

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



Des Plaines

- 16.5%

+ 5.1%

- 4.8%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	54	39	- 27.8%	522	569	+ 9.0%
Under Contract (includes Contingent and Pending)	31	24	- 22.6%	359	376	+ 4.7%
Closed Sales	23	27	+ 17.4%	359	377	+ 5.0%
Median Sales Price*	\$385,000	\$445,000	+ 15.6%	\$361,000	\$400,000	+ 10.8%
Average Sales Price*	\$406,917	\$485,570	+ 19.3%	\$390,355	\$429,081	+ 9.9%
Percent of Original List Price Received*	101.4%	100.2%	- 1.2%	99.9%	100.4%	+ 0.5%
Average Market Time	17	51	+ 200.0%	33	33	0.0%
Inventory of Homes for Sale at Month End	36	32	- 11.1%	--	--	--

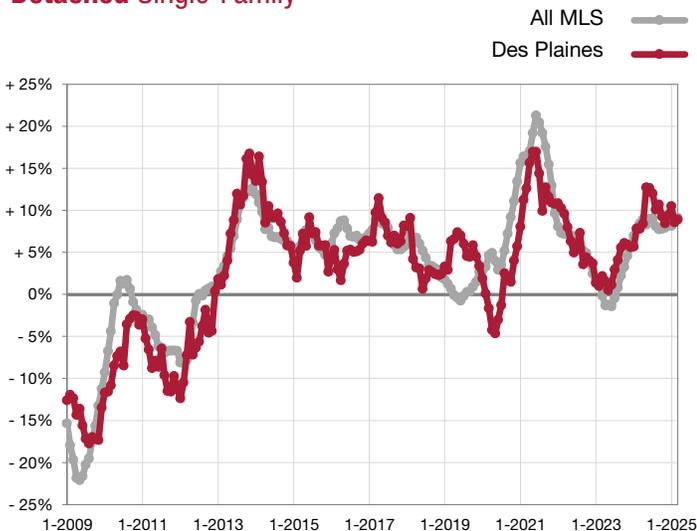
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	73	67	- 8.2%	679	706	+ 4.0%
Under Contract (includes Contingent and Pending)	44	63	+ 43.2%	533	510	- 4.3%
Closed Sales	36	35	- 2.8%	524	502	- 4.2%
Median Sales Price*	\$250,000	\$292,000	+ 16.8%	\$228,500	\$264,500	+ 15.8%
Average Sales Price*	\$270,854	\$301,931	+ 11.5%	\$244,165	\$278,057	+ 13.9%
Percent of Original List Price Received*	100.7%	98.6%	- 2.1%	100.1%	99.3%	- 0.8%
Average Market Time	23	48	+ 108.7%	34	29	- 14.7%
Inventory of Homes for Sale at Month End	47	47	0.0%	--	--	--

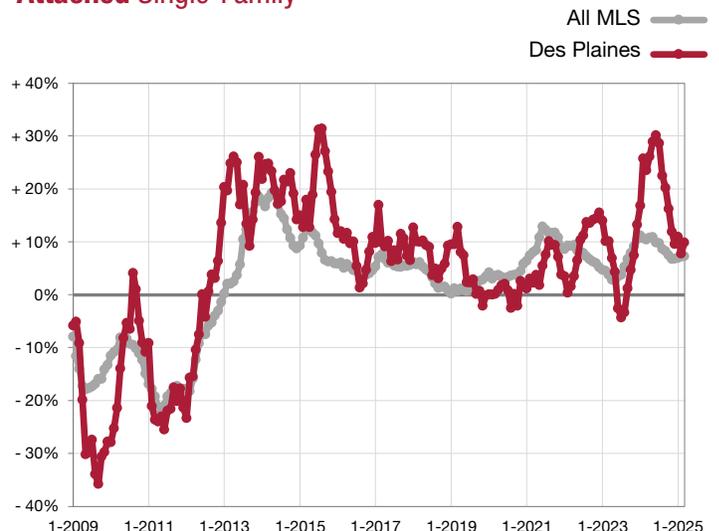
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.