

HEADRICK-WAGNER APPRAISAL GROUP PRESENTS  
 The Chicagoland Monthly Housing Market Pulse  
 Attached Properties - Month Ending March, 2007  
 The monthly analysis of inventory levels by price range

CONDO Type Only			All Attached Types			All Attached Types		
January, 2007			February, 2007			March, 2007		
# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply

Chicago, Albany Park - 8014

\$ 0	\$ 249,999	147	207	6.46	145	209	6.28	154	179	6.97
\$ 250,000	\$ 499,999	78	154	8.75	101	144	10.45	126	151	12.92
\$ 500,000	\$ 749,999	4	169	0.00	3	212	No Sales	4	224	No Sales
\$ 750,000	\$ 999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>229</b>	<b>188</b>	<b>7.23</b>	<b>249</b>	<b>182</b>	<b>7.60</b>	<b>284</b>	<b>167</b>	<b>8.92</b>

Chicago, Beverly - 8072

\$ 0	\$ 249,999	13	149	11.14	14	2,715	8.84	12	3,142	6.26
\$ 250,000	\$ 499,999	4	440	6.00	14	253	10.50	14	262	10.50
\$ 500,000	\$ 749,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 750,000	\$ 999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>17</b>	<b>217</b>	<b>9.27</b>	<b>28</b>	<b>1,484</b>	<b>9.60</b>	<b>26</b>	<b>1,591</b>	<b>8.00</b>

Chicago, Bridgeport - 8060

\$ 0	\$ 249,999	25	162	15.00	22	180	11.48	25	159	11.54
\$ 250,000	\$ 499,999	24	167	16.94	59	151	20.82	58	165	21.09
\$ 500,000	\$ 749,999	1	331	0.00	5	215	20.00	4	234	12.00
\$ 750,000	\$ 999,999	0	0	0.00	0	0	0.00	1	27	No Sales
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>50</b>	<b>168</b>	<b>15.79</b>	<b>86</b>	<b>162</b>	<b>16.92</b>	<b>88</b>	<b>165</b>	<b>16.50</b>

CONDO Type Only			All Attached Types			All Attached Types			
January, 2007			February, 2007			March, 2007			
# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	
Chicago, Edgewater - 8077									
\$ 0 \$ 249,999	293	152	6.61	346	153	6.81	312	147	5.81
\$ 250,000 \$ 499,999	254	199	5.71	304	187	6.25	318	195	6.32
\$ 500,000 \$ 749,999	21	216	15.75	30	196	18.95	26	251	17.33
\$ 750,000 \$ 999,999	3	475	36.00	3	496	36.00	2	767	12.00
\$ 1,000,000 \$ 1,499,999	0	0	0.00	1	17	12.00	0	0	0.00
\$ 1,500,000 \$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000 and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>	<b>571</b>	<b>177</b>	<b>6.33</b>	<b>684</b>	<b>171</b>	<b>6.76</b>	<b>658</b>	<b>176</b>	<b>6.22</b>

Chicago, Hyde Park - 8041

\$ 0 \$ 249,999	70	151	4.64	102	148	5.67	111	135	6.08
\$ 250,000 \$ 499,999	65	114	11.64	78	127	10.17	83	138	9.49
\$ 500,000 \$ 749,999	11	193	13.20	12	167	7.58	13	161	7.80
\$ 750,000 \$ 999,999	1	177	1.71	5	224	6.67	5	214	6.00
\$ 1,000,000 \$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000 \$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000 and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>	<b>147</b>	<b>138</b>	<b>6.66</b>	<b>197</b>	<b>142</b>	<b>7.04</b>	<b>212</b>	<b>140</b>	<b>7.19</b>

Chicago, Irving Park - 8016

\$ 0 \$ 249,999	136	156	5.42	156	157	5.72	180	154	6.57
\$ 250,000 \$ 499,999	127	167	10.73	153	167	9.46	161	175	9.52
\$ 500,000 \$ 749,999	1	464	0.00	9	158	27.00	9	135	27.00
\$ 750,000 \$ 999,999	1	265	0.00	1	288	No Sales	0	0	0.00
\$ 1,000,000 \$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000 \$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000 and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>	<b>265</b>	<b>163</b>	<b>7.18</b>	<b>319</b>	<b>162</b>	<b>7.29</b>	<b>350</b>	<b>163</b>	<b>7.84</b>

Chicago, Lake View - 8006

\$ 0 \$ 249,999	186	122	2.95	203	113	2.86	209	101	2.90
\$ 250,000 \$ 499,999	437	144	3.57	528	133	3.91	588	123	4.29
\$ 500,000 \$ 749,999	190	140	6.81	238	121	6.51	270	107	7.01
\$ 750,000 \$ 999,999	18	160	7.45	24	154	5.65	28	147	6.72
\$ 1,000,000 \$ 1,499,999	5	255	20.00	10	118	30.00	13	122	52.00
\$ 1,500,000 \$ 1,999,999	0	0	0.00	2	2	No Sales	2	33	No Sales
\$ 2,000,000 and up	0	0	0.00	1	2	12.00	1	33	12.00
<b>ALL</b>	<b>836</b>	<b>139</b>	<b>3.87</b>	<b>1,006</b>	<b>126</b>	<b>4.07</b>	<b>1,111</b>	<b>115</b>	<b>4.41</b>

		CONDO Type Only			All Attached Types			All Attached Types		
		January, 2007			February, 2007			March, 2007		
		# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply
Chicago, Lincoln Park - 8007										
\$ 0	\$ 249,999	64	131	3.06	64	121	2.79	71	106	3.03
\$ 250,000	\$ 499,999	291	151	4.64	319	154	4.32	318	139	4.14
\$ 500,000	\$ 749,999	124	131	5.81	170	131	5.10	184	129	5.41
\$ 750,000	\$ 999,999	29	135	10.24	50	141	7.14	48	130	6.40
\$ 1,000,000	\$ 1,499,999	9	101	10.80	18	83	9.82	15	86	6.92
\$ 1,500,000	\$ 1,999,999	3	196	18.00	4	310	24.00	5	279	30.00
\$ 2,000,000	and up	3	325	18.00	7	361	28.00	7	394	28.00
<b>ALL</b>		<b>523</b>	<b>143</b>	<b>4.80</b>	<b>632</b>	<b>145</b>	<b>4.54</b>	<b>648</b>	<b>134</b>	<b>4.49</b>

Chicago, Lincoln Square - 8004

\$ 0	\$ 249,999	99	128	5.10	106	119	4.91	107	129	4.85
\$ 250,000	\$ 499,999	162	128	6.70	175	129	6.46	177	111	6.09
\$ 500,000	\$ 749,999	7	197	10.50	11	207	8.25	15	135	10.00
\$ 750,000	\$ 999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>268</b>	<b>130</b>	<b>6.06</b>	<b>292</b>	<b>128</b>	<b>5.84</b>	<b>299</b>	<b>119</b>	<b>5.68</b>

Chicago, Logan Square & Bucktown - 8022

\$ 0	\$ 249,999	132	162	7.23	129	173	6.94	128	155	6.92
\$ 250,000	\$ 499,999	231	157	5.84	250	163	5.46	255	142	5.28
\$ 500,000	\$ 749,999	16	168	4.57	37	145	9.45	41	149	11.44
\$ 750,000	\$ 999,999	0	0	0.00	0	0	0.00	2	12	8.00
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>379</b>	<b>159</b>	<b>6.15</b>	<b>416</b>	<b>165</b>	<b>6.06</b>	<b>426</b>	<b>146</b>	<b>6.02</b>

Chicago, Loop - 8032

\$ 0	\$ 249,999	65	174	1.72	72	180	1.77	88	135	2.14
\$ 250,000	\$ 499,999	205	137	4.21	219	126	3.90	257	121	3.84
\$ 500,000	\$ 749,999	84	157	7.30	97	174	6.81	93	175	4.89
\$ 750,000	\$ 999,999	53	158	9.78	53	148	8.05	49	179	4.94
\$ 1,000,000	\$ 1,499,999	30	156	6.21	31	136	6.10	36	143	5.33
\$ 1,500,000	\$ 1,999,999	16	134	8.35	16	172	7.11	18	172	7.45
\$ 2,000,000	and up	20	173	21.82	30	185	36.00	27	210	24.92
<b>ALL</b>		<b>473</b>	<b>150</b>	<b>4.26</b>	<b>518</b>	<b>150</b>	<b>4.12</b>	<b>568</b>	<b>144</b>	<b>3.86</b>

CONDO Type Only			All Attached Types			All Attached Types			
January, 2007			February, 2007			March, 2007			
	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply
Chicago, Lower West Side - 8031									
\$ 0 \$ 249,999	8	122	3.43	12	138	4.97	7	71	2.63
\$ 250,000 \$ 499,999	42	131	18.67	41	129	17.57	40	123	14.55
\$ 500,000 \$ 749,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 750,000 \$ 999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,000,000 \$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000 \$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000 and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>	<b>50</b>	<b>130</b>	<b>10.91</b>	<b>53</b>	<b>131</b>	<b>11.16</b>	<b>47</b>	<b>115</b>	<b>8.68</b>

Chicago, Near North Side - 8008

\$ 0 \$ 249,999	149	130	2.31	182	127	2.41	185	123	2.46
\$ 250,000 \$ 499,999	733	158	4.03	772	154	3.90	805	150	4.04
\$ 500,000 \$ 749,999	237	175	5.09	339	138	6.06	348	132	5.98
\$ 750,000 \$ 999,999	104	332	5.52	189	239	7.69	190	228	7.33
\$ 1,000,000 \$ 1,499,999	97	238	6.29	138	194	7.67	148	201	7.66
\$ 1,500,000 \$ 1,999,999	71	375	11.36	106	332	12.72	108	326	13.22
\$ 2,000,000 and up	100	519	11.54	130	446	11.73	125	442	11.19
<b>ALL</b>	<b>1,491</b>	<b>210</b>	<b>4.36</b>	<b>1,856</b>	<b>191</b>	<b>4.74</b>	<b>1,909</b>	<b>185</b>	<b>4.81</b>

Chicago, Near South Side - 8033

\$ 0 \$ 249,999	64	146	3.80	71	169	2.89	55	167	2.62
\$ 250,000 \$ 499,999	392	164	6.61	727	219	4.99	705	224	5.05
\$ 500,000 \$ 749,999	50	184	10.17	238	301	5.51	238	312	5.37
\$ 750,000 \$ 999,999	17	306	6.18	54	286	5.18	56	258	4.54
\$ 1,000,000 \$ 1,499,999	10	471	13.33	56	438	7.00	64	465	8.00
\$ 1,500,000 \$ 1,999,999	1	848	4.00	40	381	11.16	38	402	9.70
\$ 2,000,000 and up	1	146	12.00	4	417	3.69	8	281	7.38
<b>ALL</b>	<b>535</b>	<b>175</b>	<b>6.30</b>	<b>1,190</b>	<b>252</b>	<b>5.03</b>	<b>1,164</b>	<b>260</b>	<b>5.05</b>

Chicago, Near West Side - 8028

\$ 0 \$ 249,999	94	122	3.17	104	178	2.20	98	191	2.16
\$ 250,000 \$ 499,999	533	20	4.67	658	200	3.82	735	186	4.34
\$ 500,000 \$ 749,999	55	209	7.59	98	197	6.68	107	194	7.05
\$ 750,000 \$ 999,999	10	234	12.00	22	162	11.48	24	156	13.09
\$ 1,000,000 \$ 1,499,999	11	144	18.86	14	216	16.80	16	217	19.20
\$ 1,500,000 \$ 1,999,999	1	82	0.00	1	105	No Sales	2	82	No Sales
\$ 2,000,000 and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>	<b>704</b>	<b>194</b>	<b>4.62</b>	<b>897</b>	<b>197</b>	<b>3.78</b>	<b>982</b>	<b>187</b>	<b>4.22</b>

		CONDO Type Only			All Attached Types			All Attached Types		
		January, 2007			February, 2007			March, 2007		
		# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply
Chicago, North Central - 8005										
\$ 0	\$ 249,999	20	146	4.36	25	123	5.17	23	149	4.68
\$ 250,000	\$ 499,999	169	146	5.71	200	134	5.91	203	124	5.60
\$ 500,000	\$ 749,999	21	82	7.41	34	78	5.51	42	75	7.30
\$ 750,000	\$ 999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>210</b>	<b>140</b>	<b>5.68</b>	<b>259</b>	<b>126</b>	<b>5.78</b>	<b>268</b>	<b>118</b>	<b>5.71</b>
Chicago, Rogers Park - 8001										
\$ 0	\$ 249,999	344	166	5.73	362	158	5.74	370	139	5.94
\$ 250,000	\$ 499,999	230	198	10.11	282	185	10.85	301	179	11.25
\$ 500,000	\$ 749,999	5	90	15.00	9	110	27.00	8	141	16.00
\$ 750,000	\$ 999,999	1	233	0.00	2	155	No Sales	2	186	No Sales
\$ 1,000,000	\$ 1,499,999	1	206	0.00	1	229	No Sales	1	260	No Sales
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>581</b>	<b>178</b>	<b>6.99</b>	<b>656</b>	<b>169</b>	<b>7.34</b>	<b>682</b>	<b>157</b>	<b>7.61</b>
Chicago, Uptown - 8003										
\$ 0	\$ 249,999	235	156	6.05	249	147	5.60	258	126	5.48
\$ 250,000	\$ 499,999	357	249	6.58	378	229	6.00	393	221	6.17
\$ 500,000	\$ 749,999	13	126	6.00	16	144	6.62	15	142	5.81
\$ 750,000	\$ 999,999	1	53	0.00	2	223	24.00	2	254	24.00
\$ 1,000,000	\$ 1,499,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>606</b>	<b>210</b>	<b>6.36</b>	<b>645</b>	<b>195</b>	<b>5.86</b>	<b>668</b>	<b>183</b>	<b>5.89</b>
Chicago, West Side & Wicker Park - 8024										
\$ 0	\$ 249,999	85	123	4.72	77	138	4.26	74	122	3.98
\$ 250,000	\$ 499,999	437	131	4.36	473	129	4.18	509	115	4.46
\$ 500,000	\$ 749,999	75	121	7.09	124	116	6.79	131	96	6.52
\$ 750,000	\$ 999,999	2	66	6.00	11	111	11.00	14	100	12.92
\$ 1,000,000	\$ 1,499,999	0	0	0.00	4	90	9.60	4	121	9.60
\$ 1,500,000	\$ 1,999,999	0	0	0.00	0	0	0.00	0	0	0.00
\$ 2,000,000	and up	0	0	0.00	0	0	0.00	0	0	0.00
<b>ALL</b>		<b>599</b>	<b>128</b>	<b>4.63</b>	<b>689</b>	<b>127</b>	<b>4.57</b>	<b>732</b>	<b>112</b>	<b>4.74</b>

			CONDO Type Only			All Attached Types			All Attached Types		
			January, 2007			February, 2007			March, 2007		
			# Actives	DOM	Months Supply	# Actives	DOM	Months Supply	# Actives	DOM	Months Supply
Chicago, Entire City - 8001-8077											
\$ 0	\$ 249,999		4,085	163	5.42	4,483	163	5.21	4,667	153	5.42
\$ 250,000	\$ 499,999		5,678	167	5.60	6,907	168	5.36	7,292	161	5.55
\$ 500,000	\$ 749,999		932	156	6.53	1,512	169	6.40	1,592	163	6.39
\$ 750,000	\$ 999,999		243	248	7.06	419	211	7.34	425	203	6.61
\$ 1,000,000	\$ 1,499,999		166	221	7.22	273	226	7.84	298	241	7.81
\$ 1,500,000	\$ 1,999,999		92	330	10.62	169	323	11.72	173	319	11.73
\$ 2,000,000	and up		125	155	12.61	172	394	12.90	168	392	12.29
<b>ALL</b>			<b>11,271</b>	<b>171</b>	<b>5.68</b>	<b>13,935</b>	<b>174</b>	<b>5.56</b>	<b>14,615</b>	<b>166</b>	<b>5.72</b>