

# 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



## Hoffman Estates

**- 21.3%**

Change in  
New Listings  
All Properties

**- 42.3%**

Change in  
Closed Sales  
All Properties

**- 21.6%**

Change in  
Inventory of Homes  
All Properties

### Detached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	41	38	- 7.3%	438	466	+ 6.4%
Under Contract (includes Contingent and Pending)	35	33	- 5.7%	329	326	- 0.9%
Closed Sales	28	17	- 39.3%	327	323	- 1.2%
Median Sales Price*	\$410,000	<b>\$470,000</b>	+ 14.6%	\$415,000	<b>\$433,666</b>	+ 4.5%
Average Sales Price*	\$432,857	<b>\$492,359</b>	+ 13.7%	\$433,712	<b>\$464,840</b>	+ 7.2%
Percent of Original List Price Received*	101.4%	<b>102.2%</b>	+ 0.8%	100.2%	<b>101.0%</b>	+ 0.8%
Average Market Time	29	25	- 13.8%	24	25	+ 4.2%
Inventory of Homes for Sale at Month End	21	18	- 14.3%	--	--	--

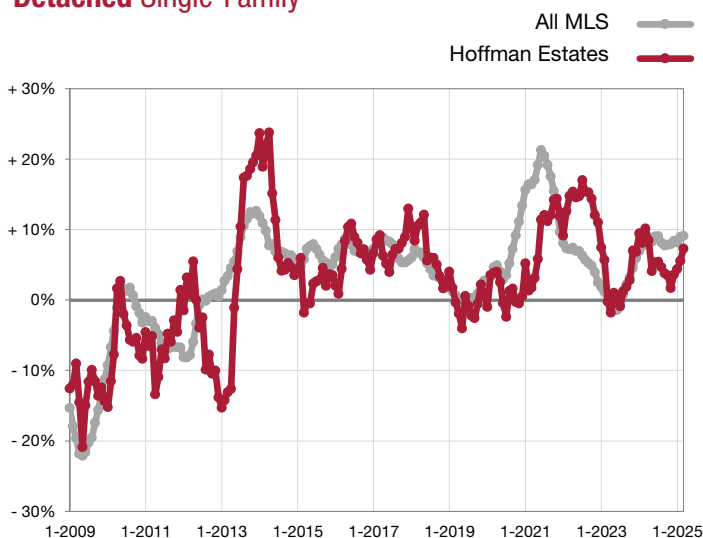
### Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	34	21	- 38.2%	302	313	+ 3.6%
Under Contract (includes Contingent and Pending)	31	25	- 19.4%	246	226	- 8.1%
Closed Sales	24	13	- 45.8%	235	232	- 1.3%
Median Sales Price*	\$287,500	<b>\$250,000</b>	- 13.0%	\$225,000	<b>\$240,000</b>	+ 6.7%
Average Sales Price*	\$268,110	<b>\$256,915</b>	- 4.2%	\$245,439	<b>\$253,661</b>	+ 3.3%
Percent of Original List Price Received*	100.4%	<b>102.7%</b>	+ 2.3%	101.5%	<b>100.1%</b>	- 1.4%
Average Market Time	20	6	- 70.0%	19	23	+ 21.1%
Inventory of Homes for Sale at Month End	16	11	- 31.3%	--	--	--

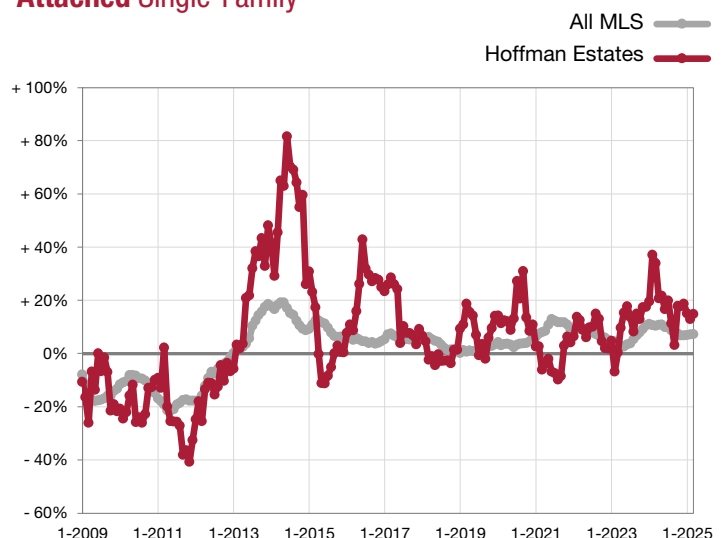
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.