.3%
Chicago - North Lawndale	-37.2%
Peru	-37.7%
Seneca	-42.9%
Chicago - Fuller Park	-83.3%

Quick Facts

Median Sales Price



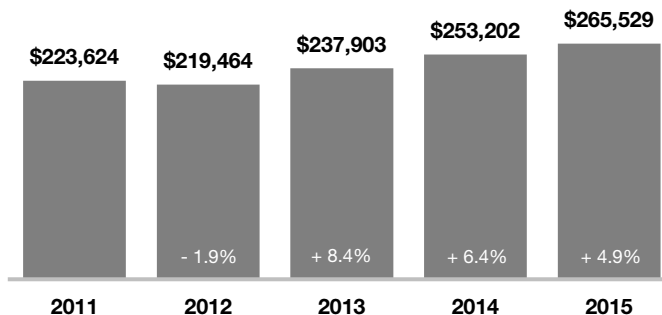
Top 5 Areas: Change in Median Sales Price from 2014

Gilman	+ 117.1%
Chicago - Humboldt Park	+ 77.7%
Chicago - South Chicagocago	+ 53.8%
Maywood	+ 50.0%
Chicago - Oakland	+ 45.8%

Bottom 5 Areas: Change in Median Sales Price from 2014

Chicago - Riverdale	- 15.7%
Watseka	- 15.9%
Chicago - West Garfield Park	- 19.2%
Putnam County	- 28.9%
Rosemont	- 28.9%

Average Sales Price



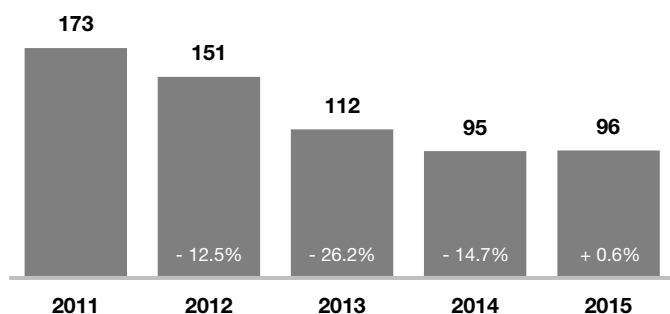
Top 5 Areas: Change in Avg. Sales Price from 2014

Sauk Village	+ 64.5%
Chicago - Humboldt Park	+ 52.7%
Gilman	+ 45.0%
Chicago - East Garfield Park	+ 38.2%
Chicago - West Englewood	+ 32.2%

Bottom 5 Areas: Change in Avg. Sales Price from 2014

Peru	- 11.4%
Glencoe	- 12.5%
Ford County	- 17.3%
Chicago - Riverdale	- 43.8%
Rosemont	- 66.9%

Average Market Time



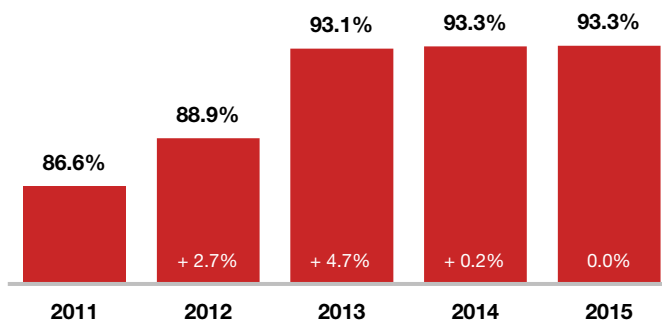
Top 5 Areas: Change in Market Time from 2014

Rosemont	+ 67.1%
Chicago - Englewood	+ 56.8%
Kenilworth	+ 56.3%
Mendota	+ 41.1%
Ford County	+ 41.1%

Bottom 5 Areas: Change in Market Time from 2014

Chicago - New City	- 39.8%
Chicago - Oakland	- 44.1%
Chicago - Riverdale	- 46.8%
Utica	- 52.9%
Chicago - North Lawndale	- 58.2%

Percent of Original List Price Received



Top 5 Areas: Change in Pct. of Orig. Price Received from 2014

Gilman	+ 67.5%
Chicago - Avalon Park	+ 14.9%
Clifton	+ 12.2%
Chicago - Roseland	+ 11.0%
Chicago - North Lawndale	+ 10.2%

Bottom 5 Areas: Change in Pct. of Orig. Price Received from 2014

Chicago - West Englewood	- 4.9%
Chicago - Calumet Heights	- 5.0%
Watseka	- 5.4%
Putnam County	- 5.6%
Marshall County	- 7.2%

Property Type Review

104

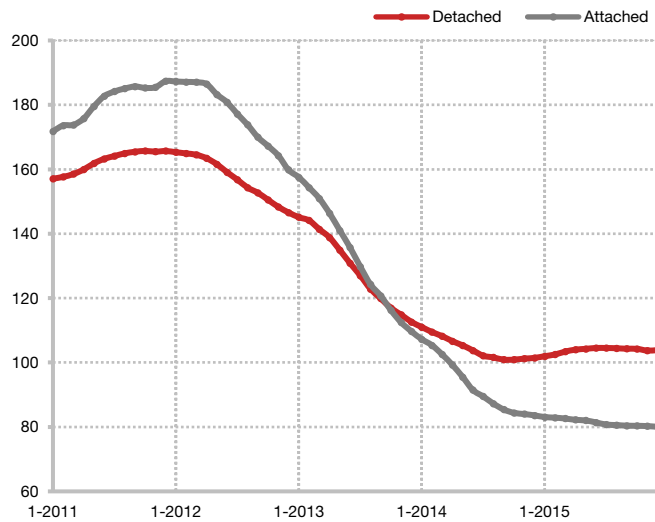
Average Market Time
Detached Single-Family

80

Average Market Time
Attached Single-Family

Average Market Time

This chart uses a rolling 12-month average for each data point.



Top Areas: Detached Single-Family Inventory ending in 2015

Entire MRED Service Area	28,226
Chicagoland PMSA	24,420
Boone County	161
Bureau County	224
Carroll County	34
Cook County	11,110
DeKalb County	302
DuPage County	2,917
Ford County	64
Grundy County	199
Iroquois County	186

Top Areas: Attached Single-Family Inventory ending in 2015

Entire MRED Service Area	9,510
Chicagoland PMSA	9,237
Cook County	6,389
Chicago	3,770
DuPage County	1,027
Chicago - Near North Side	760
Lake County	558
Will County	432
Kane County	404
Chicago - Lake View	360
Chicago - Loop	248

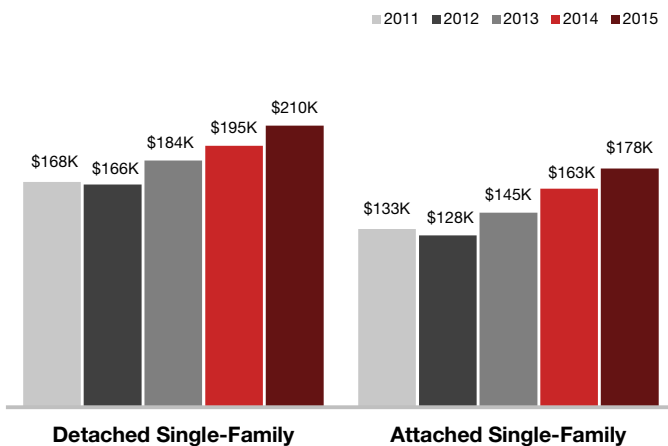
+ 7.7%

One-Year Change in Price
Detached Single-Family

+ 9.2%

One-Year Change in Price
Attached Single-Family

Median Sales Price



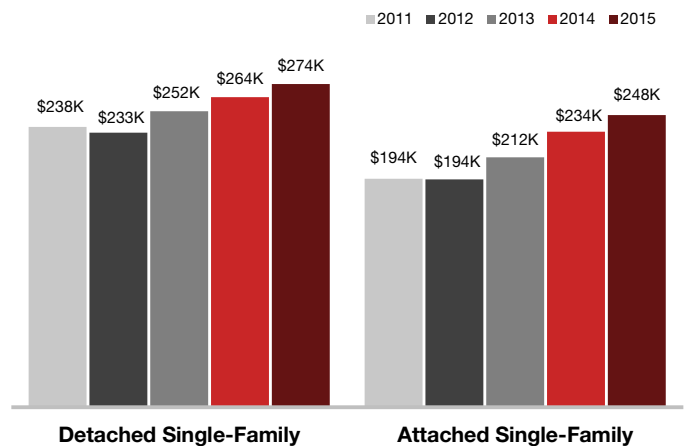
+ 4.2%

One-Year Change in Price
Detached Single-Family

+ 6.1%

One-Year Change in Price
Attached Single-Family

Average Sales Price



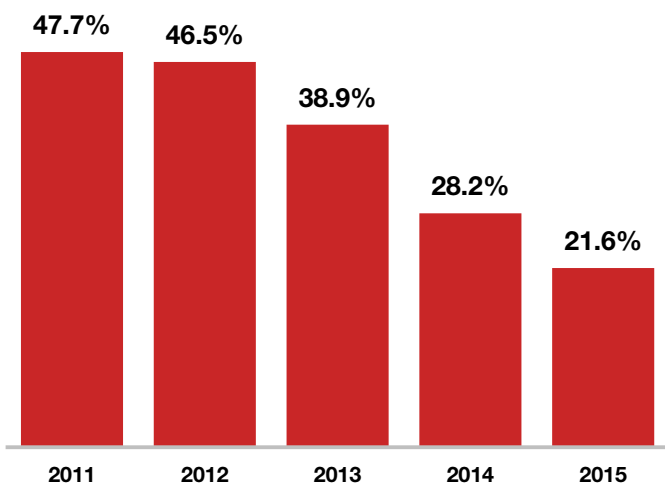
Distressed Homes Review

25,810 **- 18.4%**

Number of Closed Sales in 2015 that were Lender-Mediated

One-Year Change in Sales of Lender-Mediated

Percent of Sales That Were Lender-Mediated



Top Areas: Short Sale Market Share in 2015

Rosemont	33.3%
Chicago - Washington Park	25.5%
Chicago - East Garfield Park	21.2%
Chicago - Grand Boulevard	18.3%
Chicago - Woodlawn	16.8%
Chicago - Fuller Park	16.7%
Melrose Park	14.4%
Chicago - Gage Park	14.3%
Chicago - Riverdale	14.3%
Chicago - West Garfield Park	13.0%
Chicago - Burnside	12.5%
Chicago - South Shore	11.9%

Top Areas: REO Market Share in 2015

Chicago - Englewood	64.7%
Chicago - North Lawndale	56.3%
Chicago - Washington Park	54.9%
Chicago - West Englewood	54.5%
Markham	53.0%
Harvey	50.5%
Chicago - New City	48.9%
Chicago - South Chicagocago	48.1%
Chicago - West Pullman	48.0%
Park Forest	46.6%
Chicago - South Deering	44.7%

+ 28.2%

Four-Year Change in Price All Properties

+ 0.4%

Four-Year Change in Price Traditional Properties

- 1.5%

Four-Year Change in Price Short Sales

+ 30.5%

Four-Year Change in Price REO

Median Sales Price

■ 2011 ■ 2012 ■ 2013 ■ 2014 ■ 2015



Distressed Homes Review (cont.)

-14.8%

Change in REO Closed Sales from 2014

- 29.3%

Change in Short Sale Closed Sales from 2014

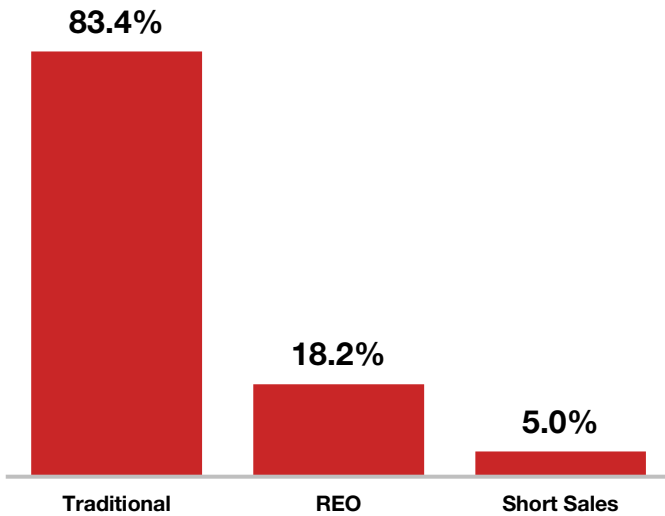
-1.9%

Change in REO Percent Received from 2014

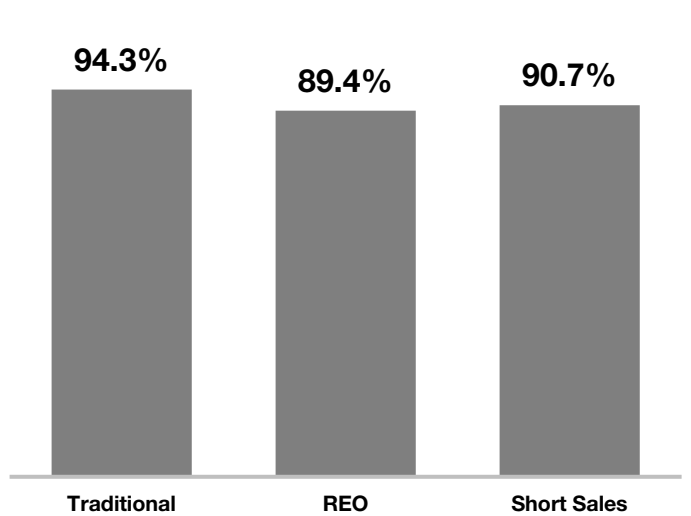
- 2.0%

Change in Short Sales Percent Received from 2014

% of Closed Sales by Sale Type



% of Orig. List Price Rec'd by Sale Type



- 44.5%

Four-Year Change in Market Time for All Properties

- 50.5%

Four-Year Change in Market Time for Traditional

- 23.4%

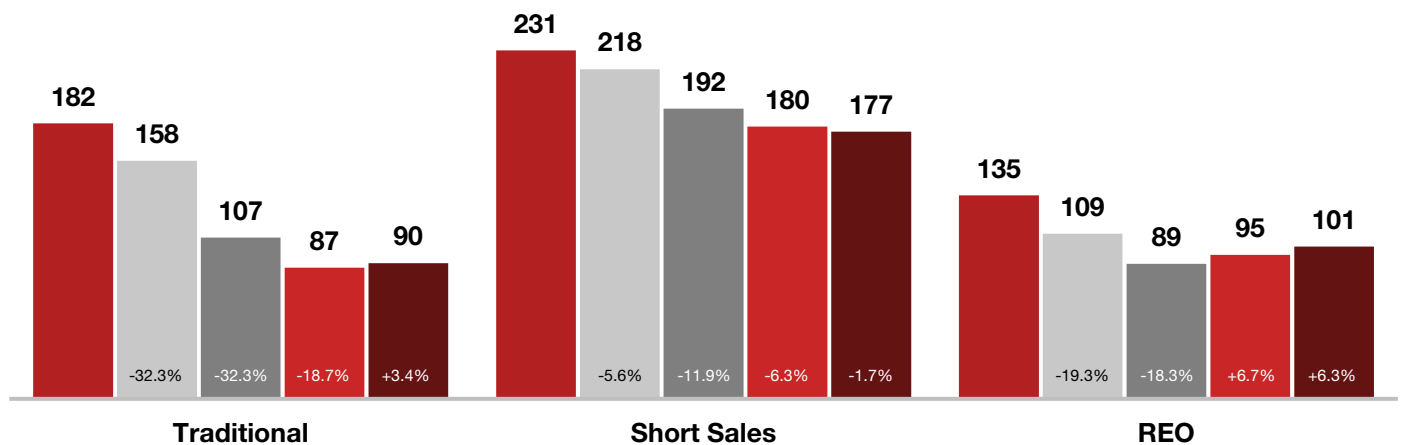
Four-Year Change in Market Time for REO

- 25.2%

Four-Year Change in Market Time for Short Sales

Average Market Time

■ 2011 ■ 2012 ■ 2013 ■ 2014 ■ 2015



Multi-Unit Review (2-4 Unit Properties)

Jan '11

3,205

Peak of Multi-Unit Property Inventory

Drop in Multi-Unit Property Inventory from Peak

Historical Multi-Unit Property Inventory



Top Areas: Multi-Unit Market Share in 2015

Chicago - West Garfield Park	74.7%
Chicago - North Lawndale	72.6%
Chicago - Englewood	70.2%
Chicago - New City	60.7%
Chicago - South Lawndale	59.3%
Chicago - Brighton Park	55.7%
Chicago - Lower West Side	52.1%
Chicago - Humboldt Park	49.4%
Chicago - Woodlawn	47.9%
Chicago - East Garfield Park	47.2%
Chicago - Austin	41.3%
Chicago - Fuller Park	40.0%
Chicago - Greater Grand Crossing	39.5%
Chicago - McKinley Park	39.2%
Chicago - South Chicagocago	39.2%
Chicago - West Englewood	39.0%
Chicago - Hermosa	36.5%
Cicero	33.2%
Chicago - Bridgeport	32.8%
Chicago - Avondale	30.1%
Chicago - Archer Heights	29.0%
Chicago - South Shore	26.9%
Chicago - Belmont Cragin	26.6%
Chicago - Washington Park	26.1%
Chicago - Chatham	23.9%
Chicago - Auburn Gresham	23.9%

4.8

-33.9%

Year-End Months Supply for Multi-Unit Properties

Change in Months Supply from 2014

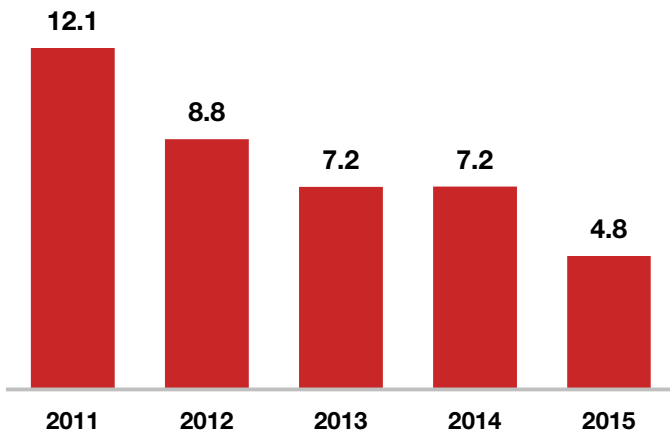
92.4%

-0.9%

Pct. of Orig. Price Received Multi-Unit Properties

Change in Pct. of Orig. Price Received from 2014

Months Supply of Inventory



Percent of Original List Price Received

This chart uses a rolling 12-month average for each data point.



Area Overviews

	Total Closed Sales	Change from 2014	Percent Detached	Percent Attached	Percent Distressed	Market Time	Pct. of Orig. Price Received
Entire MRED Service Area	119,265	+ 6.5%	65.9%	34.1%	21.6%	96	93.3%
Chicagoland PMSA	111,530	+ 6.8%	63.9%	36.1%	21.5%	94	93.6%
Boone County	499	+ 2.7%	93.8%	6.2%	33.3%	104	92.2%
Bureau County	295	- 3.6%	99.0%	1.0%	19.0%	150	85.8%
Carroll County	54	+ 145.5%	100.0%	0.0%	7.4%	165	86.3%
Cook County	61,031	+ 6.5%	54.4%	45.6%	20.8%	89	93.8%
DeKalb County	1,184	+ 13.8%	85.2%	14.8%	25.8%	109	91.3%
DuPage County	13,547	+ 7.3%	65.7%	34.3%	16.3%	93	93.6%
Ford County	79	- 4.8%	100.0%	0.0%	21.5%	206	82.8%
Grundy County	637	- 0.5%	80.5%	19.5%	21.0%	121	91.5%
Iroquois County	242	+ 21.6%	98.8%	1.2%	19.0%	193	86.4%
Kane County	7,193	+ 3.0%	79.0%	21.0%	22.9%	102	94.5%
Kankakee County	1,079	+ 2.4%	95.0%	5.0%	25.9%	133	88.2%
Kendall County	2,296	+ 9.7%	76.6%	23.4%	27.3%	90	94.0%
Lake County	10,110	+ 4.2%	77.8%	22.2%	21.8%	99	93.0%
LaSalle County	1,076	- 7.5%	96.4%	3.6%	20.8%	149	86.5%
Marshall County	51	+ 4.1%	100.0%	0.0%	7.8%	225	80.4%
McHenry County	4,966	+ 9.1%	81.9%	18.1%	26.7%	110	92.6%
Putnam County	66	+ 32.0%	100.0%	0.0%	18.2%	201	82.9%
Whiteside County	505	+ 1.2%	98.0%	2.0%	11.9%	126	89.1%
Will County	10,566	+ 10.7%	78.8%	21.2%	26.5%	99	92.9%
Addison	407	+ 7.7%	73.5%	26.5%	30.7%	91	93.4%
Algonquin	500	+ 7.3%	74.6%	25.4%	25.0%	104	93.2%
Alsip	248	+ 0.4%	71.0%	29.0%	35.9%	120	91.4%
Antioch	394	+ 3.1%	89.6%	10.4%	27.4%	134	89.4%
Arlington Heights	1,257	+ 18.3%	62.8%	37.2%	10.9%	78	94.9%
Aurora	2,436	+ 5.2%	70.2%	29.8%	28.7%	86	94.7%
Bannockburn	0	--	0.0%	0.0%	0.0%	0	0.0%
Barrington	734	+ 11.4%	81.1%	18.9%	13.1%	157	91.5%
Bartlett	644	+ 15.2%	72.0%	28.0%	20.3%	89	94.1%
Batavia	408	+ 7.9%	80.9%	19.1%	10.3%	108	93.5%
Bellwood	270	+ 2.3%	91.5%	8.5%	35.9%	84	93.3%
Belvidere	268	+ 2.3%	94.8%	5.2%	34.0%	95	90.1%
Bensenville	199	+ 7.0%	84.4%	15.6%	32.7%	91	92.4%
Berwyn	530	+ 3.5%	93.0%	7.0%	31.9%	85	94.6%
Bloomington	392	- 0.8%	39.5%	60.5%	17.1%	85	93.2%
Blue Island	166	+ 12.2%	88.6%	11.4%	53.0%	110	88.5%
Bolingbrook	1,201	+ 23.7%	78.7%	21.3%	35.7%	83	94.7%
Bourbonnais	287	+ 1.4%	91.3%	8.7%	16.7%	109	92.5%
Bradley	137	+ 12.3%	100.0%	0.0%	26.3%	104	89.8%
Braidwood	89	+ 4.7%	89.9%	10.1%	32.6%	104	89.9%
Brookfield	323	+ 34.6%	83.9%	16.1%	16.1%	82	93.9%
Buffalo Grove	791	+ 12.7%	53.0%	47.0%	15.8%	61	94.5%
Burbank	293	+ 2.8%	96.9%	3.1%	30.4%	107	93.4%
Burr Ridge	195	- 2.5%	70.8%	29.2%	8.2%	163	90.8%
Calumet City	414	- 1.9%	89.6%	10.4%	42.5%	125	87.8%
Carol Stream	515	+ 7.1%	55.7%	44.3%	24.9%	80	94.6%
Carpentersville	450	- 13.0%	76.7%	23.3%	34.4%	89	95.0%
Cary	388	- 2.8%	78.4%	21.6%	23.7%	101	92.5%
Channahon	175	+ 6.1%	85.7%	14.3%	22.3%	92	94.1%
Chicago	27,454	+ 7.9%	38.3%	61.7%	17.1%	83	95.1%
Chicago Heights	295	+ 8.5%	96.9%	3.1%	36.3%	125	85.4%
Cicero	392	- 11.9%	95.2%	4.8%	46.4%	66	97.3%
Clifton	17	- 5.6%	100.0%	0.0%	17.6%	81	97.4%

Area Overviews (cont.)

	Total Closed Sales	Change from 2014	Percent Detached	Percent Attached	Percent Distressed	Market Time	Pct. of Orig. Price Received
Country Club Hills	296	+ 13.4%	87.8%	12.2%	46.3%	123	88.0%
Crestwood	215	- 1.4%	34.0%	66.0%	30.2%	137	93.3%
Crete	284	+ 17.8%	95.8%	4.2%	29.9%	194	85.3%
Crystal Lake	842	+ 2.8%	78.6%	21.4%	22.0%	107	92.7%
Darien	355	+ 10.6%	55.8%	44.2%	9.3%	90	93.3%
Deerfield	310	- 5.5%	71.0%	29.0%	12.9%	89	93.8%
DeKalb	359	+ 6.8%	83.8%	16.2%	25.3%	111	90.5%
Des Plaines	1,129	+ 0.7%	46.4%	53.6%	23.2%	79	93.5%
Dolton	273	- 12.2%	96.0%	4.0%	50.9%	116	87.6%
Downers Grove	896	+ 12.3%	68.1%	31.9%	11.4%	91	92.9%
Elgin	1,609	+ 0.4%	77.3%	22.7%	28.7%	99	95.3%
Elk Grove Village	499	+ 25.1%	60.3%	39.7%	18.6%	88	93.6%
Elmhurst	717	+ 5.4%	84.2%	15.8%	7.7%	99	94.5%
Elmwood Park	348	+ 32.3%	69.0%	31.0%	21.3%	91	93.6%
Evanston	1,137	+ 16.4%	43.1%	56.9%	8.4%	88	93.8%
Evergreen Park	291	+ 5.4%	98.6%	1.4%	21.6%	112	92.4%
Flossmoor	173	+ 7.5%	83.8%	16.2%	26.0%	181	90.3%
Frankfort	446	- 0.7%	80.9%	19.1%	17.0%	125	93.3%
Franklin Park	210	- 6.3%	93.3%	6.7%	35.7%	84	94.7%
Geneva	540	+ 8.4%	80.0%	20.0%	8.5%	100	94.2%
Gilman	16	+ 220.0%	100.0%	0.0%	18.8%	142	133.5%
Glen Ellyn	647	+ 6.4%	78.2%	21.8%	8.5%	99	93.4%
Glencoe	130	- 3.7%	91.5%	8.5%	9.2%	134	90.0%
Glendale Heights	452	+ 5.4%	51.1%	48.9%	34.3%	87	93.3%
Glenview	827	+ 3.0%	60.7%	39.3%	8.5%	77	94.3%
Grayslake	671	+ 3.2%	75.1%	24.9%	19.1%	95	92.8%
Gurnee	597	+ 13.3%	68.8%	31.2%	17.3%	86	94.1%
Hanover Park	534	+ 12.4%	59.7%	40.3%	38.0%	73	94.9%
Harvey	111	- 21.3%	99.1%	0.9%	57.7%	115	86.5%
Hazel Crest	193	- 6.3%	80.8%	19.2%	42.5%	116	88.8%
Hickory Hills	154	+ 33.9%	70.8%	29.2%	24.7%	104	93.1%
Highland Park	513	+ 6.0%	77.8%	22.2%	8.4%	110	91.1%
Hinsdale	346	- 1.7%	76.0%	24.0%	4.0%	154	93.4%
Hoffman Estates	760	+ 8.6%	62.8%	37.2%	24.2%	86	94.6%
Homer Glen	318	+ 37.1%	91.5%	8.5%	16.0%	113	92.8%
Homewood	349	+ 15.2%	81.9%	18.1%	29.5%	104	87.9%
Huntley	738	+ 20.8%	76.4%	23.6%	13.7%	93	96.0%
Joliet	1,661	+ 3.3%	81.0%	19.0%	32.2%	85	92.0%
Kankakee	337	+ 0.9%	98.2%	1.8%	31.8%	150	84.2%
Kenilworth	37	- 14.0%	100.0%	0.0%	2.7%	200	90.1%
LaGrange	249	+ 14.7%	80.7%	19.3%	7.2%	101	92.9%
Lake Bluff	193	+ 15.6%	77.2%	22.8%	8.8%	91	92.7%
Lake Forest	310	- 8.6%	77.7%	22.3%	4.5%	138	90.8%
Lake in the Hills	484	+ 2.1%	72.1%	27.9%	28.1%	82	94.9%
Lake Villa	318	+ 16.1%	94.3%	5.7%	27.7%	94	91.7%
Lake Zurich	359	+ 6.8%	83.6%	16.4%	13.4%	79	94.4%
Lansing	483	+ 8.8%	87.8%	12.2%	28.2%	134	88.0%
LaSalle	98	+ 2.1%	98.0%	2.0%	25.5%	103	86.7%
Lemont	303	+ 22.7%	81.2%	18.8%	13.5%	117	93.0%
Libertyville	405	- 7.1%	78.5%	21.5%	6.9%	112	94.2%
Lincolnshire	138	+ 10.4%	75.4%	24.6%	6.5%	116	93.1%
Lincolnwood	168	+ 0.6%	78.0%	22.0%	18.5%	97	93.4%
Lindenhurst	575	+ 14.5%	90.4%	9.6%	26.4%	94	92.6%
Lisle	457	- 1.1%	61.5%	38.5%	14.0%	82	96.0%

Area Overviews (cont.)

	Total Closed Sales	Change from 2014	Percent Detached	Percent Attached	Percent Distressed	Market Time	Pct. of Orig. Price Received
Lockport	581	+ 14.8%	70.7%	29.3%	22.4%	91	93.1%
Lombard	807	+ 9.1%	70.3%	29.7%	18.1%	89	93.1%
Long Grove	724	+ 15.5%	90.6%	9.4%	10.9%	110	94.1%
Manteno	113	- 8.9%	80.5%	19.5%	27.4%	107	90.3%
Markham	151	- 3.8%	98.7%	1.3%	57.6%	109	87.4%
Marseilles	108	+ 14.9%	94.4%	5.6%	33.3%	153	86.0%
Matteson	247	- 10.2%	86.6%	13.4%	48.2%	123	89.2%
Maywood	229	+ 6.5%	96.5%	3.5%	49.8%	112	94.0%
McHenry	748	+ 17.4%	84.2%	15.8%	31.6%	102	91.0%
Melrose Park	111	- 11.2%	78.4%	21.6%	36.0%	109	95.3%
Mendota	81	+ 37.3%	98.8%	1.2%	8.6%	175	87.6%
Minooka	214	+ 3.4%	67.8%	32.2%	26.2%	81	94.0%
Mokena	370	+ 1.9%	68.4%	31.6%	15.4%	102	93.6%
Momence	59	+ 9.3%	98.3%	1.7%	35.6%	126	88.6%
Montgomery	504	+ 8.9%	83.5%	16.5%	34.3%	82	95.1%
Morris	237	+ 1.7%	85.7%	14.3%	14.3%	129	91.8%
Morton Grove	410	+ 8.8%	70.5%	29.5%	19.8%	87	93.5%
Mount Prospect	742	+ 2.6%	66.6%	33.4%	15.4%	70	94.4%
Mundelein	522	+ 1.8%	79.5%	20.5%	22.4%	83	94.8%
Naperville	2,554	+ 11.4%	69.3%	30.7%	10.2%	91	94.5%
New Lenox	496	+ 3.5%	84.9%	15.1%	14.5%	105	93.8%
Niles	440	+ 17.0%	60.0%	40.0%	14.1%	77	94.2%
Norridge	171	- 7.1%	84.2%	15.8%	19.3%	69	95.3%
North Aurora	312	+ 17.3%	75.0%	25.0%	19.2%	106	96.5%
Northbrook	708	+ 4.1%	62.6%	37.4%	10.0%	85	93.8%
Northfield	116	- 14.1%	65.5%	34.5%	7.8%	107	91.4%
Oak Brook	156	- 6.0%	55.1%	44.9%	7.7%	152	90.5%
Oak Forest	370	+ 1.4%	77.8%	22.2%	27.6%	93	91.9%
Oak Lawn	854	+ 1.7%	61.5%	38.5%	24.7%	110	91.2%
Oak Park	797	- 1.2%	57.1%	42.9%	13.0%	92	93.3%
Orland Park	979	+ 8.8%	49.6%	50.4%	12.9%	100	93.5%
Oswego	701	+ 4.9%	75.6%	24.4%	22.4%	92	93.6%
Ottawa	255	- 11.5%	95.7%	4.3%	17.6%	155	87.4%
Palatine	1,190	+ 4.5%	43.3%	56.7%	22.0%	85	94.5%
Palos Heights	229	+ 26.5%	53.3%	46.7%	10.5%	106	91.6%
Palos Hills	258	- 9.8%	41.1%	58.9%	20.9%	86	92.8%
Palos Park	113	- 8.1%	66.4%	33.6%	6.2%	145	93.0%
Park Forest	294	- 9.5%	92.9%	7.1%	53.1%	113	84.4%
Park Ridge	565	+ 1.4%	76.3%	23.7%	6.9%	84	94.2%
Paxton	44	+ 22.2%	100.0%	0.0%	27.3%	175	82.9%
Peru	81	- 32.5%	100.0%	0.0%	14.8%	111	85.9%
Plainfield	1,702	+ 9.7%	78.4%	21.6%	25.4%	80	94.0%
Plano	233	+ 0.4%	73.0%	27.0%	36.1%	84	92.9%
Prospect Heights	259	+ 11.2%	42.1%	57.9%	25.9%	81	94.3%
Richton Park	172	- 5.5%	83.7%	16.3%	48.3%	109	87.8%
Rolling Meadows	346	+ 10.2%	60.4%	39.6%	23.1%	71	94.8%
Romeoville	712	+ 8.9%	75.0%	25.0%	41.0%	89	94.1%
Roselle	358	+ 6.5%	58.9%	41.1%	18.4%	72	93.8%
Rosemont	9	- 25.0%	0.0%	100.0%	44.4%	132	93.9%
Round Lake	382	- 6.4%	66.8%	33.2%	34.3%	90	94.5%
Round Lake Beach	353	- 1.9%	76.8%	23.2%	41.4%	70	95.8%
Sandwich	125	+ 9.6%	92.0%	8.0%	31.2%	95	91.1%
Sauk Village	127	- 11.8%	96.9%	3.1%	49.6%	110	84.6%
Schaumburg	1,199	+ 8.0%	39.4%	60.6%	18.9%	69	95.0%

Area Overviews (cont.)

	Total Closed Sales	Change from 2014	Percent Detached	Percent Attached	Percent Distressed	Market Time	Pct. of Orig. Price Received
Seneca	26	- 3.7%	100.0%	0.0%	19.2%	123	89.8%
Shorewood	342	+ 15.2%	82.7%	17.3%	20.2%	90	94.1%
Skokie	771	- 1.4%	63.7%	36.3%	21.3%	78	93.9%
South Elgin	389	+ 15.4%	70.7%	29.3%	23.1%	80	95.7%
South Holland	355	+ 22.4%	99.7%	0.3%	34.4%	109	90.4%
St. Charles	982	+ 13.0%	79.9%	20.1%	13.5%	118	93.1%
Streamwood	723	+ 11.1%	60.9%	39.1%	34.4%	82	93.9%
Streator	123	- 23.1%	97.6%	2.4%	17.1%	223	79.3%
Sugar Grove	237	+ 23.4%	74.7%	25.3%	14.3%	103	94.3%
Sycamore	322	+ 11.0%	75.2%	24.8%	18.9%	94	92.1%
Tinley Park	909	+ 13.2%	48.4%	51.6%	24.3%	101	91.8%
Utica	27	- 18.2%	51.9%	48.1%	29.6%	74	87.9%
Vernon Hills	472	+ 20.7%	45.8%	54.2%	12.7%	73	95.0%
Villa Park	349	+ 2.3%	76.2%	23.8%	20.3%	83	94.1%
Watseka	64	+ 8.5%	96.9%	3.1%	21.9%	228	78.6%
Wauconda	243	- 10.0%	78.2%	21.8%	21.8%	114	92.4%
Waukegan	623	- 8.0%	89.9%	10.1%	43.7%	93	94.1%
West Chicago	362	+ 9.7%	89.8%	10.2%	31.5%	115	93.2%
Westchester	344	+ 17.8%	86.3%	13.7%	19.2%	103	93.2%
Western Springs	192	+ 4.9%	91.7%	8.3%	3.1%	100	93.8%
Westmont	293	- 4.6%	59.7%	40.3%	16.0%	97	93.1%
Wheaton	876	+ 1.4%	73.7%	26.3%	9.7%	90	93.4%
Wheeling	499	+ 6.9%	32.5%	67.5%	31.1%	71	94.6%
Willowbrook	260	- 1.5%	30.8%	69.2%	16.2%	86	93.4%
Wilmette	448	- 3.9%	81.5%	18.5%	4.9%	82	93.7%
Winnetka	238	- 0.8%	88.7%	11.3%	2.9%	118	92.2%
Wonder Lake	183	- 1.6%	99.5%	0.5%	39.3%	126	89.4%
Woodridge	485	+ 36.6%	65.6%	34.4%	22.9%	81	93.4%
Woodstock	465	+ 23.7%	81.3%	18.7%	27.1%	135	91.5%
Yorkville	480	+ 17.1%	73.3%	26.7%	29.6%	94	93.3%
Zion	309	+ 4.0%	98.1%	1.9%	46.9%	92	90.8%
Chicago - Albany Park	329	+ 23.2%	47.7%	52.3%	20.7%	97	94.3%
Chicago - Archer Heights	66	- 19.5%	95.5%	4.5%	21.2%	81	95.1%
Chicago - Armour Square	41	+ 17.1%	7.3%	92.7%	17.1%	107	94.5%
Chicago - Ashburn	476	+ 1.5%	99.2%	0.8%	35.3%	71	96.5%
Chicago - Auburn Gresham	284	+ 2.5%	96.8%	3.2%	40.5%	124	91.0%
Chicago - Austin	344	- 9.9%	86.9%	13.1%	39.5%	82	93.7%
Chicago - Avalon Park	99	- 6.6%	92.9%	7.1%	42.4%	94	99.6%
Chicago - Avondale	285	+ 16.8%	41.1%	58.9%	13.0%	62	97.1%
Chicago - Belmont Cragin	392	+ 5.7%	92.3%	7.7%	38.3%	98	94.5%
Chicago - Beverly	207	+ 12.5%	97.1%	2.9%	16.4%	112	95.1%
Chicago - Bridgeport	137	- 6.2%	73.0%	27.0%	8.8%	112	96.9%
Chicago - Brighton Park	82	+ 3.8%	92.7%	7.3%	34.1%	127	93.4%
Chicago - Burnside	32	+ 39.1%	100.0%	0.0%	56.3%	137	89.8%
Chicago - Calumet Heights	136	+ 41.7%	98.5%	1.5%	36.8%	114	87.5%
Chicago - Chatham	175	- 12.9%	93.1%	6.9%	40.0%	116	93.2%
Chicago - Chicagocago Lawn	314	+ 8.3%	99.4%	0.6%	47.8%	89	96.1%
Chicago - Clearing	261	+ 7.0%	73.2%	26.8%	29.1%	72	93.9%
Chicago - Douglas	108	+ 9.1%	29.6%	70.4%	28.7%	83	97.5%
Chicago - Dunning	518	+ 9.1%	79.9%	20.1%	22.4%	84	94.6%
Chicago - East Garfield Park	66	- 7.0%	36.4%	63.6%	56.1%	69	88.9%
Chicago - East Side	111	- 1.8%	97.3%	2.7%	35.1%	99	88.0%
Chicago - Edgewater	830	+ 12.5%	8.6%	91.4%	13.0%	86	93.8%
Chicago - Edison Park	174	+ 24.3%	74.1%	25.9%	8.6%	85	94.9%

Area Overviews (cont.)

	Total Closed Sales	Change from 2014	Percent Detached	Percent Attached	Percent Distressed	Market Time	Pct. of Orig. Price Received
Chicago - Englewood	51	+ 2.0%	96.1%	3.9%	74.5%	127	81.9%
Chicago - Forest Glen	268	+ 21.8%	92.2%	7.8%	11.2%	94	94.3%
Chicago - Fuller Park	12	- 36.8%	83.3%	16.7%	50.0%	96	78.3%
Chicago - Gage Park	154	+ 4.8%	98.7%	1.3%	57.1%	75	97.2%
Chicago - Garfield Ridge	390	+ 11.4%	97.4%	2.6%	21.5%	87	94.5%
Chicago - Grand Boulevard	197	- 3.9%	24.9%	75.1%	53.3%	140	91.5%
Chicago - Greater Grand Crossing	138	- 10.4%	97.1%	2.9%	50.7%	160	84.9%
Chicago - Hegewisch	71	- 4.1%	98.6%	1.4%	25.4%	133	89.0%
Chicago - Hermosa	94	+ 22.1%	88.3%	11.7%	41.5%	104	97.7%
Chicago - Humboldt Park	168	- 0.6%	82.1%	17.9%	31.0%	79	96.2%
Chicago - Hyde Park	301	+ 36.2%	10.6%	89.4%	9.0%	152	89.4%
Chicago - Irving Park	492	+ 12.1%	54.7%	45.3%	15.4%	77	94.6%
Chicago - Jefferson Park	287	+ 15.3%	73.2%	26.8%	13.6%	75	93.9%
Chicago - Kenwood	171	+ 11.0%	17.5%	82.5%	21.6%	152	87.7%
Chicago - Lake View	2,200	+ 11.5%	7.3%	92.7%	4.3%	78	96.1%
Chicago - Lincoln Park	1,492	+ 3.0%	13.4%	86.6%	2.7%	69	96.1%
Chicago - Lincoln Square	477	+ 18.7%	26.2%	73.8%	9.4%	70	95.2%
Chicago - Logan Square	872	+ 12.4%	31.2%	68.8%	5.8%	55	97.0%
Chicago - Loop	814	+ 2.8%	0.0%	100.0%	5.3%	81	96.1%
Chicago - Lower West Side	56	+ 7.7%	37.5%	62.5%	23.2%	124	93.3%
Chicago - McKinley Park	59	+ 31.1%	71.2%	28.8%	22.0%	94	97.3%
Chicago - Montclare	137	+ 15.1%	77.4%	22.6%	27.0%	85	94.6%
Chicago - Morgan Park	234	+ 31.5%	88.5%	11.5%	41.9%	97	92.4%
Chicago - Mount Greenwood	188	+ 9.9%	92.6%	7.4%	20.2%	71	94.7%
Chicago - Near North Side	2,781	+ 7.9%	1.0%	99.0%	3.7%	88	96.1%
Chicago - Near South Side	895	+ 12.7%	0.2%	99.8%	5.0%	71	99.5%
Chicago - Near West Side	1,214	+ 12.2%	3.7%	96.3%	9.3%	53	98.6%
Chicago - New City	88	+ 1.1%	92.0%	8.0%	51.1%	74	91.9%
Chicago - North Center	660	+ 22.2%	34.4%	65.6%	3.9%	66	96.7%
Chicago - North Lawndale	48	- 12.7%	75.0%	25.0%	64.6%	64	94.0%
Chicago - North Park	155	+ 33.6%	56.1%	43.9%	16.8%	75	93.9%
Chicago - Norwood Park	495	+ 5.3%	82.6%	17.4%	10.9%	79	94.4%
Chicago - Oakland	77	+ 83.3%	26.0%	74.0%	27.3%	76	97.4%
Chicago - O'Hare	127	+ 2.4%	12.6%	87.4%	25.2%	74	92.8%
Chicago - Portage Park	484	- 1.4%	84.7%	15.3%	18.4%	79	94.2%
Chicago - Pullman	60	+ 3.4%	68.3%	31.7%	48.3%	109	89.1%
Chicago - Riverdale	7	- 30.0%	85.7%	14.3%	57.1%	125	78.3%
Chicago - Rogers Park	436	- 7.6%	8.0%	92.0%	25.9%	98	93.7%
Chicago - Roseland	255	- 2.7%	97.6%	2.4%	45.9%	114	92.0%
Chicago - South Chicagocago	129	+ 25.2%	94.6%	5.4%	57.4%	124	89.6%
Chicago - South Deering	94	+ 46.9%	66.0%	34.0%	54.3%	94	92.2%
Chicago - South Lawndale	61	0.0%	100.0%	0.0%	49.2%	85	95.9%
Chicago - South Shore	244	- 9.3%	46.7%	53.3%	53.3%	124	90.8%
Chicago - Uptown	825	+ 5.6%	3.5%	96.5%	12.5%	95	94.2%
Chicago - Washington Heights	269	+ 5.9%	100.0%	0.0%	35.7%	111	92.3%
Chicago - Washington Park	51	- 3.8%	7.8%	92.2%	76.5%	166	90.7%
Chicago - West Elsdon	130	- 14.5%	89.2%	10.8%	40.0%	91	96.4%
Chicago - West Englewood	134	- 0.7%	100.0%	0.0%	61.9%	110	84.2%
Chicago - West Garfield Park	23	- 34.3%	82.6%	17.4%	56.5%	94	86.5%
Chicago - West Lawn	298	+ 8.4%	91.9%	8.1%	38.6%	85	97.1%
Chicago - West Pullman	204	+ 12.7%	94.1%	5.9%	55.4%	112	85.6%
Chicago - West Ridge	543	- 7.2%	30.0%	70.0%	22.7%	77	93.8%
Chicago - West Town	1,775	+ 12.5%	13.6%	86.4%	3.7%	57	97.6%
Chicago - Woodlawn	101	- 9.0%	25.7%	74.3%	56.4%	151	90.6%

Area Historical Median Prices

	2011	2012	2013	2014	2015	Change From 2014	Change From 2011
Entire MRED Service Area	\$156,000	\$154,900	\$170,000	\$185,000	\$200,000	+ 8.1%	+ 28.2%
Chicagoland PMSA	\$162,400	\$160,000	\$177,500	\$193,500	\$210,000	+ 8.5%	+ 29.3%
Boone County	\$92,400	\$97,000	\$102,950	\$110,000	\$118,000	+ 7.3%	+ 27.7%
Bureau County	\$77,000	\$81,000	\$88,500	\$78,750	\$88,000	+ 11.7%	+ 14.3%
Carroll County	\$72,000	\$98,000	\$93,000	\$130,000	\$140,000	+ 7.7%	+ 94.4%
Cook County	\$159,000	\$155,500	\$176,000	\$197,000	\$215,000	+ 9.1%	+ 35.2%
DeKalb County	\$124,000	\$117,550	\$123,000	\$136,000	\$142,500	+ 4.8%	+ 14.9%
DuPage County	\$200,000	\$201,000	\$218,000	\$235,000	\$245,000	+ 4.3%	+ 22.5%
Ford County	\$87,000	\$69,400	\$56,000	\$78,000	\$70,000	- 10.3%	- 19.5%
Grundy County	\$131,950	\$141,000	\$148,000	\$155,000	\$162,900	+ 5.1%	+ 23.5%
Iroquois County	\$60,500	\$56,050	\$64,000	\$78,000	\$74,500	- 4.5%	+ 23.1%
Kane County	\$145,000	\$143,000	\$164,000	\$179,000	\$198,000	+ 10.6%	+ 36.6%
Kankakee County	\$115,000	\$115,000	\$114,450	\$118,000	\$120,000	+ 1.7%	+ 4.3%
Kendall County	\$156,900	\$155,000	\$166,000	\$180,000	\$195,000	+ 8.3%	+ 24.3%
Lake County	\$180,700	\$170,000	\$189,000	\$203,000	\$216,450	+ 6.6%	+ 19.8%
LaSalle County	\$85,000	\$85,000	\$85,000	\$88,000	\$95,000	+ 8.0%	+ 11.8%
Marshall County	\$55,000	\$117,500	\$85,000	\$85,000	\$98,000	+ 15.3%	+ 78.2%
McHenry County	\$152,000	\$140,100	\$152,500	\$165,000	\$176,000	+ 6.7%	+ 15.8%
Putnam County	\$72,500	\$136,000	\$90,000	\$123,000	\$87,500	- 28.9%	+ 20.7%
Whiteside County	\$80,500	\$76,250	\$74,000	\$76,100	\$78,500	+ 3.2%	- 2.5%
Will County	\$160,000	\$157,000	\$171,000	\$173,500	\$183,000	+ 5.5%	+ 14.4%
Addison	\$135,300	\$157,900	\$165,000	\$180,000	\$198,900	+ 10.5%	+ 47.0%
Algonquin	\$188,875	\$180,000	\$182,000	\$205,000	\$207,000	+ 1.0%	+ 9.6%
Alsip	\$111,500	\$89,950	\$107,000	\$114,900	\$120,250	+ 4.7%	+ 7.8%
Antioch	\$177,250	\$152,500	\$158,000	\$170,000	\$180,000	+ 5.9%	+ 1.6%
Arlington Heights	\$225,000	\$220,500	\$254,000	\$274,900	\$295,000	+ 7.3%	+ 31.1%
Aurora	\$102,000	\$104,450	\$122,250	\$137,000	\$159,950	+ 16.8%	+ 56.8%
Bannockburn	\$0	\$0	\$0	\$0	\$0	--	--
Barrington	\$457,500	\$410,000	\$429,000	\$442,500	\$450,000	+ 1.7%	- 1.6%
Bartlett	\$205,000	\$192,750	\$215,000	\$229,000	\$237,750	+ 3.8%	+ 16.0%
Batavia	\$230,000	\$225,000	\$247,625	\$245,390	\$255,000	+ 3.9%	+ 10.9%
Bellwood	\$51,650	\$47,000	\$60,000	\$80,350	\$110,000	+ 36.9%	+ 113.0%
Belvidere	\$90,000	\$92,500	\$104,000	\$106,750	\$110,000	+ 3.0%	+ 22.2%
Bensenville	\$123,000	\$117,500	\$144,600	\$170,000	\$178,000	+ 4.7%	+ 44.7%
Berwyn	\$117,000	\$96,000	\$120,000	\$150,120	\$167,500	+ 11.6%	+ 43.2%
Bloomington	\$197,800	\$214,900	\$196,500	\$230,000	\$230,000	0.0%	+ 16.3%
Blue Island	\$47,000	\$46,000	\$49,250	\$62,600	\$62,000	- 1.0%	+ 31.9%
Bolingbrook	\$144,950	\$148,000	\$160,000	\$167,000	\$180,000	+ 7.8%	+ 24.2%
Bourbonnais	\$162,000	\$159,000	\$163,000	\$160,000	\$174,900	+ 9.3%	+ 8.0%
Bradley	\$94,500	\$90,000	\$90,099	\$98,450	\$95,000	- 3.5%	+ 0.5%
Braidwood	\$110,000	\$99,000	\$118,000	\$135,000	\$134,000	- 0.7%	+ 21.8%
Brookfield	\$160,000	\$160,500	\$178,188	\$200,000	\$219,000	+ 9.5%	+ 36.9%
Buffalo Grove	\$201,625	\$196,000	\$218,000	\$249,450	\$269,000	+ 7.8%	+ 33.4%
Burbank	\$120,000	\$122,500	\$130,000	\$142,000	\$158,000	+ 11.3%	+ 31.7%
Burr Ridge	\$505,000	\$470,000	\$500,000	\$525,000	\$575,000	+ 9.5%	+ 13.9%
Calumet City	\$34,500	\$30,100	\$40,050	\$40,000	\$41,595	+ 4.0%	+ 20.6%
Carol Stream	\$160,000	\$164,950	\$170,000	\$190,500	\$199,900	+ 4.9%	+ 24.9%
Carpentersville	\$73,000	\$75,000	\$93,900	\$120,000	\$130,000	+ 8.3%	+ 78.1%
Cary	\$178,000	\$162,323	\$180,000	\$176,500	\$196,250	+ 11.2%	+ 10.3%
Channahon	\$162,649	\$167,550	\$185,000	\$191,500	\$197,000	+ 2.9%	+ 21.1%
Chicago	\$175,000	\$185,000	\$220,000	\$245,000	\$261,800	+ 6.9%	+ 49.6%
Chicago Heights	\$42,000	\$45,000	\$48,500	\$54,250	\$55,000	+ 1.4%	+ 31.0%
Cicero	\$66,999	\$59,150	\$70,000	\$95,000	\$113,500	+ 19.5%	+ 69.4%
Clifton	\$105,000	\$70,000	\$66,500	\$128,250	\$123,000	- 4.1%	+ 17.1%

Area Historical Median Prices (cont.)

	2011	2012	2013	2014	2015	Change From 2014	Change From 2011
Country Club Hills	\$56,850	\$60,389	\$72,725	\$62,000	\$70,500	+ 13.7%	+ 24.0%
Crestwood	\$81,000	\$77,150	\$74,500	\$78,000	\$82,500	+ 5.8%	+ 1.9%
Crete	\$136,500	\$125,000	\$130,000	\$129,900	\$125,000	- 3.8%	- 8.4%
Crystal Lake	\$159,500	\$144,750	\$155,000	\$170,000	\$187,000	+ 10.0%	+ 17.2%
Darien	\$231,250	\$224,000	\$235,000	\$258,000	\$265,000	+ 2.7%	+ 14.6%
Deerfield	\$335,875	\$315,000	\$356,000	\$388,500	\$392,500	+ 1.0%	+ 16.9%
DeKalb	\$126,000	\$107,889	\$110,000	\$123,250	\$128,000	+ 3.9%	+ 1.6%
Des Plaines	\$129,250	\$125,000	\$153,000	\$165,000	\$185,000	+ 12.1%	+ 43.1%
Dolton	\$29,650	\$27,500	\$35,750	\$30,604	\$32,500	+ 6.2%	+ 9.6%
Downers Grove	\$241,000	\$260,000	\$270,000	\$290,000	\$295,000	+ 1.7%	+ 22.4%
Elgin	\$116,000	\$108,000	\$124,950	\$140,000	\$164,900	+ 17.8%	+ 42.2%
Elk Grove Village	\$158,000	\$155,000	\$180,500	\$209,000	\$219,000	+ 4.8%	+ 38.6%
Elmhurst	\$320,000	\$302,000	\$335,000	\$370,000	\$375,000	+ 1.4%	+ 17.2%
Elmwood Park	\$130,250	\$126,000	\$154,000	\$170,100	\$191,500	+ 12.6%	+ 47.0%
Evanston	\$285,000	\$275,000	\$297,000	\$315,000	\$315,000	0.0%	+ 10.5%
Evergreen Park	\$125,000	\$127,000	\$126,725	\$141,950	\$153,900	+ 8.4%	+ 23.1%
Flossmoor	\$181,500	\$167,500	\$184,450	\$173,500	\$185,000	+ 6.6%	+ 1.9%
Frankfort	\$287,500	\$264,000	\$289,450	\$285,000	\$307,000	+ 7.7%	+ 6.8%
Franklin Park	\$120,000	\$114,500	\$127,075	\$139,500	\$155,000	+ 11.1%	+ 29.2%
Geneva	\$285,000	\$285,000	\$293,000	\$306,500	\$311,250	+ 1.5%	+ 9.2%
Gilman	\$40,000	\$61,000	\$62,500	\$38,000	\$82,500	+ 117.1%	+ 106.3%
Glen Ellyn	\$325,000	\$298,000	\$320,000	\$330,000	\$362,500	+ 9.8%	+ 11.5%
Glencoe	\$841,300	\$810,000	\$899,750	\$895,000	\$894,000	- 0.1%	+ 6.3%
Glendale Heights	\$96,300	\$108,250	\$115,750	\$148,000	\$152,250	+ 2.9%	+ 58.1%
Glenview	\$380,575	\$340,923	\$397,500	\$415,000	\$440,000	+ 6.0%	+ 15.6%
Grayslake	\$138,500	\$134,775	\$153,000	\$165,000	\$176,000	+ 6.7%	+ 27.1%
Gurnee	\$179,900	\$174,500	\$184,251	\$195,000	\$214,000	+ 9.7%	+ 19.0%
Hanover Park	\$100,000	\$98,725	\$122,500	\$144,000	\$147,450	+ 2.4%	+ 47.5%
Harvey	\$13,500	\$14,000	\$15,000	\$15,000	\$16,026	+ 6.8%	+ 18.7%
Hazel Crest	\$45,750	\$39,950	\$50,000	\$59,100	\$66,250	+ 12.1%	+ 44.8%
Hickory Hills	\$150,000	\$150,000	\$174,000	\$160,000	\$180,000	+ 12.5%	+ 20.0%
Highland Park	\$426,250	\$420,000	\$440,000	\$497,500	\$492,500	- 1.0%	+ 15.5%
Hinsdale	\$784,000	\$750,000	\$848,750	\$720,000	\$770,000	+ 6.9%	- 1.8%
Hoffman Estates	\$175,000	\$163,000	\$192,500	\$208,500	\$225,000	+ 7.9%	+ 28.6%
Homer Glen	\$275,000	\$267,000	\$279,900	\$278,250	\$284,750	+ 2.3%	+ 3.5%
Homewood	\$100,000	\$95,000	\$108,950	\$117,000	\$114,900	- 1.8%	+ 14.9%
Huntley	\$190,000	\$180,000	\$189,500	\$211,520	\$210,000	- 0.7%	+ 10.5%
Joliet	\$106,100	\$100,000	\$109,000	\$110,775	\$124,900	+ 12.8%	+ 17.7%
Kankakee	\$77,750	\$65,000	\$70,000	\$58,250	\$64,000	+ 9.9%	- 17.7%
Kenilworth	\$1,600,000	\$881,000	\$920,000	\$1,210,000	\$1,450,000	+ 19.8%	- 9.4%
LaGrange	\$360,000	\$337,000	\$355,500	\$426,000	\$415,000	- 2.6%	+ 15.3%
Lake Bluff	\$400,000	\$369,200	\$401,250	\$460,000	\$420,000	- 8.7%	+ 5.0%
Lake Forest	\$750,000	\$650,000	\$671,500	\$740,000	\$745,000	+ 0.7%	- 0.7%
Lake in the Hills	\$160,000	\$141,500	\$163,000	\$169,500	\$190,000	+ 12.1%	+ 18.8%
Lake Villa	\$170,000	\$149,950	\$178,000	\$180,500	\$186,500	+ 3.3%	+ 9.7%
Lake Zurich	\$240,000	\$240,000	\$265,000	\$282,250	\$300,000	+ 6.3%	+ 25.0%
Lansing	\$70,000	\$67,000	\$71,500	\$82,000	\$85,000	+ 3.7%	+ 21.4%
LaSalle	\$69,000	\$58,000	\$64,500	\$60,000	\$63,000	+ 5.0%	- 8.7%
Lemont	\$301,000	\$295,000	\$307,250	\$320,000	\$315,000	- 1.6%	+ 4.7%
Libertyville	\$362,000	\$370,000	\$376,500	\$398,500	\$387,500	- 2.8%	+ 7.0%
Lincolnshire	\$430,000	\$439,750	\$445,000	\$468,600	\$509,250	+ 8.7%	+ 18.4%
Lincolnwood	\$275,000	\$265,000	\$295,000	\$310,000	\$358,500	+ 15.6%	+ 30.4%
Lindenhurst	\$174,000	\$160,000	\$175,000	\$175,000	\$180,000	+ 2.9%	+ 3.4%
Lisle	\$137,000	\$150,000	\$240,000	\$262,750	\$279,900	+ 6.5%	+ 104.3%

Area Historical Median Prices (cont.)

	2011	2012	2013	2014	2015	Change From 2014	Change From 2011
Lockport	\$165,000	\$147,900	\$165,000	\$162,750	\$172,500	+ 6.0%	+ 4.5%
Lombard	\$171,000	\$167,150	\$188,500	\$201,750	\$215,000	+ 6.6%	+ 25.7%
Long Grove	\$365,000	\$375,000	\$385,000	\$390,000	\$415,000	+ 6.4%	+ 13.7%
Manteno	\$157,000	\$170,000	\$163,000	\$176,500	\$163,500	- 7.4%	+ 4.1%
Markham	\$26,000	\$24,900	\$27,875	\$30,000	\$31,400	+ 4.7%	+ 20.8%
Marseilles	\$82,700	\$93,500	\$85,000	\$86,500	\$83,750	- 3.2%	+ 1.3%
Matteson	\$114,000	\$113,300	\$105,000	\$114,000	\$119,900	+ 5.2%	+ 5.2%
Maywood	\$39,065	\$33,550	\$42,000	\$50,000	\$75,000	+ 50.0%	+ 92.0%
McHenry	\$116,250	\$112,000	\$119,950	\$129,900	\$138,800	+ 6.9%	+ 19.4%
Melrose Park	\$115,750	\$89,900	\$107,600	\$120,000	\$150,000	+ 25.0%	+ 29.6%
Mendota	\$86,950	\$70,050	\$92,000	\$85,600	\$90,000	+ 5.1%	+ 3.5%
Minooka	\$120,000	\$137,700	\$148,000	\$160,000	\$175,000	+ 9.4%	+ 45.8%
Mokena	\$265,000	\$228,500	\$232,500	\$240,000	\$252,250	+ 5.1%	- 4.8%
Momence	\$66,500	\$95,000	\$78,500	\$77,000	\$110,000	+ 42.9%	+ 65.4%
Montgomery	\$125,000	\$125,200	\$135,000	\$145,000	\$162,125	+ 11.8%	+ 29.7%
Morris	\$143,000	\$160,000	\$162,000	\$159,995	\$180,000	+ 12.5%	+ 25.9%
Morton Grove	\$215,000	\$205,000	\$240,000	\$249,000	\$260,000	+ 4.4%	+ 20.9%
Mount Prospect	\$200,000	\$206,000	\$227,250	\$250,000	\$271,000	+ 8.4%	+ 35.5%
Mundelein	\$150,000	\$149,000	\$160,000	\$179,000	\$192,500	+ 7.5%	+ 28.3%
Naperville	\$325,000	\$325,000	\$340,000	\$345,000	\$349,995	+ 1.4%	+ 7.7%
New Lenox	\$221,500	\$220,500	\$220,500	\$242,000	\$250,000	+ 3.3%	+ 12.9%
Niles	\$173,000	\$178,000	\$207,000	\$225,000	\$240,000	+ 6.7%	+ 38.7%
Norridge	\$210,000	\$189,500	\$219,500	\$243,250	\$250,000	+ 2.8%	+ 19.0%
North Aurora	\$186,000	\$175,000	\$204,000	\$200,000	\$214,450	+ 7.2%	+ 15.3%
Northbrook	\$317,500	\$333,500	\$390,000	\$429,500	\$445,000	+ 3.6%	+ 40.2%
Northfield	\$420,000	\$445,000	\$485,000	\$489,000	\$566,250	+ 15.8%	+ 34.8%
Oak Brook	\$403,000	\$510,000	\$515,000	\$471,250	\$586,250	+ 24.4%	+ 45.5%
Oak Forest	\$140,000	\$136,500	\$135,000	\$152,000	\$157,250	+ 3.5%	+ 12.3%
Oak Lawn	\$129,500	\$115,000	\$125,000	\$125,000	\$134,450	+ 7.6%	+ 3.8%
Oak Park	\$267,750	\$274,000	\$297,000	\$318,000	\$312,500	- 1.7%	+ 16.7%
Orland Park	\$223,000	\$194,250	\$211,000	\$215,000	\$234,900	+ 9.3%	+ 5.3%
Oswego	\$194,000	\$174,000	\$190,000	\$207,000	\$218,000	+ 5.3%	+ 12.4%
Ottawa	\$96,000	\$102,500	\$95,500	\$99,000	\$115,000	+ 16.2%	+ 19.8%
Palatine	\$150,000	\$155,000	\$188,000	\$210,299	\$230,000	+ 9.4%	+ 53.3%
Palos Heights	\$225,000	\$205,000	\$216,450	\$223,000	\$235,000	+ 5.4%	+ 4.4%
Palos Hills	\$121,000	\$115,000	\$105,000	\$123,000	\$139,800	+ 13.7%	+ 15.5%
Palos Park	\$285,000	\$270,000	\$335,700	\$265,000	\$303,500	+ 14.5%	+ 6.5%
Park Forest	\$33,700	\$29,000	\$30,000	\$31,500	\$30,700	- 2.5%	- 8.9%
Park Ridge	\$325,000	\$315,750	\$330,000	\$359,000	\$398,000	+ 10.9%	+ 22.5%
Paxton	\$110,000	\$67,950	\$44,250	\$78,950	\$76,000	- 3.7%	- 30.9%
Peru	\$108,000	\$87,000	\$80,000	\$94,750	\$94,000	- 0.8%	- 13.0%
Plainfield	\$177,250	\$170,000	\$185,900	\$200,000	\$207,750	+ 3.9%	+ 17.2%
Plano	\$88,500	\$78,250	\$89,900	\$112,500	\$129,900	+ 15.5%	+ 46.8%
Prospect Heights	\$75,000	\$78,000	\$169,500	\$185,000	\$210,000	+ 13.5%	+ 180.0%
Richton Park	\$85,500	\$55,000	\$83,250	\$72,600	\$70,500	- 2.9%	- 17.5%
Rolling Meadows	\$130,000	\$145,000	\$160,200	\$164,000	\$190,000	+ 15.9%	+ 46.2%
Romeoville	\$120,000	\$112,800	\$130,750	\$140,000	\$140,000	0.0%	+ 16.7%
Roselle	\$175,000	\$165,000	\$177,300	\$181,000	\$211,250	+ 16.7%	+ 20.7%
Rosemont	\$68,000	\$75,500	\$98,505	\$98,450	\$70,000	- 28.9%	+ 2.9%
Round Lake	\$124,250	\$118,250	\$122,300	\$146,675	\$166,770	+ 13.7%	+ 34.2%
Round Lake Beach	\$59,900	\$64,200	\$60,175	\$79,950	\$98,000	+ 22.6%	+ 63.6%
Sandwich	\$120,000	\$120,500	\$123,000	\$131,867	\$145,000	+ 10.0%	+ 20.8%
Sauk Village	\$24,800	\$20,500	\$21,700	\$22,506	\$25,000	+ 11.1%	+ 0.8%
Schaumburg	\$145,000	\$132,500	\$140,000	\$158,250	\$174,300	+ 10.1%	+ 20.2%

Area Historical Median Prices (cont.)

	2011	2012	2013	2014	2015	Change From 2014	Change From 2011
Seneca	\$125,000	\$107,000	\$123,500	\$111,000	\$112,000	+ 0.9%	- 10.4%
Shorewood	\$199,900	\$200,450	\$202,000	\$202,400	\$220,000	+ 8.7%	+ 10.1%
Skokie	\$180,000	\$185,000	\$208,000	\$240,000	\$250,000	+ 4.2%	+ 38.9%
South Elgin	\$152,500	\$153,000	\$159,900	\$175,000	\$200,000	+ 14.3%	+ 31.1%
South Holland	\$87,950	\$89,900	\$90,250	\$100,000	\$107,500	+ 7.5%	+ 22.2%
St. Charles	\$285,500	\$270,000	\$275,000	\$280,000	\$283,250	+ 1.2%	- 0.8%
Streamwood	\$120,000	\$111,000	\$133,000	\$145,000	\$158,000	+ 9.0%	+ 31.7%
Streator	\$59,000	\$53,450	\$55,000	\$52,450	\$57,000	+ 8.7%	- 3.4%
Sugar Grove	\$210,000	\$210,000	\$221,500	\$243,045	\$244,000	+ 0.4%	+ 16.2%
Sycamore	\$151,000	\$140,000	\$140,000	\$162,250	\$169,950	+ 4.7%	+ 12.5%
Tinley Park	\$169,000	\$160,000	\$165,000	\$175,000	\$175,000	0.0%	+ 3.6%
Utica	\$82,000	\$47,400	\$83,900	\$72,000	\$95,000	+ 31.9%	+ 15.9%
Vernon Hills	\$242,000	\$230,750	\$270,520	\$265,000	\$305,000	+ 15.1%	+ 26.0%
Villa Park	\$137,000	\$132,500	\$152,450	\$175,000	\$190,000	+ 8.6%	+ 38.7%
Watseka	\$54,000	\$69,500	\$59,900	\$77,000	\$64,750	- 15.9%	+ 19.9%
Wauconda	\$166,000	\$154,750	\$156,000	\$168,500	\$199,000	+ 18.1%	+ 19.9%
Waukegan	\$48,000	\$50,000	\$52,745	\$70,000	\$79,000	+ 12.9%	+ 64.6%
West Chicago	\$120,000	\$136,500	\$160,000	\$186,750	\$185,500	- 0.7%	+ 54.6%
Westchester	\$163,900	\$157,500	\$171,750	\$187,750	\$201,700	+ 7.4%	+ 23.1%
Western Springs	\$425,000	\$425,000	\$455,000	\$510,000	\$583,750	+ 14.5%	+ 37.4%
Westmont	\$183,500	\$167,000	\$215,000	\$225,000	\$233,000	+ 3.6%	+ 27.0%
Wheaton	\$269,900	\$272,636	\$276,000	\$275,000	\$290,000	+ 5.5%	+ 7.4%
Wheeling	\$108,199	\$105,000	\$131,000	\$147,500	\$160,000	+ 8.5%	+ 47.9%
Willowbrook	\$125,000	\$115,000	\$140,000	\$157,250	\$154,750	- 1.6%	+ 23.8%
Wilmette	\$538,750	\$525,000	\$546,250	\$617,500	\$634,250	+ 2.7%	+ 17.7%
Winnetka	\$972,500	\$957,000	\$955,000	\$1,149,500	\$1,072,000	- 6.7%	+ 10.2%
Wonder Lake	\$68,700	\$68,500	\$70,500	\$105,000	\$107,000	+ 1.9%	+ 55.7%
Woodridge	\$191,000	\$175,000	\$182,825	\$205,000	\$222,000	+ 8.3%	+ 16.2%
Woodstock	\$141,756	\$121,500	\$121,000	\$155,125	\$170,250	+ 9.8%	+ 20.1%
Yorkville	\$166,500	\$155,000	\$185,000	\$190,702	\$205,000	+ 7.5%	+ 23.1%
Zion	\$74,199	\$52,000	\$65,000	\$79,000	\$85,000	+ 7.6%	+ 14.6%
Chicago - Albany Park	\$123,000	\$126,500	\$170,000	\$183,000	\$235,900	+ 28.9%	+ 91.8%
Chicago - Archer Heights	\$127,750	\$120,000	\$135,558	\$144,500	\$166,000	+ 14.9%	+ 29.9%
Chicago - Armour Square	\$221,750	\$252,000	\$256,500	\$280,000	\$240,000	- 14.3%	+ 8.2%
Chicago - Ashburn	\$105,000	\$105,000	\$112,000	\$123,900	\$142,000	+ 14.6%	+ 35.2%
Chicago - Auburn Gresham	\$38,000	\$42,225	\$41,949	\$44,400	\$54,500	+ 22.7%	+ 43.4%
Chicago - Austin	\$54,000	\$61,000	\$69,000	\$86,500	\$105,000	+ 21.4%	+ 94.4%
Chicago - Avalon Park	\$51,900	\$40,600	\$50,551	\$61,300	\$75,000	+ 22.3%	+ 44.5%
Chicago - Avondale	\$165,000	\$155,000	\$230,000	\$314,950	\$314,900	- 0.0%	+ 90.8%
Chicago - Belmont Cragin	\$111,000	\$122,700	\$137,550	\$170,000	\$185,000	+ 8.8%	+ 66.7%
Chicago - Beverly	\$222,500	\$232,250	\$218,500	\$280,000	\$276,000	- 1.4%	+ 24.0%
Chicago - Bridgeport	\$231,950	\$223,500	\$240,000	\$264,000	\$330,000	+ 25.0%	+ 42.3%
Chicago - Brighton Park	\$63,700	\$66,000	\$77,350	\$115,000	\$132,750	+ 15.4%	+ 108.4%
Chicago - Burnside	\$25,000	\$27,000	\$24,826	\$24,000	\$33,500	+ 39.6%	+ 34.0%
Chicago - Calumet Heights	\$65,000	\$65,000	\$66,000	\$84,000	\$91,162	+ 8.5%	+ 40.2%
Chicago - Chatham	\$61,000	\$50,000	\$57,000	\$70,000	\$68,750	- 1.8%	+ 12.7%
Chicago - Chicagocago Lawn	\$50,000	\$50,500	\$57,100	\$69,250	\$80,000	+ 15.5%	+ 60.0%
Chicago - Clearing	\$130,000	\$125,000	\$140,000	\$155,450	\$163,000	+ 4.9%	+ 25.4%
Chicago - Douglas	\$80,000	\$65,300	\$95,000	\$123,050	\$138,500	+ 12.6%	+ 73.1%
Chicago - Dunning	\$160,000	\$154,000	\$171,000	\$208,500	\$220,000	+ 5.5%	+ 37.5%
Chicago - East Garfield Park	\$38,000	\$35,100	\$47,000	\$56,900	\$71,725	+ 26.1%	+ 88.8%
Chicago - East Side	\$77,500	\$52,400	\$64,000	\$75,000	\$78,000	+ 4.0%	+ 0.6%
Chicago - Edgewater	\$165,000	\$140,000	\$160,000	\$188,750	\$207,250	+ 9.8%	+ 25.6%
Chicago - Edison Park	\$238,750	\$236,500	\$264,000	\$297,250	\$310,000	+ 4.3%	+ 29.8%

Area Historical Median Prices (cont.)

	2011	2012	2013	2014	2015	Change From 2014	Change From 2011
Chicago - Englewood	\$11,900	\$10,000	\$9,500	\$13,697	\$14,000	+ 2.2%	+ 17.6%
Chicago - Forest Glen	\$343,750	\$362,500	\$387,000	\$395,750	\$415,070	+ 4.9%	+ 20.7%
Chicago - Fuller Park	\$18,750	\$30,000	\$22,000	\$28,000	\$27,500	- 1.8%	+ 46.7%
Chicago - Gage Park	\$77,500	\$60,000	\$74,400	\$90,000	\$106,500	+ 18.3%	+ 37.4%
Chicago - Garfield Ridge	\$143,500	\$135,000	\$155,000	\$172,500	\$190,000	+ 10.1%	+ 32.4%
Chicago - Grand Boulevard	\$45,000	\$57,500	\$74,050	\$103,000	\$105,000	+ 1.9%	+ 133.3%
Chicago - Greater Grand Crossing	\$32,000	\$25,000	\$38,750	\$37,000	\$45,500	+ 23.0%	+ 42.2%
Chicago - Hegewisch	\$115,000	\$82,550	\$74,500	\$82,500	\$100,000	+ 21.2%	- 13.0%
Chicago - Hermosa	\$87,500	\$93,000	\$123,750	\$143,000	\$166,900	+ 16.7%	+ 90.7%
Chicago - Humboldt Park	\$47,750	\$50,000	\$64,000	\$83,000	\$147,500	+ 77.7%	+ 208.9%
Chicago - Hyde Park	\$175,000	\$176,055	\$200,000	\$165,000	\$180,000	+ 9.1%	+ 2.9%
Chicago - Irving Park	\$181,500	\$170,000	\$225,500	\$255,000	\$283,750	+ 11.3%	+ 56.3%
Chicago - Jefferson Park	\$200,000	\$180,000	\$202,000	\$235,000	\$249,000	+ 6.0%	+ 24.5%
Chicago - Kenwood	\$155,750	\$105,000	\$143,950	\$151,125	\$200,000	+ 32.3%	+ 28.4%
Chicago - Lake View	\$350,000	\$335,000	\$350,000	\$373,250	\$360,000	- 3.5%	+ 2.9%
Chicago - Lincoln Park	\$431,750	\$435,000	\$480,000	\$490,000	\$497,000	+ 1.4%	+ 15.1%
Chicago - Lincoln Square	\$237,500	\$256,450	\$285,000	\$307,750	\$323,000	+ 5.0%	+ 36.0%
Chicago - Logan Square	\$280,000	\$295,000	\$360,000	\$365,000	\$380,000	+ 4.1%	+ 35.7%
Chicago - Loop	\$295,000	\$307,750	\$332,000	\$343,000	\$346,000	+ 0.9%	+ 17.3%
Chicago - Lower West Side	\$145,000	\$150,000	\$175,000	\$216,500	\$204,500	- 5.5%	+ 41.0%
Chicago - McKinley Park	\$120,000	\$145,000	\$165,000	\$192,100	\$182,000	- 5.3%	+ 51.7%
Chicago - Montclare	\$139,250	\$139,000	\$149,500	\$180,000	\$200,000	+ 11.1%	+ 43.6%
Chicago - Morgan Park	\$69,750	\$95,000	\$73,150	\$98,501	\$136,250	+ 38.3%	+ 95.3%
Chicago - Mount Greenwood	\$175,000	\$169,419	\$167,000	\$191,500	\$193,450	+ 1.0%	+ 10.5%
Chicago - Near North Side	\$329,125	\$350,000	\$382,500	\$390,000	\$403,500	+ 3.5%	+ 22.6%
Chicago - Near South Side	\$277,500	\$269,000	\$355,000	\$380,500	\$360,000	- 5.4%	+ 29.7%
Chicago - Near West Side	\$255,000	\$247,500	\$285,900	\$315,000	\$330,000	+ 4.8%	+ 29.4%
Chicago - New City	\$21,000	\$27,500	\$39,000	\$57,000	\$65,000	+ 14.0%	+ 209.5%
Chicago - North Center	\$424,500	\$407,750	\$435,000	\$459,500	\$454,500	- 1.1%	+ 7.1%
Chicago - North Lawndale	\$23,250	\$21,000	\$30,200	\$43,000	\$45,225	+ 5.2%	+ 94.5%
Chicago - North Park	\$186,250	\$199,000	\$210,000	\$245,000	\$261,500	+ 6.7%	+ 40.4%
Chicago - Norwood Park	\$218,000	\$215,000	\$240,000	\$266,000	\$273,000	+ 2.6%	+ 25.2%
Chicago - Oakland	\$199,000	\$182,000	\$122,000	\$188,500	\$274,900	+ 45.8%	+ 38.1%
Chicago - O'Hare	\$68,000	\$66,000	\$75,000	\$111,250	\$108,500	- 2.5%	+ 59.6%
Chicago - Portage Park	\$154,750	\$162,250	\$196,000	\$225,000	\$245,000	+ 8.9%	+ 58.3%
Chicago - Pullman	\$47,000	\$40,000	\$49,300	\$47,250	\$45,450	- 3.8%	- 3.3%
Chicago - Riverdale	\$13,875	\$8,990	\$10,650	\$11,275	\$9,500	- 15.7%	- 31.5%
Chicago - Rogers Park	\$66,050	\$67,000	\$98,000	\$124,500	\$164,700	+ 32.3%	+ 149.4%
Chicago - Roseland	\$30,000	\$28,500	\$31,500	\$36,250	\$41,000	+ 13.1%	+ 36.7%
Chicago - South Chicagocago	\$28,000	\$25,000	\$29,900	\$27,500	\$42,299	+ 53.8%	+ 51.1%
Chicago - South Deering	\$29,000	\$24,400	\$25,000	\$22,900	\$25,190	+ 10.0%	- 13.1%
Chicago - South Lawndale	\$46,000	\$40,000	\$45,250	\$48,500	\$67,000	+ 38.1%	+ 45.7%
Chicago - South Shore	\$35,000	\$32,000	\$30,000	\$36,100	\$42,000	+ 16.3%	+ 20.0%
Chicago - Uptown	\$178,900	\$194,000	\$218,950	\$233,000	\$240,000	+ 3.0%	+ 34.2%
Chicago - Washington Heights	\$66,450	\$41,350	\$50,000	\$55,250	\$78,000	+ 41.2%	+ 17.4%
Chicago - Washington Park	\$24,950	\$29,000	\$35,000	\$39,000	\$45,000	+ 15.4%	+ 80.4%
Chicago - West Elsdon	\$120,000	\$113,500	\$122,735	\$144,500	\$150,000	+ 3.8%	+ 25.0%
Chicago - West Englewood	\$12,000	\$12,500	\$12,376	\$14,950	\$17,137	+ 14.6%	+ 42.8%
Chicago - West Garfield Park	\$22,000	\$30,350	\$19,000	\$30,950	\$25,000	- 19.2%	+ 13.6%
Chicago - West Lawn	\$110,000	\$107,000	\$120,000	\$129,000	\$149,700	+ 16.0%	+ 36.1%
Chicago - West Pullman	\$29,175	\$25,000	\$25,000	\$29,950	\$32,750	+ 9.3%	+ 12.3%
Chicago - West Ridge	\$60,000	\$66,000	\$88,100	\$119,900	\$136,000	+ 13.4%	+ 126.7%
Chicago - West Town	\$335,000	\$345,000	\$385,600	\$404,505	\$430,000	+ 6.3%	+ 28.4%
Chicago - Woodlawn	\$40,000	\$37,500	\$46,000	\$58,500	\$70,000	+ 19.7%	+ 75.0%