



Recognized as "Top 1% Producer" In Sales by Chicago Association of Brokers

Zip Code 60607 Analysis Prepared By Greg Nagel, Real Estate Broker & CPA

Zip code 60607 includes the West Loop.

Broker Metrics analysis of 2 bed 2 bath units over last 4 years.

Quarter	<u>Q3 2011</u>	<u>Q3 2012</u>	<u>Q3 2013</u>	<u>Q3 2014</u>	% Diff <u>14 to 13</u>
Avg Median Sales Price	298,450	312,000	357,000	395,000	10.64%
Unit Closed	60	73	90	85	-5.56%
Units Under Contract	<u>45</u>	<u>69</u>	<u>80</u>	<u>68</u>	<u>-15.00%</u>
Sub total Volume	105	142	170	153	-10.00%
Avg Days on Market	204	84	36	45	25.00%
# Units for Sale	247	184	167	180	7.78%

Analysis: Demand has cooled as we are back to 2007 highs.



Market Dynamics
Median Price (Sold)
Q3 2013 through Q3 2014

Ask Nagel

