

Local Market Update – March 2025

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of April 14, 2025



Arlington Heights

+ 7.7%

Change in
New Listings
All Properties

- 8.0%

Change in
Closed Sales
All Properties

+ 15.3%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	56	59	+ 5.4%	807	860	+ 6.6%
Under Contract (includes Contingent and Pending)	52	51	- 1.9%	572	616	+ 7.7%
Closed Sales	44	35	- 20.5%	560	629	+ 12.3%
Median Sales Price*	\$532,750	\$550,000	+ 3.2%	\$500,000	\$540,000	+ 8.0%
Average Sales Price*	\$559,441	\$657,851	+ 17.6%	\$546,939	\$627,539	+ 14.7%
Percent of Original List Price Received*	100.2%	100.1%	- 0.1%	100.2%	100.5%	+ 0.3%
Average Market Time	34	70	+ 105.9%	27	32	+ 18.5%
Inventory of Homes for Sale at Month End	41	40	- 2.4%	--	--	--

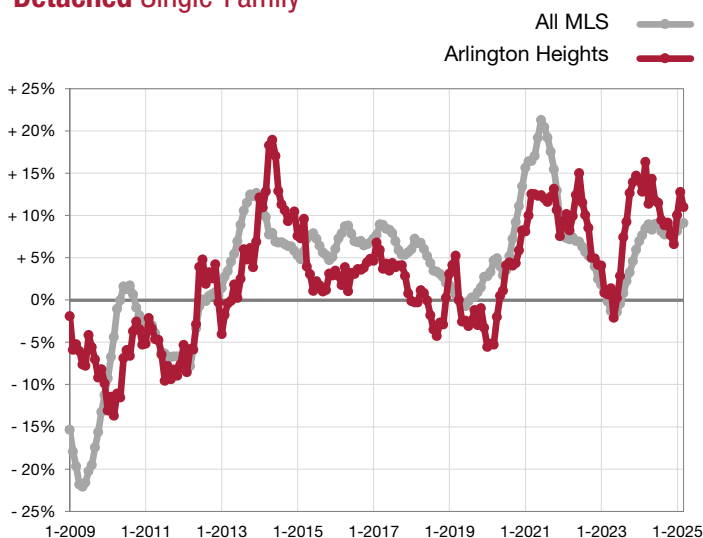
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	48	53	+ 10.4%	436	559	+ 28.2%
Under Contract (includes Contingent and Pending)	42	43	+ 2.4%	340	393	+ 15.6%
Closed Sales	31	34	+ 9.7%	335	397	+ 18.5%
Median Sales Price*	\$225,000	\$233,750	+ 3.9%	\$234,250	\$244,000	+ 4.2%
Average Sales Price*	\$264,474	\$263,600	- 0.3%	\$259,749	\$287,686	+ 10.8%
Percent of Original List Price Received*	101.6%	99.8%	- 1.8%	101.4%	99.4%	- 2.0%
Average Market Time	34	28	- 17.6%	19	27	+ 42.1%
Inventory of Homes for Sale at Month End	18	28	+ 55.6%	--	--	--

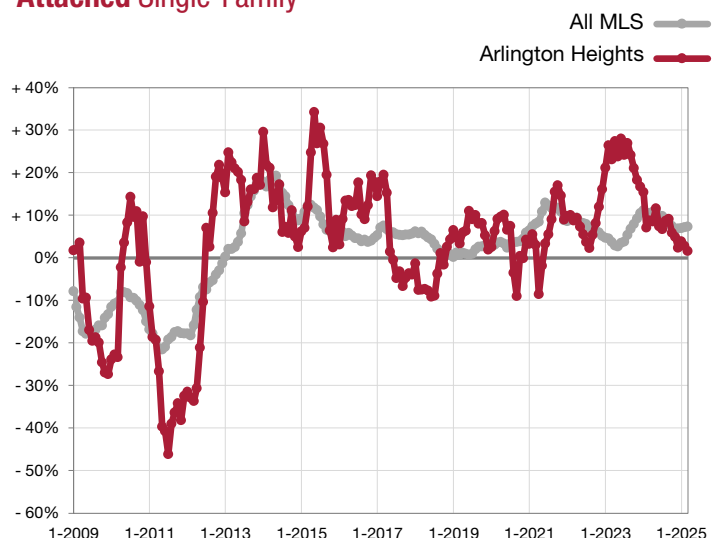
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Change in Median Sales Price from Prior Year (6-Month Average)**

Detached Single-Family



Attached Single-Family



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.