

MLS Area: *Winnetka*

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Price Range: All | Properties: Single Family - Condo - TwnHm

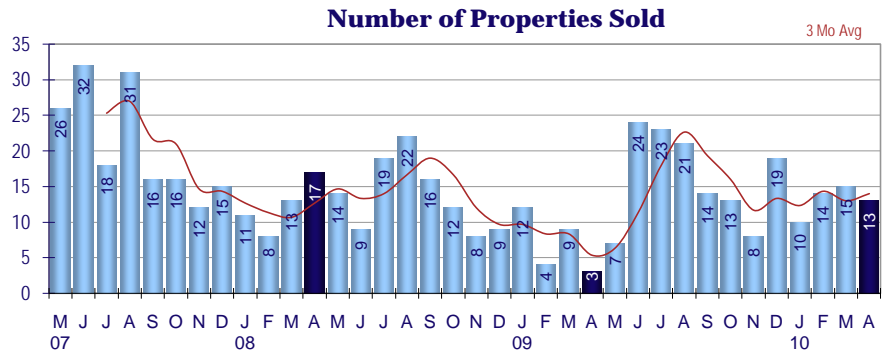
Market Profile & Trends Overview

	Month	Trending versus*:				Trending versus*:		
		LM	L3M	PYM	LY	YTD	Prior YTD	Prior Year
Median List Price of all Current Listings	\$1,299,000	↑		↔				
Average List Price of all Current Listings	\$1,914,784	↔		↑				
April Median Sales Price	\$1,075,000	↔	↔	↑	↑	\$1,070,000	↔	↑
April Average Sales Price	\$1,041,385	↓	↓	↑	↓	\$1,339,275	↓	↑
Total Properties Currently for Sale (Inventory)	245	↑		↓				
April Number of Properties Sold	13	↓		↑		52	↑	
April Average Days on Market (Solds)	124	↓	↓	↓	↑	138	↑	↑
Asking Price per Square Foot (based on New Listings)	\$358	↓	↓	↓	↓	\$377	↓	↓
April Sold Price per Square Foot	\$218	↓	↓	↑	↓	\$313	↑	↓
April Month's Supply of Inventory	18.8	↑	↑	↓	↓	16.7		↓
April Sale Price vs List Price Ratio	84.9%	↓	↑	↓	↑	84.1%	↓	↓

* LM=Last Month / L3M=Last 3 Months / PYM=Same Month Prior Year / LY=Last Year (2009) / YTD = Year-to-date | Arrows indicate if Month / YTD values are higher (up), lower (down) or unchanged (flat)

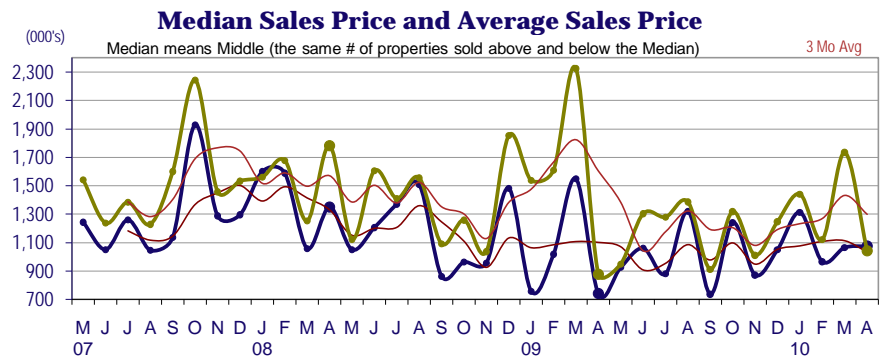
Property Sales

April Property sales were 13, up 333.3% from 3 in April of 2009 and -13.3% lower than the 15 sales last month. April 2010 sales were at a mid level compared to April of 2009 and 2008. April YTD sales of 52 are running 85.7% ahead of last year's year-to-date sales of 28.



Prices

The Median Sales Price in April was \$1,075,000, up 45.3% from \$740,000 in April of 2009 and up 0.9% from \$1,065,000 last month. The Average Sales Price in April was \$1,041,385, up 18.8% from \$876,667 in April of 2009 and down -40.0% from \$1,734,553 last month. April 2010 ASP was at a mid range compared to April of 2009 and 2008.



Inventory & MSI

The Total Inventory of Properties available for sale as of April was 245, up 9.4% from 224 last month and down -4.3% from 256 in April of last year. April 2010 Inventory was at a mid level compared with April of 2009 and 2008.

A comparatively lower MSI is more beneficial for sellers while a higher MSI is better for buyers. The April 2010 MSI of 18.8 months was at a mid level compared with April of 2009 and 2008.

