

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



Round Lake

- 4.3%

Change in
New Listings
All Properties

- 33.3%

Change in
Closed Sales
All Properties

- 9.1%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	15	16	+ 6.7%	167	172	+ 3.0%
Under Contract (includes Contingent and Pending)	14	12	- 14.3%	132	137	+ 3.8%
Closed Sales	12	5	- 58.3%	133	135	+ 1.5%
Median Sales Price*	\$354,700	\$335,000	- 5.6%	\$339,900	\$361,000	+ 6.2%
Average Sales Price*	\$324,575	\$321,700	- 0.9%	\$323,794	\$348,382	+ 7.6%
Percent of Original List Price Received*	96.3%	93.9%	- 2.5%	100.1%	100.1%	0.0%
Average Market Time	82	103	+ 25.6%	29	31	+ 6.9%
Inventory of Homes for Sale at Month End	8	5	- 37.5%	--	--	--

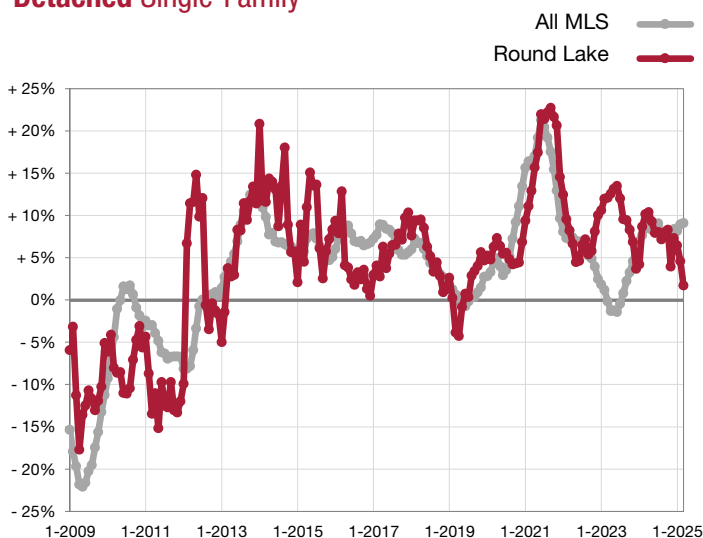
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	8	6	- 25.0%	108	153	+ 41.7%
Under Contract (includes Contingent and Pending)	7	4	- 42.9%	93	111	+ 19.4%
Closed Sales	6	7	+ 16.7%	90	114	+ 26.7%
Median Sales Price*	\$246,000	\$265,000	+ 7.7%	\$232,000	\$245,000	+ 5.6%
Average Sales Price*	\$250,250	\$257,557	+ 2.9%	\$227,782	\$243,716	+ 7.0%
Percent of Original List Price Received*	103.0%	99.2%	- 3.7%	101.8%	100.1%	- 1.7%
Average Market Time	25	64	+ 156.0%	17	31	+ 82.4%
Inventory of Homes for Sale at Month End	3	5	+ 66.7%	--	--	--

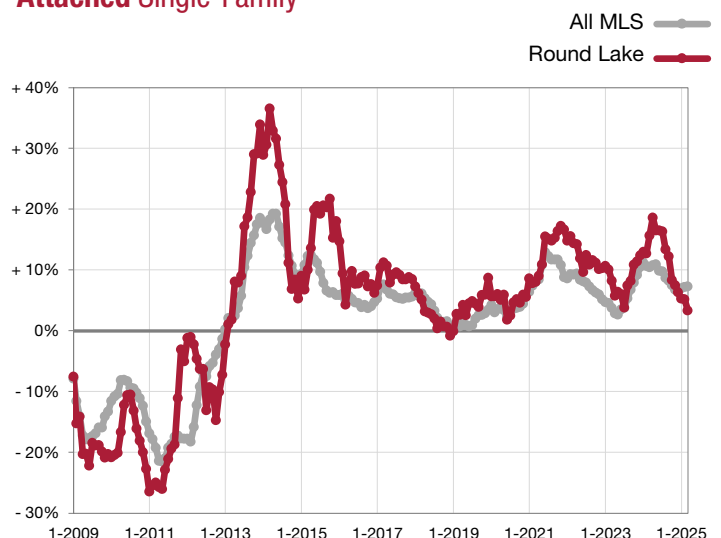
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.