

**Illinois Association of REALTORS Quarterly Housing Survey by County
All Sales Q3 2005**

County	Q3 2003	Q3 2004	Q3 2005	% Change Q3 2003-2004	% Change Q3 2004-2005	Median Q3 2004	Median Q3 2005	% Change Median	Average Price Q3 2004	Average Price Q3 2005	% Average Price Change
ADAMS	233	219	234	-6.0%	6.8%	\$83,000	\$87,450	5.4%	\$106,397	\$113,546	6.7%
ALEXANDER	2	5	4	150.0%	-20.0%	\$39,900	\$40,000	0.3%	\$41,180	\$39,350	-4.4%
BOND	28	31	27	10.7%	-12.9%	\$80,000	\$72,000	-10.0%	\$79,587	\$92,326	16.0%
BOONE	408	422	450	3.4%	6.6%	\$149,900	\$169,900	13.3%	\$172,469	\$192,198	11.4%
BROWN	3	0	2	-100.0%			\$36,250			\$36,250	
BUREAU	99	106	101	7.1%	-4.7%	\$82,250	\$86,500	5.2%	\$91,771	\$103,068	12.3%
CALHOUN	2	2	4	0.0%	100.0%	\$148,450	\$246,450	66.0%	\$148,450	\$253,664	70.9%
CARROLL	38	34	61	-10.5%	79.4%	\$85,000	\$71,000	-16.5%	\$132,709	\$111,802	-15.8%
CASS	8	13	2	62.5%	-84.6%	\$77,500	\$110,000	41.9%	\$74,351	\$110,000	47.9%
CHAMPAIGN	785	850	945	8.3%	11.2%	\$134,000	\$142,000	6.0%	\$154,363	\$160,180	3.8%
CHRISTIAN	98	128	111	30.6%	-13.3%	\$63,000	\$65,000	3.2%	\$75,149	\$76,653	2.0%
CLARK	9	24	34	166.7%	41.7%	\$54,000	\$83,500	54.6%	\$61,277	\$95,191	55.3%
CLAY	14	15	8	7.1%	-46.7%	\$56,500	\$64,450	14.1%	\$62,400	\$72,112	15.6%
CLINTON	83	69	84	-16.9%	21.7%	\$98,866	\$115,500	16.8%	\$111,669	\$121,923	9.2%
COLES	153	146	171	-4.6%	17.1%	\$78,450	\$73,500	-6.3%	\$91,450	\$86,472	-5.4%
COOK	20,990	21,008	22,028	0.1%	4.9%	\$235,000	\$254,871	8.5%	\$291,733	\$312,148	7.0%
CUMBERLAND	21	27	25	28.6%	-7.4%	\$47,000	\$78,000	66.0%	\$60,000	\$88,024	46.7%
DE KALB	552	624	620	13.0%	-0.6%	\$159,950	\$172,800	8.0%	\$180,189	\$192,041	6.6%
DEWITT	24	41	57	70.8%	39.0%	\$88,500	\$86,500	-2.3%	\$92,422	\$106,767	15.5%
DOUGLAS	43	34	51	-20.9%	50.0%	\$76,950	\$79,000	2.7%	\$93,125	\$93,095	-0.0%
DU PAGE	5,034	4,832	4,910	-4.0%	1.6%	\$246,000	\$273,000	11.0%	\$306,368	\$338,870	10.6%
EDGAR	46	47	40	2.2%	-14.9%	\$59,000	\$77,625	31.6%	\$65,073	\$80,048	23.0%
EFFINGHAM	103	66	80	-35.9%	21.2%	\$88,250	\$97,950	11.0%	\$114,475	\$120,572	5.3%
FAYETTE	26	30	23	15.4%	-23.3%	\$62,500	\$77,900	24.6%	\$86,150	\$101,439	17.7%
FORD	26	30	34	15.4%	13.3%	\$87,750	\$76,000	-13.4%	\$109,925	\$88,354	-19.6%
FRANKLIN	102	95	96	-6.9%	1.1%	\$41,500	\$51,750	24.7%	\$56,704	\$65,793	16.0%
FULTON	77	80	102	3.9%	27.5%	\$63,118	\$71,950	14.0%	\$77,839	\$83,121	6.8%
GALLATIN	0	1	0		-100.0%	\$71,500			\$71,500		
GREENE	11	10	7	-9.1%	-30.0%	\$68,000	\$63,000	-7.4%	\$70,400	\$65,000	-7.7%
GRUNDY	179	179	212	0.0%	18.4%	\$172,500	\$194,750	12.9%	\$190,575	\$211,253	10.9%
HAMILTON	4	2	3	-50.0%	50.0%	\$64,750	\$35,000	-45.9%	\$64,750	\$49,167	-24.1%
HANCOCK	4	2	6	-50.0%	200.0%	\$85,000	\$24,500	-71.2%	\$85,000	\$27,133	-68.1%
HARDIN	0	4	3		-25.0%	\$43,500	\$65,000	49.4%	\$47,250	\$89,833	90.1%
HENDERSON	7	12	6	71.4%	-50.0%	\$25,000	\$46,500	86.0%	\$46,258	\$54,417	17.6%
HENRY	164	204	146	24.4%	-28.4%	\$70,800	\$88,842	25.5%	\$88,127	\$102,937	16.8%
IROQUOIS	85	101	98	18.8%	-3.0%	\$78,000	\$85,000	9.0%	\$97,265	\$106,545	9.5%
JACKSON	142	179	147	26.1%	-17.9%	\$73,500	\$98,000	33.3%	\$86,316	\$121,421	40.7%
JASPER	11	4	9	-63.6%	125.0%	\$48,500	\$58,500	20.6%	\$72,000	\$57,785	-19.7%
JEFFERSON	101	85	83	-15.8%	-2.4%	\$78,000	\$78,900	1.2%	\$89,737	\$93,938	4.7%
JERSEY	47	33	42	-29.8%	27.3%	\$115,000	\$130,000	13.0%	\$116,741	\$142,046	21.7%
JO DAVIES	103	81	123	-21.4%	51.9%	\$150,000	\$160,000	6.7%	\$177,053	\$179,340	1.3%
JOHNSON	15	17	15	13.3%	-11.8%	\$73,500	\$140,000	90.5%	\$106,524	\$136,750	28.4%
KANE	2,337	2,306	2,385	-1.3%	3.4%	\$210,000	\$234,500	11.7%	\$252,977	\$277,765	9.8%
KANKAKEE	358	441	446	23.2%	1.1%	\$130,000	\$131,000	0.8%	\$139,477	\$138,873	-0.4%
KENDALL	461	504	566	9.3%	12.3%	\$222,750	\$247,218	11.0%	\$232,579	\$256,621	10.3%
KNOX	185	163	181	-11.9%	11.0%	\$59,800	\$65,000	8.7%	\$69,587	\$82,707	18.9%
LA SALLE	436	473	442	8.5%	-6.6%	\$116,000	\$133,000	14.7%	\$131,223	\$150,059	14.4%
LAKE	3,592	3,795	3,755	5.7%	-1.1%	\$250,000	\$265,000	6.0%	\$350,238	\$367,919	5.0%
LEE	115	107	103	-7.0%	-3.7%	\$89,000	\$105,000	18.0%	\$106,989	\$110,521	3.3%
LIVINGSTON	32	117	108	265.6%	-7.7%	\$83,500	\$90,500	8.4%	\$99,660	\$102,084	2.4%
LOGAN	87	108	110	24.1%	1.9%	\$72,500	\$74,750	3.1%	\$78,248	\$89,898	14.9%

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MACON	449	465	401	3.6%	-13.8%	\$79,500	\$85,000	6.9%	\$97,356	\$108,975	11.9%
MACOUPIN	93	122	108	31.2%	-11.5%	\$78,875	\$72,950	-7.5%	\$92,818	\$87,642	-5.6%
MADISON	1,108	1,114	957	0.5%	-14.1%	\$116,900	\$131,500	12.5%	\$129,208	\$146,519	13.4%
MARION	128	104	93	-18.8%	-10.6%	\$55,000	\$59,000	7.3%	\$66,947	\$67,158	0.3%
MARSHALL	9	18	21	100.0%	16.7%	\$70,750	\$84,750	19.8%	\$91,341	\$102,793	12.5%
MASON	13	10	11	-23.1%	10.0%	\$82,750	\$68,000	-17.8%	\$82,880	\$85,717	3.4%
MCDONOUGH	37	17	88	-54.1%	417.6%	\$74,000	\$78,750	6.4%	\$99,547	\$92,466	-7.1%
MCHENRY	1,708	1,641	1,841	-3.9%	12.2%	\$212,500	\$235,000	10.6%	\$238,716	\$268,562	12.5%
MCLEAN	814	727	774	-10.7%	6.5%	\$141,500	\$159,900	13.0%	\$164,311	\$179,824	9.4%
MENARD	45	39	48	-13.3%	23.1%	\$100,000	\$114,000	14.0%	\$101,568	\$124,214	22.3%
MERCER	50	57	47	14.0%	-17.5%	\$78,350	\$74,000	-5.6%	\$93,175	\$89,030	-4.4%
MONROE	113	102	110	-9.7%	7.8%	\$175,455	\$195,000	11.1%	\$190,902	\$205,235	7.5%
MONTGOMERY	47	38	58	-19.1%	52.6%	\$56,500	\$66,250	17.3%	\$97,690	\$85,700	-12.3%
MORGAN	101	98	127	-3.0%	29.6%	\$86,500	\$88,500	2.3%	\$103,539	\$108,751	5.0%
MOULTRIE	22	25	21	13.6%	-16.0%	\$68,000	\$87,500	28.7%	\$71,782	\$90,283	25.8%
OGLE	233	298	248	27.9%	-16.8%	\$124,895	\$144,950	16.1%	\$131,242	\$159,056	21.2%
PEORIA	795	833	836	4.8%	0.4%	\$100,000	\$107,500	7.5%	\$125,487	\$140,171	11.7%
PERRY	15	43	36	186.7%	-16.3%	\$45,000	\$52,000	15.6%	\$52,260	\$59,547	13.9%
PIATT	72	87	67	20.8%	-23.0%	\$118,000	\$124,900	5.8%	\$136,473	\$140,775	3.2%
PIKE	4	3	1	-25.0%	-66.7%	\$45,000	\$71,000	57.8%	\$43,867	\$71,000	61.9%
POPE	1	1	1	0.0%	0.0%	\$30,000	\$112,000	273.3%	\$30,000	\$112,000	273.3%
PULASKI	1	0	1	-100.0%			\$6,000			\$6,000	
PUTNAM	31	18	26	-41.9%	44.4%	\$89,750	\$98,500	9.7%	\$129,083	\$128,158	-0.7%
RANDOLPH	41	49	30	19.5%	-38.8%	\$56,500	\$68,000	20.4%	\$73,915	\$87,103	17.8%
RICHLAND	0	2	1		-50.0%	\$18,500	\$23,000	24.3%	\$18,500	\$23,000	24.3%
ROCK ISLAND	440	385	416	-12.5%	8.1%	\$81,500	\$93,875	15.2%	\$95,541	\$110,809	16.0%
SAINT CLAIR	895	946	899	5.7%	-5.0%	\$126,000	\$131,000	4.0%	\$135,399	\$141,780	4.7%
SALINE	1	2	10	100.0%	400.0%	\$76,500	\$67,000	-12.4%	\$76,500	\$77,730	1.6%
SANGAMON	889	889	829	0.0%	-6.7%	\$107,900	\$116,000	7.5%	\$122,094	\$133,013	8.9%
SCHUYLER	1	0	0	-100.0%							
SCOTT	1	0	5	-100.0%			\$52,500			\$51,760	
SHELBY	39	53	58	35.9%	9.4%	\$57,000	\$69,000	21.1%	\$66,737	\$80,667	20.9%
STARK	18	13	22	-27.8%	69.2%	\$63,650	\$75,500	18.6%	\$67,392	\$78,000	15.7%
STEPHENSON	198	136	167	-31.3%	22.8%	\$83,000	\$86,000	3.6%	\$98,085	\$101,714	3.7%
TAZEWELL	607	606	619	-0.2%	2.1%	\$115,000	\$118,000	2.6%	\$130,653	\$132,786	1.6%
UNION	29	22	32	-24.1%	45.5%	\$71,750	\$61,500	-14.3%	\$102,423	\$68,742	-32.9%
VERMILION	220	215	238	-2.3%	10.7%	\$70,000	\$73,000	4.3%	\$82,001	\$83,989	2.4%
WABASH	1	0	0	-100.0%							
WARREN	28	30	40	7.1%	33.3%	\$49,200	\$59,000	19.9%	\$58,304	\$72,075	23.6%
WASHINGTON	14	21	18	50.0%	-14.3%	\$89,500	\$100,500	12.3%	\$88,381	\$137,735	55.8%
WHITE	6	4	6	-33.3%	50.0%	\$41,250	\$45,750	10.9%	\$41,250	\$47,300	14.7%
WHITESIDE	201	229	253	13.9%	10.5%	\$75,000	\$85,350	13.8%	\$86,097	\$99,313	15.4%
WILL	3,203	3,287	3,500	2.6%	6.5%	\$196,875	\$223,440	13.5%	\$232,079	\$260,118	12.1%
WILLIAMSON	241	251	257	4.1%	2.4%	\$91,500	\$96,500	5.5%	\$100,360	\$109,778	9.4%
WINNEBAGO	1,767	1,664	1,980	-5.8%	19.0%	\$115,000	\$126,000	9.6%	\$125,434	\$133,368	6.3%
WOODFORD	131	112	148	-14.5%	32.1%	\$146,500	\$159,400	8.8%	\$163,102	\$166,379	2.0%
Chicagoland PMSA	38,056	38,176	39,817	0.3%	4.3%	\$229,000	\$249,900	9.1%	\$286,567	\$308,858	7.8%
Totals	52,343	52,682	54,749	0.6%	3.9%	\$190,000	\$210,000	10.5%	\$241,072	\$260,525	8.1%

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