

# Quarterly Local Market Update for Q1-2026

A Research Tool Provided by Illinois REALTORS®



## Shelby County

Key Metrics for All Properties	First Quarter			Year to Date		
	2025	2026	Percent Change	Thru Q1-2025	Thru Q1-2026	Percent Change
<b>Closed Sales</b>	<b>32</b>	<b>33</b>	<b>+ 3.1%</b>	<b>32</b>	<b>33</b>	<b>+ 3.1%</b>
Previous Quarter's Closed Sales	54 in Q4 2024	45 in Q4 2025	- 16.7%	199 in Q4 2024	180 in Q4 2025	- 9.5%
<b>Median Sales Price*</b>	<b>\$135,000</b>	<b>\$170,000</b>	<b>+ 25.9%</b>	<b>\$135,000</b>	<b>\$170,000</b>	<b>+ 25.9%</b>
<b>Inventory of Homes for Sale</b>	<b>37</b>	<b>48</b>	<b>+ 29.7%</b>	--	--	--
<b>Days on Market Until Sale</b>	<b>45</b>	<b>69</b>	<b>+ 53.3%</b>	<b>45</b>	<b>69</b>	<b>+ 53.3%</b>

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### Activity by Property Type

Closed Sales

Median Sales Price



† For Closed Sales, activity for All Properties is not necessarily a sum of Single-Family and Condo activity.

### Historical Median Sales Price

