

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

The Kankakee-Iroquois-Ford Association of REALTORS® (KIFAR) joined as a full MRED Service Partner Association in October 2012. Prior to November 1, 2012, data does not include all KIFAR transactions.



Long Grove

- 21.4%

Change in
New Listings
All Properties

- 18.2%

Change in
Closed Sales
All Properties

- 18.8%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	66	52	- 21.2%	735	746	+ 1.5%
Under Contract (includes Contingent and Pending)	45	47	+ 4.4%	511	494	- 3.3%
Closed Sales	40	34	- 15.0%	517	498	- 3.7%
Median Sales Price*	\$576,500	\$660,000	+ 14.5%	\$605,000	\$675,625	+ 11.7%
Average Sales Price*	\$622,931	\$666,757	+ 7.0%	\$649,170	\$717,917	+ 10.6%
Percent of Original List Price Received*	100.7%	99.1%	- 1.6%	99.3%	99.7%	+ 0.4%
Average Market Time	43	24	- 44.2%	33	41	+ 24.2%
Inventory of Homes for Sale at Month End	58	47	- 19.0%	--	--	--

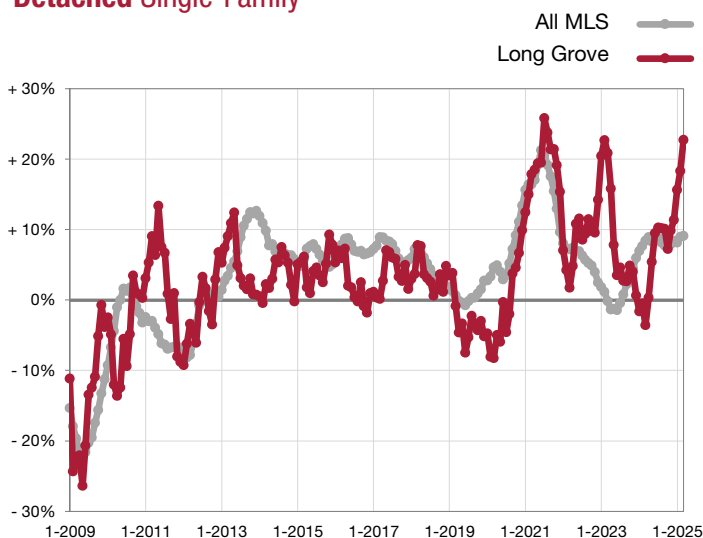
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	4	3	- 25.0%	73	79	+ 8.2%
Under Contract (includes Contingent and Pending)	3	1	- 66.7%	56	44	- 21.4%
Closed Sales	4	2	- 50.0%	65	47	- 27.7%
Median Sales Price*	\$292,500	\$372,500	+ 27.4%	\$386,395	\$392,500	+ 1.6%
Average Sales Price*	\$318,500	\$372,500	+ 17.0%	\$468,972	\$430,262	- 8.3%
Percent of Original List Price Received*	104.4%	96.7%	- 7.4%	101.5%	99.9%	- 1.6%
Average Market Time	8	41	+ 412.5%	45	43	- 4.4%
Inventory of Homes for Sale at Month End	6	5	- 16.7%	--	--	--

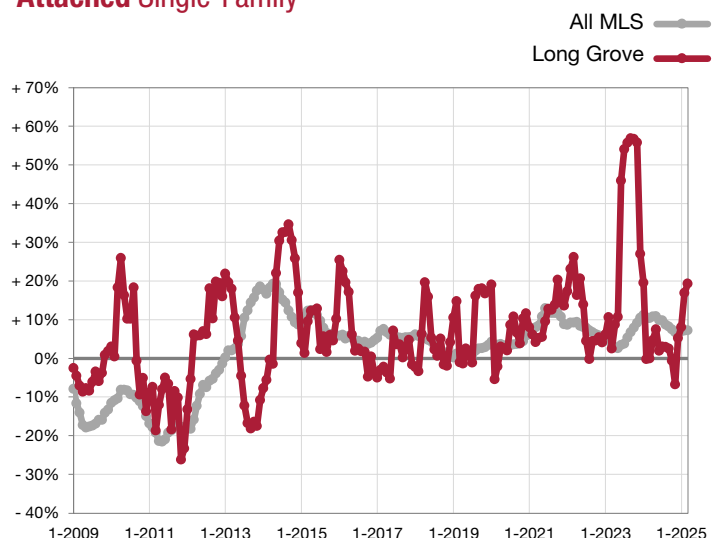
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.