

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



Winnetka

+ 31.3%

0.0%

- 10.5%

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	16	19	+ 18.8%	232	263	+ 13.4%
Under Contract (includes Contingent and Pending)	17	20	+ 17.6%	160	180	+ 12.5%
Closed Sales	12	12	0.0%	180	180	0.0%
Median Sales Price*	\$1,551,586	\$1,657,500	+ 6.8%	\$1,670,000	\$1,765,000	+ 5.7%
Average Sales Price*	\$2,032,139	\$2,071,250	+ 1.9%	\$2,072,893	\$2,074,844	+ 0.1%
Percent of Original List Price Received*	102.5%	103.7%	+ 1.2%	101.5%	102.8%	+ 1.3%
Average Market Time	22	77	+ 250.0%	49	45	- 8.2%
Inventory of Homes for Sale at Month End	19	17	- 10.5%	--	--	--

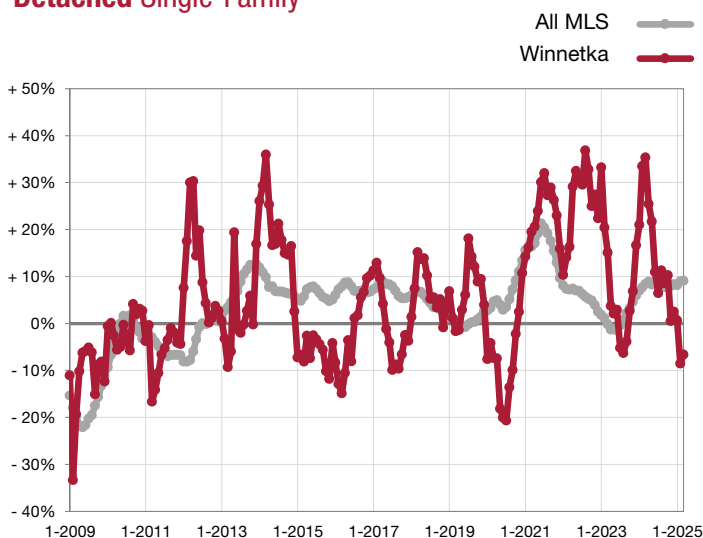
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	0	2	--	20	25	+ 25.0%
Under Contract (includes Contingent and Pending)	0	3	--	18	24	+ 33.3%
Closed Sales	1	1	0.0%	20	22	+ 10.0%
Median Sales Price*	\$367,000	\$575,000	+ 56.7%	\$517,000	\$577,500	+ 11.7%
Average Sales Price*	\$367,000	\$575,000	+ 56.7%	\$572,500	\$569,670	- 0.5%
Percent of Original List Price Received*	108.3%	109.5%	+ 1.1%	101.2%	106.3%	+ 5.0%
Average Market Time	6	2	- 66.7%	25	16	- 36.0%
Inventory of Homes for Sale at Month End	0	0	--	--	--	--

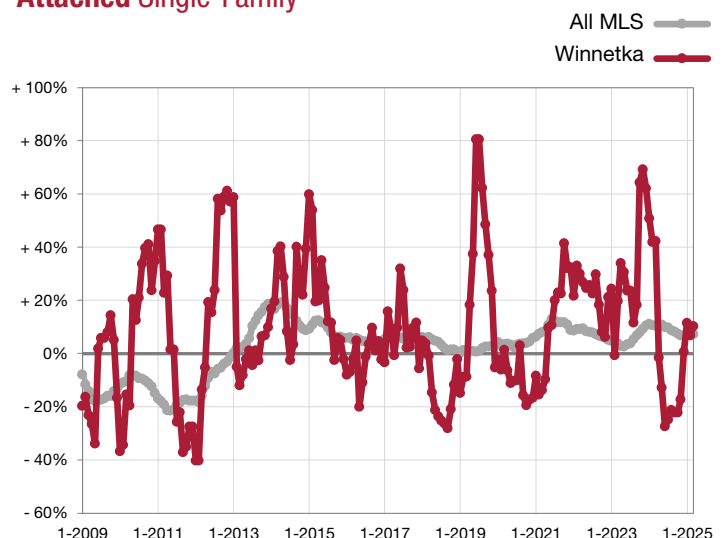
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.