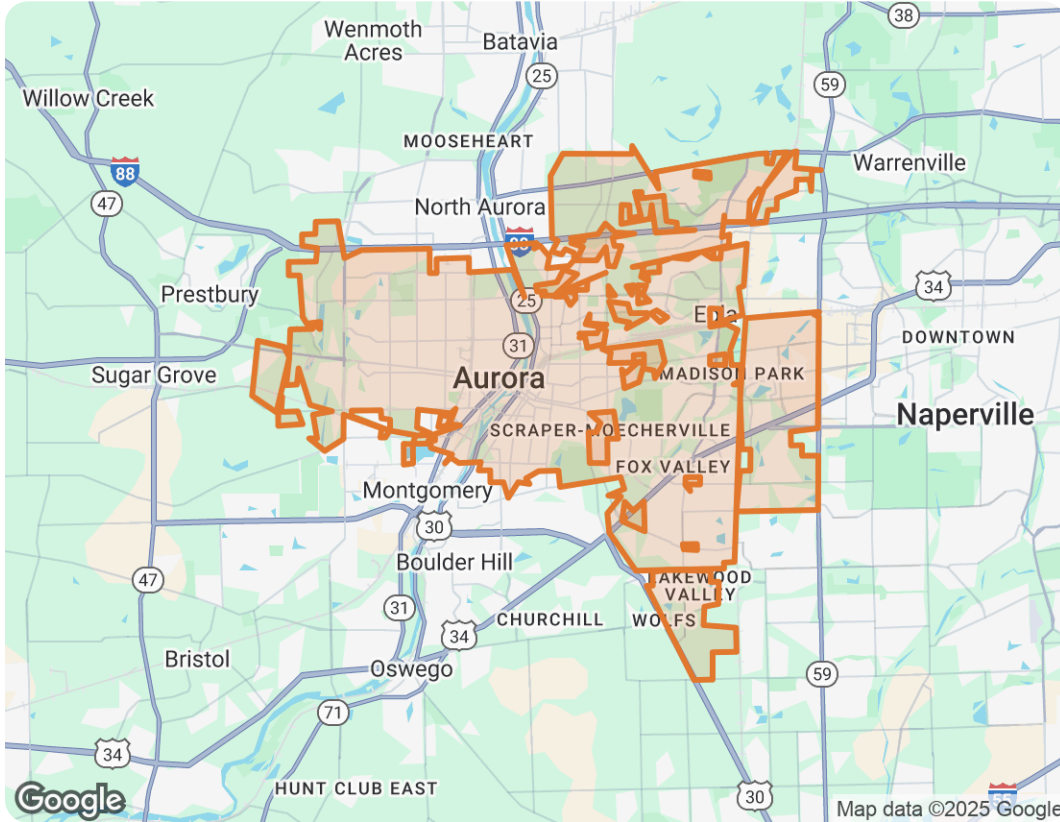


Aurora, Illinois



Nicholas Kein

SRES

📞 Work (630) 405-3855 | 📞 Work (630) 405-3855

✉️ nick@Kombrink.com

🌐 www.onesourcesells.com



Market Trends

Market Trends for Aurora, Illinois

Single Family + Condo/Townhouse/Apt.

January 2025

Market Type

Seller's Market

Balanced Market

Buyer's Market

Key Details

Months of Inventory

1

↑ 2.04% MoM

Sold to List Price %

99.4%

↓ 0.27% MoM

Median Days in RPR

13

↑ 44.44% MoM

Median Sold Price

\$287,000

↓ 2.71% MoM

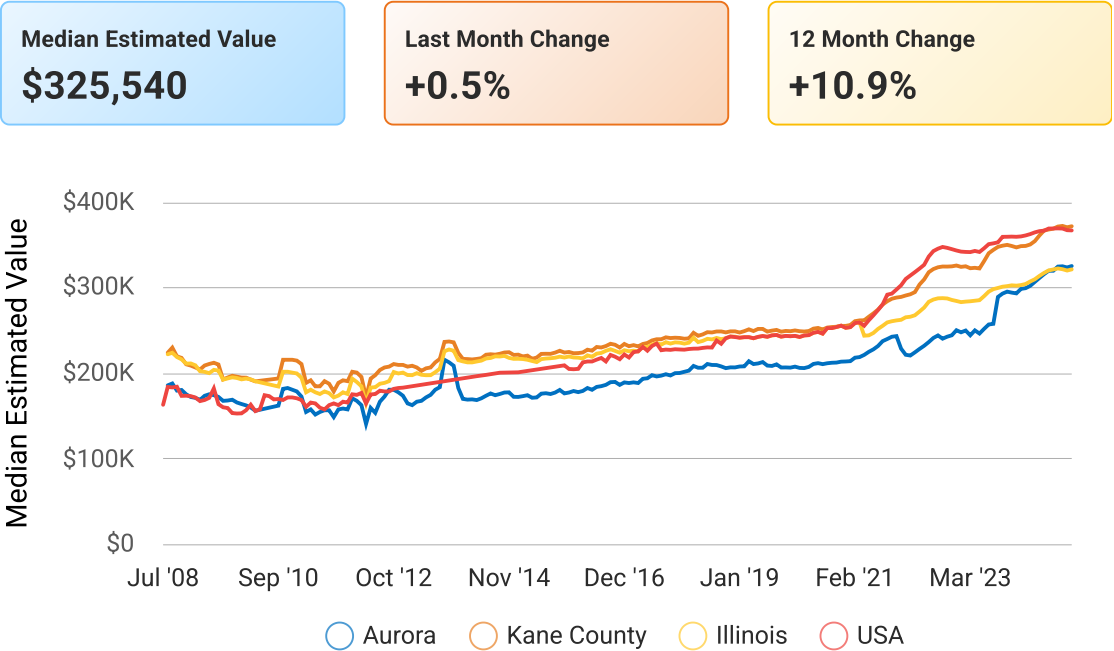
January 2025 Median Estimated Property Value

Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly



Active Listings

Aurora, Illinois

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources
Update Frequency: Monthly



Sold Listings

Aurora, Illinois

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources
Update Frequency: Monthly



Market Snapshot

Value and Price Changes

	Current	Last Month	Last 3 Months	Last 12 Months	Last 24 Months	Last 36 Months
Median Est. Property Value Last Updated: 1/31/2025	-	\$323,810 +0.53%	\$324,880 +0.2%	\$293,570 +10.89%	\$248,090 +31.22%	\$221,830 +46.75%
Median Sold Price Last Updated: 1/31/2025	-	\$295,000 -16.95%	\$264,750 -7.46%	\$248,000 -1.21%	\$235,000 +4.26%	\$203,000 +20.69%
Median List Price Last Updated: 1/31/2025	-	\$350,000 0%	\$309,900 +12.94%	\$300,000 +16.67%	\$299,500 +16.86%	\$245,063 +42.82%

About this Data: Because some brokerages may choose not to include their MLS listing content within the RPR platform, the analysis contained in this report may not have been created using all the available listing data within this geographical market.

Median estimated property values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The Metrics displayed here reflect **All Residential Single Family, Condo, Townhouse and Apartment properties** data.

Market Activity

Market Filters Selected

Sort Order: Recently updated

Maximum Properties Per Change Type: 90

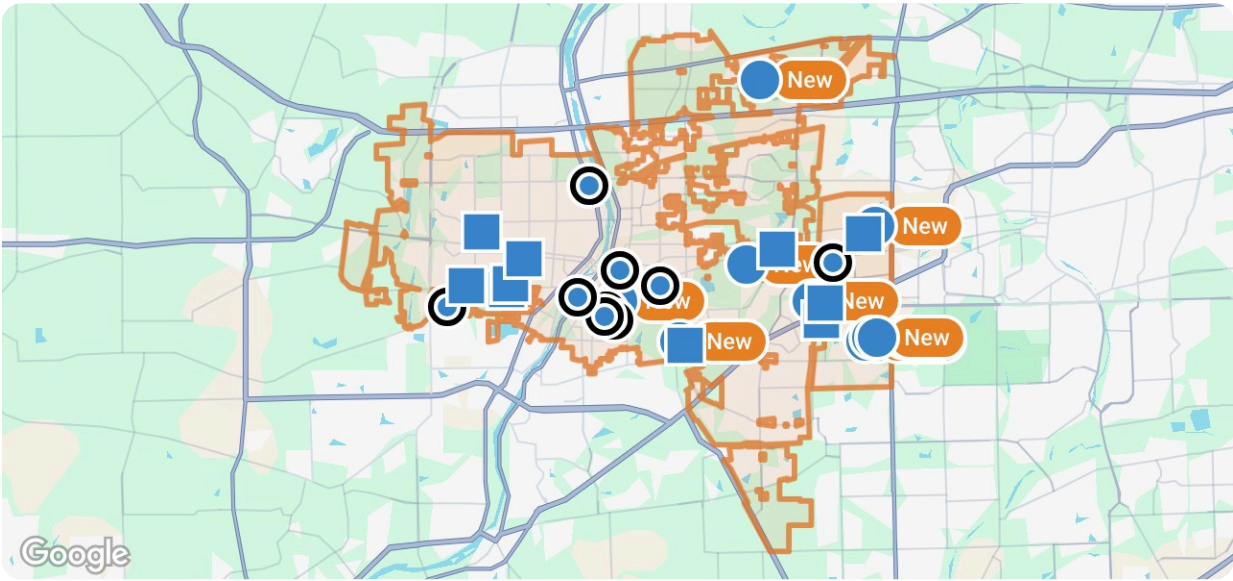
Change Types: New Listings, Pending, Closed

Property Types: Single Family, Condo/Townhouse/Apt

Property Features: Sale Price: Any, Lease Price: Any, Beds: 3+, Baths: 2+, Living Area: Any, Lot Size (acre): Any, Year Built: Any

Summary

For Sale Activity in the Last 3 Months



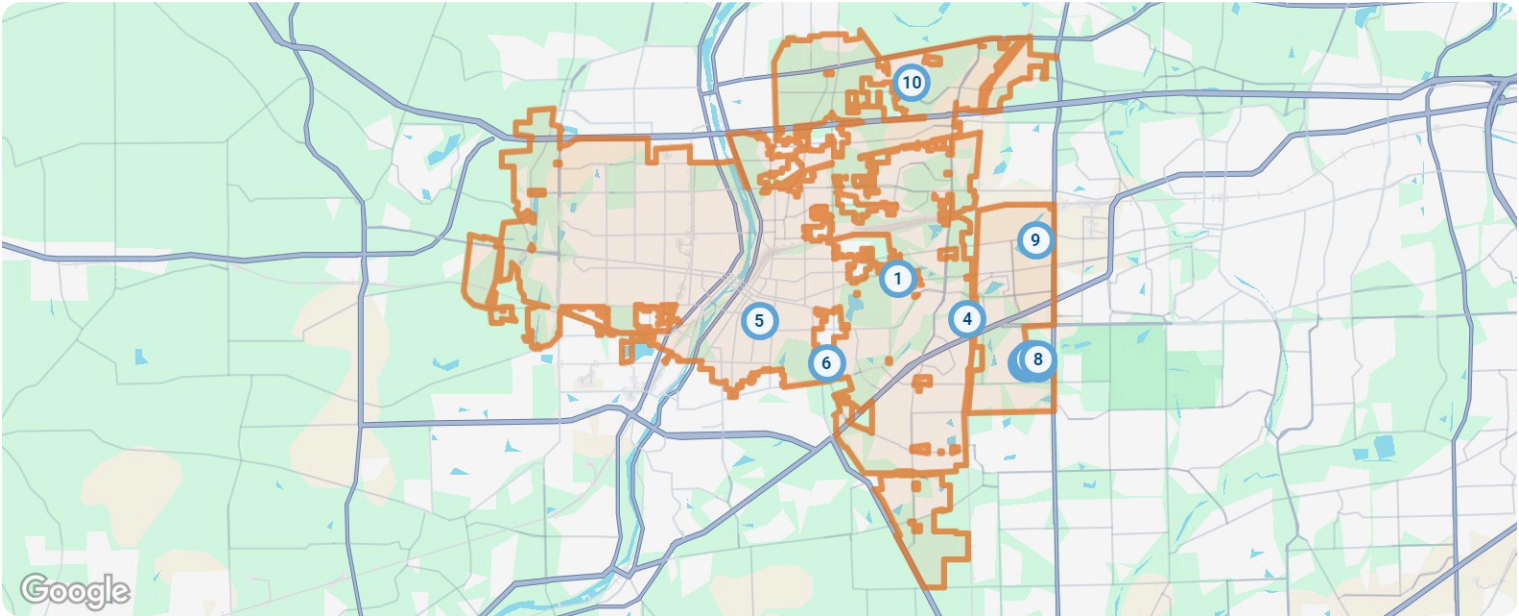
- Legend**
- For Sale
 - For Sale Pending
 - Distressed Pending
 - Recently Closed

	New	Pending	Closed
Number of Properties	10	9	10
Lowest Listing Price / Est.Value	\$285,000	\$69,000	\$248,000
Median Listing Price / Est.Value	\$512,495	\$259,900	\$291,250
Highest Listing Price / Est.Value	\$625,000	\$279,000	\$720,000
Average Price / sqft	\$231	\$131	\$190
Median Price / sqft	\$240	\$151	\$180
Average Days in RPR	13	65	67
Median Days in RPR	4	80	57
Total Volume	\$4,788,360	\$2,042,800	\$3,449,000
Source	Listings	Listings	Public Records & Listings

Property Details

New

Source: Listings

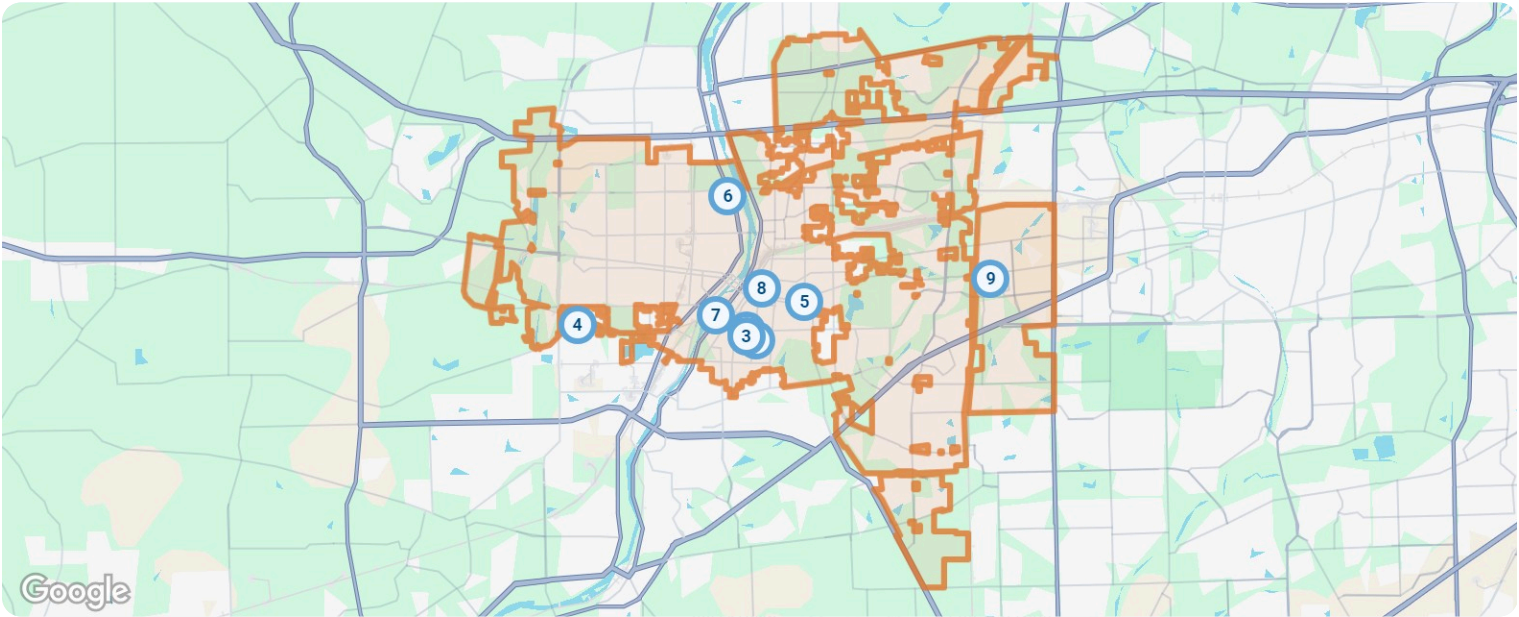










New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
1	 <div>320 Abington Woods Dr Aurora, IL 60502 MLS ID: 12282499 ● Active / For Sale</div> <div>Listing Courtesy of Redfin Corporation</div>	Single Family	3/3	2,036	12.62 acres	2001	2/13/2025 – days	\$349,900 \$172/sq ft
2	 <div>4314 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12289599 ● Active / For Sale</div> <div>Listing Courtesy of Little Realty</div>	Single Family	3/3	2,025	2,178 sq ft	2025	2/12/2025 1 day	\$589,990 \$291/sq ft
3	 <div>4490 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12289588 ● Active / For Sale</div> <div>Listing Courtesy of Little Realty</div>	Single Family	3/3	2,116	–	2024	2/12/2025 1 day	\$549,990 \$260/sq ft
4	 <div>3251 Gresham Ln E Aurora, IL 60504 MLS ID: 12289878 ● Active / For Sale</div> <div>Listing Courtesy of Chase Real Estate LLC</div>	Single Family	3/2	1,476	7,405 sq ft	1986	2/13/2025 – days	\$394,900 \$268/sq ft
5	 <div>403 Watson St Aurora, IL 60505 MLS ID: 12280400 ● Active / For Sale</div> <div>Listing Courtesy of Redfin Corporation</div>	Single Family	3/2	2,335	10,018 sq ft	1926	2/21/2025 -8 days	\$285,000 \$122/sq ft

New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
6	 <p>955 Celebration Dr Aurora, IL 60504 MLS ID: 12218339 ● Active / For Sale</p> <p><i>Listing Courtesy of Circle One Realty</i></p>	Single Family	3/3	2,130	–	2024	11/28/2024 77 days	\$399,590 \$188/sq ft
7	 <p>4149 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12278435 ● Active / For Sale</p> <p><i>Listing Courtesy of Little Realty</i></p>	Single Family	3/3	2,104	871 sq ft	2022	1/27/2025 17 days	\$549,990 \$261/sq ft
8	 <p>4292 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12284152 ● Active / For Sale</p> <p><i>Listing Courtesy of Keller Williams Infinity</i></p>	Single Family	3/4	1,780	1,742 sq ft	2023	2/7/2025 6 days	\$569,000 \$320/sq ft
9	 <p>863 Lewisburg Ln Aurora, IL 60504 MLS ID: 12271207 ● Active / For Sale</p> <p><i>Listing Courtesy of Keller Williams Infinity</i></p>	Single Family	3/3	2,155	1,307 sq ft	2016	1/16/2025 28 days	\$475,000 \$220/sq ft
10	 <p>2611 Newton Ct Aurora, IL 60502 MLS ID: 12279780 ● Active / For Sale</p> <p><i>Listing Courtesy of Keller Williams Infinity</i></p>	Single Family	4/4	3,068	8,712 sq ft	2001	2/7/2025 6 days	\$625,000 \$204/sq ft

Pending

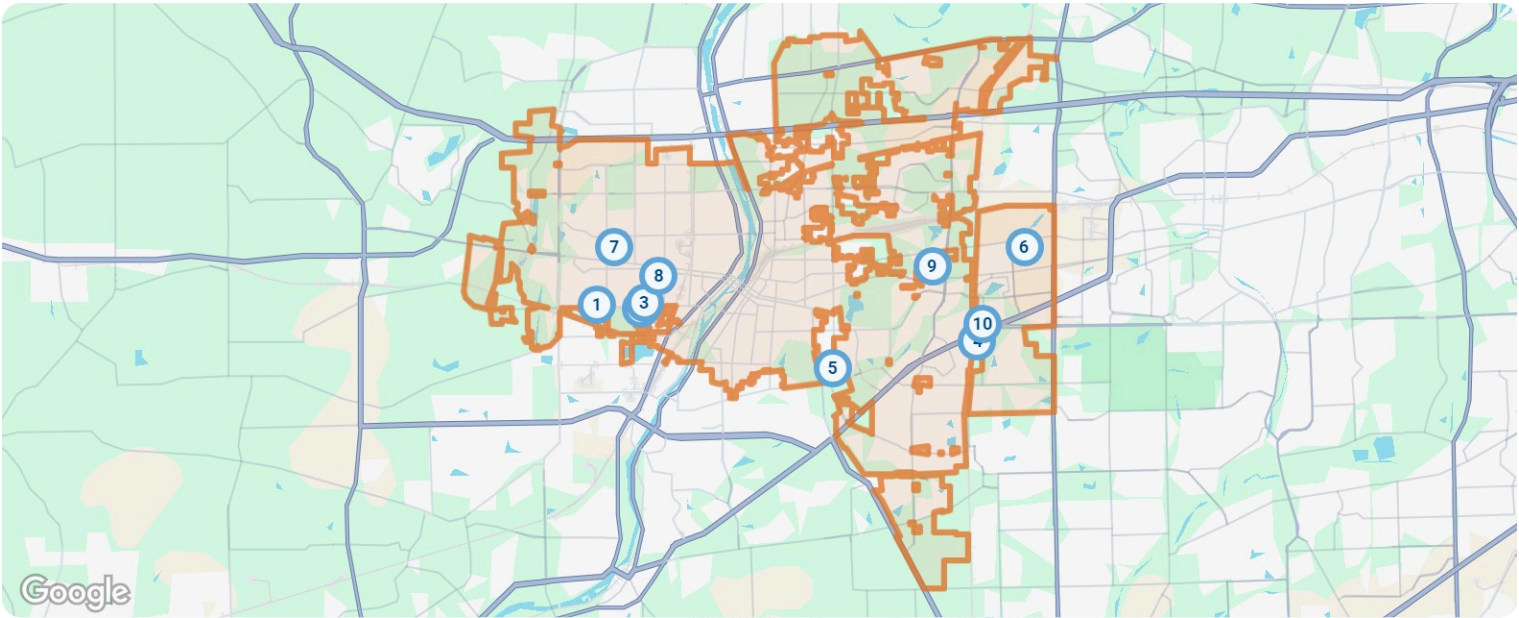
Source: Listings



Pending: 9 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / \$ Per Sq Ft	Pending Date / Days in RPR
1		504 5th Ave Aurora, IL 60505 MLS ID: 12197770 🔴 Pending / For Sale	Single Family	4/2	1,228	2,112 sq ft 1915	10/26/2024 \$190,000 \$155/sq ft	1/28/2025 110 days
Listing Courtesy of Centurion Realty & Estates Inc								
2		625 Watson St Aurora, IL 60505 MLS ID: 12217172 🔵 Pending / For Sale	Single Family	3/3	2,984	4,791 sq ft 1917	11/25/2024 \$275,000 \$92/sq ft	11/29/2024 80 days
Listing Courtesy of Keller Williams Realty Signature								
3		552 5th St Aurora, IL 60505 MLS ID: 12260623 🔵 Pending / For Sale	Single Family	3/2	1,464	10,000 sq ft 1929	12/27/2024 \$249,900 \$171/sq ft	12/30/2024 48 days
Listing Courtesy of Bespoke Realty Group LLC								
4		780 Gary Ave Aurora, IL 60506 MLS ID: 12201544 🔵 Pending / For Sale	Single Family	3/2	1,698	0.47 acres 1963	10/31/2024 \$270,000 \$159/sq ft	1/6/2025 105 days
Listing Courtesy of Compass REO Incorporated								
5		26 N Ohio St Aurora, IL 60505 MLS ID: 12210917 🔵 Pending / For Sale	Single Family	4/2	8,399	– 1952	11/14/2024 \$69,000 \$8/sq ft	11/27/2024 91 days
Listing Courtesy of The Chicagoland RE Auction Co.								
6		310 Old Indian Trl Aurora, IL 60506 MLS ID: 12262020 🔵 Pending / For Sale	Single Family	3/2	1,310	– 1956	– \$190,000 \$145/sq ft	12/12/2024 – days
Listing Courtesy of eXp Realty, LLC								
7		404 Rosewood Ave Aurora, IL 60505 MLS ID: 12261230 🔵 Pending / For Sale	Single Family	4/2	1,848	– 1900	12/29/2024 \$279,000 \$151/sq ft	1/8/2025 46 days
Listing Courtesy of Casa Moderna Real Estate								
8		438 Spring St Aurora, IL 60505 MLS ID: 12216435 🔵 Pending / For Sale	Single Family	3/2	3,266	3,266 sq ft 1900	11/24/2024 \$260,000 \$80/sq ft	2/1/2025 81 days
Listing Courtesy of West Superior Realty, Inc.								
9		440 Sandpiper Ct, Apt D Aurora, IL 60504 MLS ID: 12271935 🔵 Pending / For Sale	Condo/Townhouse/Apt.	3/2	1,189	14.55 acres 1979	1/16/2025 \$259,900 \$219/sq ft	2/3/2025 28 days
Listing Courtesy of eXp Realty, LLC								

Closed

Source: Public Records and Listings

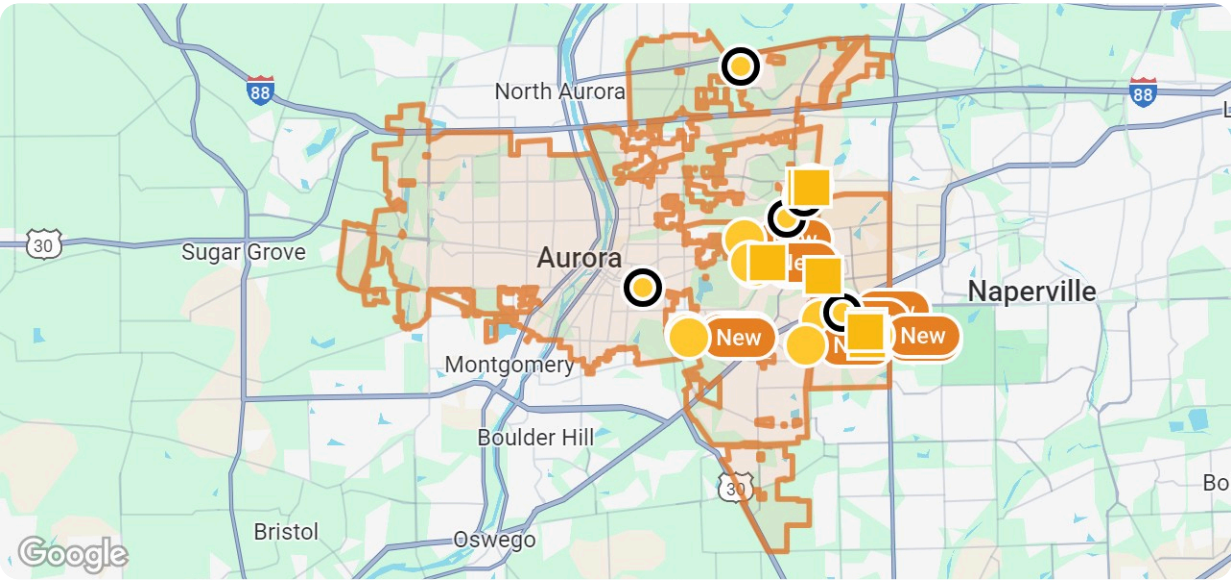


Closed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / \$ Per Sq Ft	List to Sold Price %
1	<div><div><div>432 N Kingsway Dr Aurora, IL 60506 MLS ID: 12263462</div><div><div>Closed / For Sale</div></div></div></div> <div>Courtesy of Keller Williams Infinity</div>	Single Family	3/2	1,891	0.48 acres 1957	2/12/2025 40 days	\$335,000 \$177/sq ft	<div>↓</div> 4.29%
2	<div><div><div>1314 Prairie St Aurora, IL 60506 MLS ID: 12221944</div><div><div>Closed / For Sale</div></div></div></div> <div>Courtesy of Pilmer Real Estate, Inc</div>	Single Family	3/2	1,160	9,822 sq ft 1980	2/11/2025 32 days	\$300,000 \$259/sq ft	<div>↑</div> 0.03%
3	<div><div><div>416 S Gladstone Ave Aurora, IL 60506 MLS ID: 12264883</div><div><div>Closed / For Sale</div></div></div></div> <div>Courtesy of RE/MAX Professionals Select</div>	Single Family	3/2	1,476	7,492 sq ft 1941	2/11/2025 36 days	\$253,500 \$172/sq ft	<div>↓</div> 9.14%
4	<div><div><div>3348 Ravinia Cir Aurora, IL 60504 MLS ID: 12193424</div><div><div>Closed / For Sale</div></div></div></div> <div>Courtesy of Keller Williams Infinity</div>	Single Family	3/2	1,806	20.84 acres 1996	2/10/2025 38 days	\$300,000 \$166/sq ft	<div>↓</div> 3.23%
5	<div><div><div>1000 Celebration Dr Aurora, IL 60504 MLS ID: 12262726</div><div><div>Closed / For Sale</div></div></div></div> <div>Courtesy of John Greene Realtor</div>	Single Family	3/3	1,288	– 2008	2/7/2025 37 days	\$275,000 \$214/sq ft	<div>↑</div> 2.23%

Closed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / \$ Per Sq Ft	List to Sold Price %
6	 <p>4139 Milford Ln Aurora, IL 60504 MLS ID: 12217448</p> <p> Closed / For Sale</p> <p><i>Courtesy of Innovated Realty Solutions</i></p>	Single Family	4/3	2,424	28.82 acres 2006	2/10/2025 73 days	\$455,000 \$188/sq ft	 1.08%
7	 <p>526 N Westlawn Ave Aurora, IL 60506 MLS ID: 12217042</p> <p> Closed / For Sale</p> <p><i>Courtesy of eXp Realty, LLC</i></p>	Single Family	3/2	1,360	7,200 sq ft 1955	2/10/2025 77 days	\$248,000 \$182/sq ft	 1.59%
8	 <p>1033 Garfield Ave Aurora, IL 60506 MLS ID: 12153088</p> <p> Closed / For Sale</p> <p><i>Courtesy of eXp Realty, LLC</i></p>	Single Family	4/2	1,590	7,927 sq ft 1923	1/30/2025 112 days	\$280,000 \$176/sq ft	 1.75%
9	 <p>543 Saratoga Dr Aurora, IL 60502 MLS ID: 12195239</p> <p> Closed / For Sale</p> <p><i>Courtesy of @properties Christie's International Real Estate</i></p>	Single Family	4/4	3,010	0.4 acres 1997	2/7/2025 105 days	\$720,000 \$239/sq ft	 2.44%
10	 <p>452 Park Ridge Ln, #1-A Aurora, IL 60504 MLS ID: 12188153</p> <p> Closed / For Sale</p> <p><i>Courtesy of A Dwelling 4U Realty LLC</i></p>	Condo/Townhouse/Apt.	3/3	2,227	0.69 acres 1989	2/7/2025 116 days	\$282,500 \$127/sq ft	 5.83%

Summary

For Lease Activity in the Last 3 Months



Legend

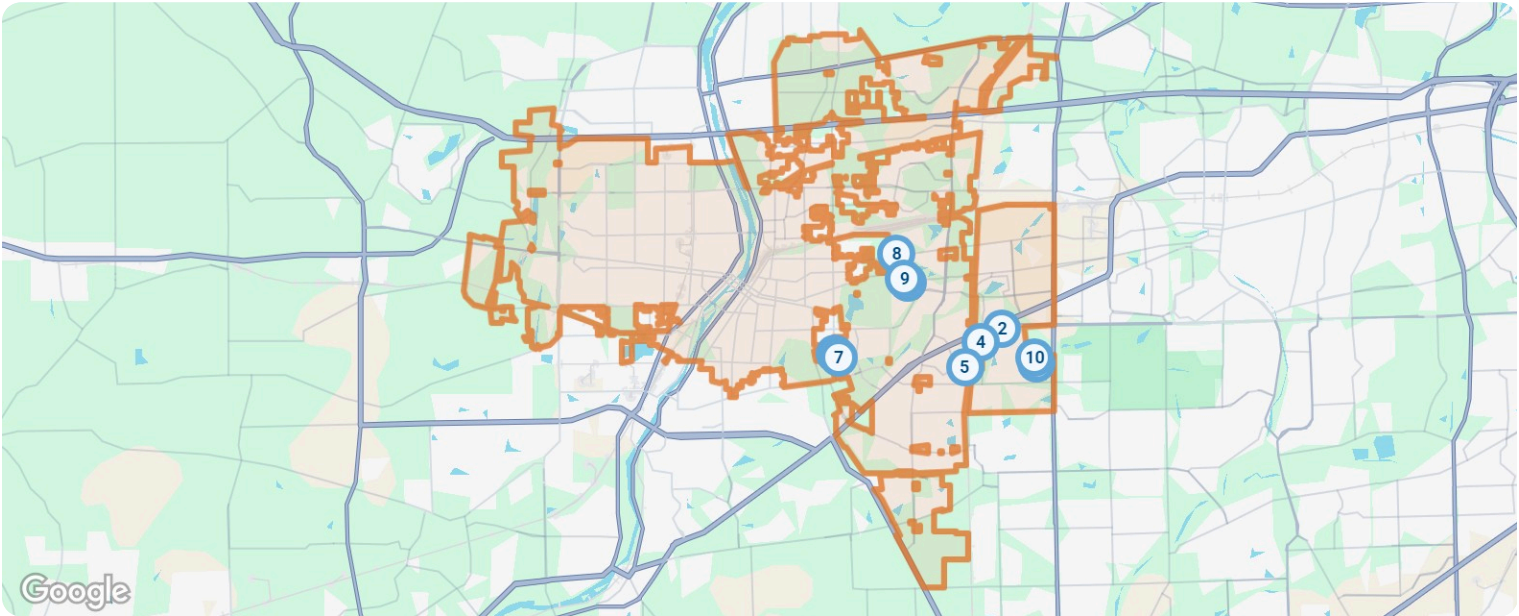
- For Lease
- For Lease Pending
- Recently Leased

	New	Pending	Closed
Number of Properties	10	6	10
Lowest Listing Price / Est.Value	\$2,100	\$2,250	–
Median Listing Price / Est.Value	\$2,625	\$2,460	–
Highest Listing Price / Est.Value	\$3,200	\$4,000	–
Average Price / sqft	\$2	\$1	–
Median Price / sqft	\$2	\$1	–
Average Days in RPR	17	33	56
Median Days in RPR	9	30	49
Total Volume	\$26,640	\$16,720	–
Source	Listings	Listings	Public Records & Listings

Property Details

New

Source: Listings

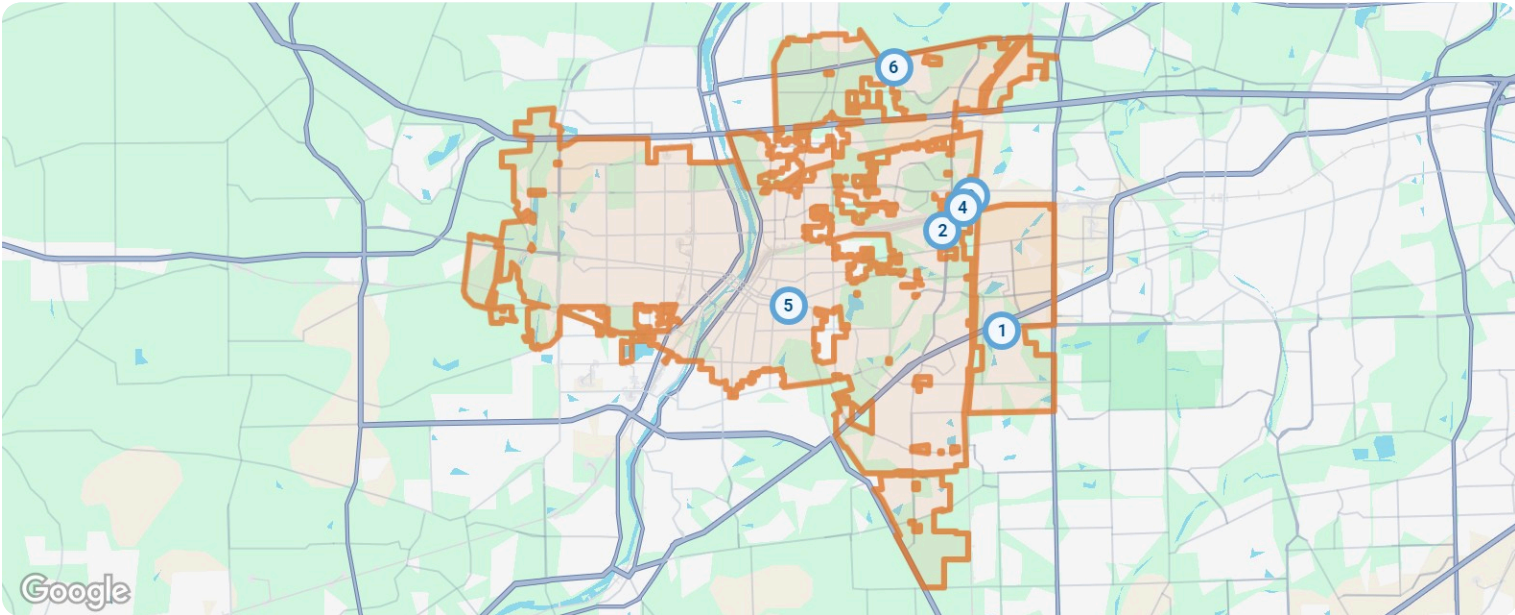




New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
1	 823 Symphony Dr Aurora, IL 60504 MLS ID: 12270091 ● Active / For Lease <i>Courtesy of Urban Aire Realty</i>	Single Family	3/2	1,380	–	2003	2/10/2025 3 days	\$2,150 mo. \$2/sq ft
2	 521 Watercress Dr Aurora, IL 60504 MLS ID: 12276725 ● Active / For Lease <i>Courtesy of Property Economics Inc.</i>	Single Family	3/3	1,858	1,742 sq ft	2020	1/24/2025 20 days	\$3,050 mo. \$2/sq ft
3	 4319 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12285537 ● Active / For Lease <i>Courtesy of Raavstar, Inc.</i>	Single Family	3/3	1,468	1,307 sq ft	2024	2/6/2025 7 days	\$2,900 mo. \$2/sq ft
4	 3481 Ravinia Cir Aurora, IL 60504 MLS ID: 12283895 ● Active / For Lease <i>Courtesy of Property Economics Inc.</i>	Single Family	3/3	1,806	20.84 acres	1998	2/5/2025 8 days	\$2,895 mo. \$2/sq ft
5	 1029 Pheasant Run Ln Aurora, IL 60504 MLS ID: 12287964 ● Active / For Lease <i>Courtesy of Property Economics Inc.</i>	Single Family	3/2	1,194	3,920 sq ft	1987	2/10/2025 3 days	\$2,600 mo. \$2/sq ft

New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
6	 <p>2424 Stoughton Cir Aurora, IL 60502 MLS ID: 12285025</p> <p>● Active / For Lease</p> <p><i>Courtesy of Keller Williams Infinity</i></p>	Single Family	3/3	1,688	16.87 acres	2002	2/4/2025 9 days	\$2,600 mo. \$2/sq ft
7	 <p>894 Symphony Dr Aurora, IL 60504 MLS ID: 12284451</p> <p>● Active / For Lease</p> <p><i>Courtesy of Terra Realty LLC.</i></p>	Single Family	3/3	1,460	–	2002	2/5/2025 8 days	\$2,100 mo. \$1/sq ft
8	 <p>2267 Reflections Dr, #2267 Aurora, IL 60502 MLS ID: 12283654</p> <p>● Active / For Lease</p> <p><i>Courtesy of ERA Naper Realty, Inc.</i></p>	Single Family	3/3	1,469	–	1999	2/4/2025 9 days	\$2,650 mo. \$2/sq ft
9	 <p>2336 Stoughton Cir, #2336 Aurora, IL 60502 MLS ID: 12281113</p> <p>● Active / For Lease</p> <p><i>Courtesy of GC Realty and Development</i></p>	Single Family	3/3	1,668	–	2002	2/3/2025 10 days	\$2,495 mo. \$1/sq ft
10	 <p>4219 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12212025</p> <p>● Active / For Lease</p> <p><i>Courtesy of Keller Williams Infinity</i></p>	Single Family	3/3	1,468	1,307 sq ft	2023	11/17/2024 88 days	\$3,200 mo. \$2/sq ft

Pending

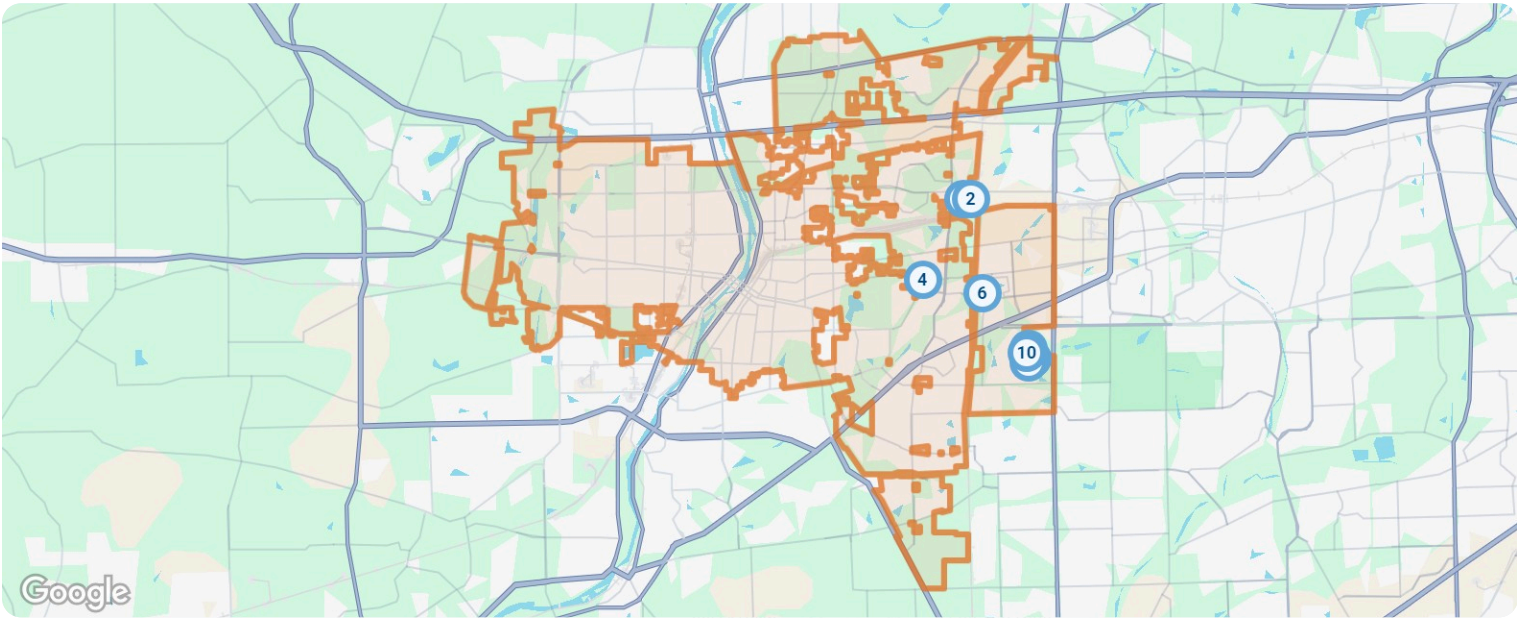
Source: Listings



Pending: 6 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / \$ Per Sq Ft	Pending Date / Days in RPR
1	 <p>535 Watercress Dr, #535 Aurora, IL 60504 MLS ID: 12266562 ● Pending / For Lease</p> <p><i>Courtesy of RE/MAX Professionals Select</i></p>	Single Family	3/3	2,601	– 2020	1/7/2025	\$3,150 mo. \$1/sq ft	2/10/2025 37 days
2	 <p>2884 Riverstone Ct Aurora, IL 60502 MLS ID: 12285976 ● Pending / For Lease</p> <p><i>Courtesy of Wang J Realty LLC</i></p>	Single Family	4/4	3,537	0.27 acres 2002	2/6/2025	\$4,000 mo. \$1/sq ft	2/8/2025 7 days
3	 <p>3329 Bromley Ln, #3329 Aurora, IL 60502 MLS ID: 12280325 ● Pending / For Lease</p> <p><i>Courtesy of Charles Rutenberg Realty of IL</i></p>	Single Family	3/3	1,900	– 2001	1/30/2025	\$2,400 mo. \$1/sq ft	2/6/2025 14 days
4	 <p>3177 Bromley Ln Aurora, IL 60502 MLS ID: 12269068 ● Pending / For Lease</p> <p><i>Courtesy of john greene, Realtor</i></p>	Single Family	3/2	1,700	41.66 acres 2002	1/11/2025	\$2,500 mo. \$1/sq ft	1/28/2025 33 days
5	 <p>783 E Galena Blvd Aurora, IL 60505 MLS ID: 12216105 ● Pending / For Lease</p> <p><i>Courtesy of Invitation Homes</i></p>	Single Family	4/2	–	– 1900	11/23/2024	\$2,420 mo. –/sq ft	1/23/2025 82 days
6	 <p>2210 Scott Ln Aurora, IL 60502 MLS ID: 12273408 ● Pending / For Lease</p> <p><i>Courtesy of Baird & Warner</i></p>	Single Family	3/2	1,656	14.24 acres 2002	1/18/2025	\$2,250 mo. \$1/sq ft	1/30/2025 26 days

Closed

Source: Public Records and Listings



Closed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / \$ Per Sq Ft	List to Sold Price %
1	 <p>3240 Bromley Ln Aurora, IL 60502 MLS ID: 12261934 Closed / For Lease</p> <p>Courtesy of United Real Estate-Chicago</p>	Single Family	3/3	1,560	41.66 acres 2002	2/6/2025 38 days	– \$2/sq ft	–
2	 <p>3337 Bromley Ln, #3337 Aurora, IL 60502 MLS ID: 12125481 Closed / For Lease</p> <p>Courtesy of HomeSmart Realty Group</p>	Condo/Townhouse/Apt.	3/2	1,800	– 2001	2/8/2025 135 days	– \$1/sq ft	–
3	 <p>4117 Calder Ln Aurora, IL 60504 MLS ID: 12212114 Closed / For Lease</p> <p>Courtesy of Charles Rutenberg Realty of IL</p>	Single Family	3/3	1,806	871 sq ft 2018	2/9/2025 84 days	– \$2/sq ft	–
4	 <p>486 Vaughn Cir Aurora, IL 60502 MLS ID: 12258778 Closed / For Lease</p> <p>Courtesy of Keller Williams Inspire - Geneva</p>	Single Family	3/3	2,009	1,307 sq ft 2005	2/6/2025 27 days	– \$1/sq ft	–
5	 <p>4167 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12179807 Closed / For Lease</p> <p>Courtesy of Berkshire Hathaway HomeServices Chicago</p>	Single Family	3/3	2,104	871 sq ft 2023	11/28/2024 53 days	– \$1/sq ft	–

Closed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / \$ Per Sq Ft	List to Sold Price %
6	 210 Shadybrook Ln Aurora, IL 60504 MLS ID: 12222550 Closed / For Lease <i>Courtesy of RE/MAX Professionals Select</i>	Single Family	3/2	1,268	3,485 sq ft 1993	2/2/2025 58 days	– \$2/sq ft	–
7	 4165 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12181574 Closed / For Lease <i>Courtesy of Keller Williams Infinity</i>	Single Family	4/3	2,100	871 sq ft 2022	11/19/2024 45 days	– \$1/sq ft	–
8	 4499 Chelsea Manor Cir Aurora, IL 60504 MLS ID: 12182654 Closed / For Lease <i>Courtesy of @properties Christie's International Real Estate</i>	Single Family	3/3	2,200	871 sq ft 2024	12/2/2024 54 days	– \$1/sq ft	–
9	 4134 Irving Rd Aurora, IL 60504 MLS ID: 12188413 Closed / For Lease <i>Courtesy of Coldwell Banker Realty</i>	Single Family	3/3	1,792	871 sq ft 2022	11/15/2024 21 days	– \$2/sq ft	–
10	 4107 Winslow Ct Aurora, IL 60504 MLS ID: 12160247 Closed / For Lease <i>Courtesy of Pan Realty LLC</i>	Single Family	3/3	2,064	1,742 sq ft 2019	11/15/2024 42 days	– \$1/sq ft	–

About RPR

- RPR® is the nation's largest property database, exclusively for REALTORS®. It empowers REALTORS® to help buyers and sellers make informed decisions, backed by a real estate database covering more than 160 million residential and commercial properties in the United States.
- RPR is a wholly owned subsidiary of the National Association of REALTORS® and a member benefit to REALTORS®.
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

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