

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



Hanover Park

- 15.6%

+ 18.2%

- 39.1%

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	14	18	+ 28.6%	202	230	+ 13.9%
Under Contract (includes Contingent and Pending)	11	17	+ 54.5%	165	164	- 0.6%
Closed Sales	14	16	+ 14.3%	183	158	- 13.7%
Median Sales Price*	\$360,000	\$337,500	- 6.3%	\$339,900	\$350,000	+ 3.0%
Average Sales Price*	\$345,429	\$338,200	- 2.1%	\$337,427	\$346,890	+ 2.8%
Percent of Original List Price Received*	100.6%	101.3%	+ 0.7%	101.6%	100.7%	- 0.9%
Average Market Time	52	13	- 75.0%	43	25	- 41.9%
Inventory of Homes for Sale at Month End	9	9	0.0%	--	--	--

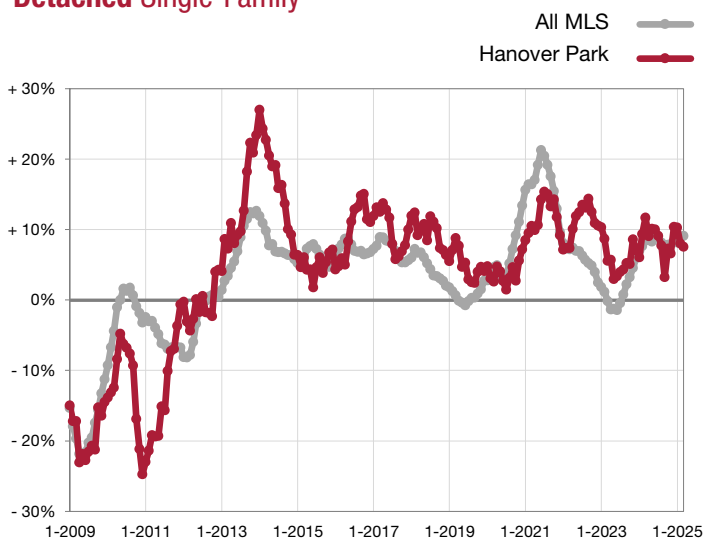
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	18	9	- 50.0%	208	193	- 7.2%
Under Contract (includes Contingent and Pending)	11	8	- 27.3%	171	147	- 14.0%
Closed Sales	8	10	+ 25.0%	168	150	- 10.7%
Median Sales Price*	\$230,000	\$251,500	+ 9.3%	\$235,500	\$260,000	+ 10.4%
Average Sales Price*	\$235,813	\$247,577	+ 5.0%	\$240,492	\$263,850	+ 9.7%
Percent of Original List Price Received*	99.9%	101.6%	+ 1.7%	101.2%	101.0%	- 0.2%
Average Market Time	78	50	- 35.9%	25	25	0.0%
Inventory of Homes for Sale at Month End	14	5	- 64.3%	--	--	--

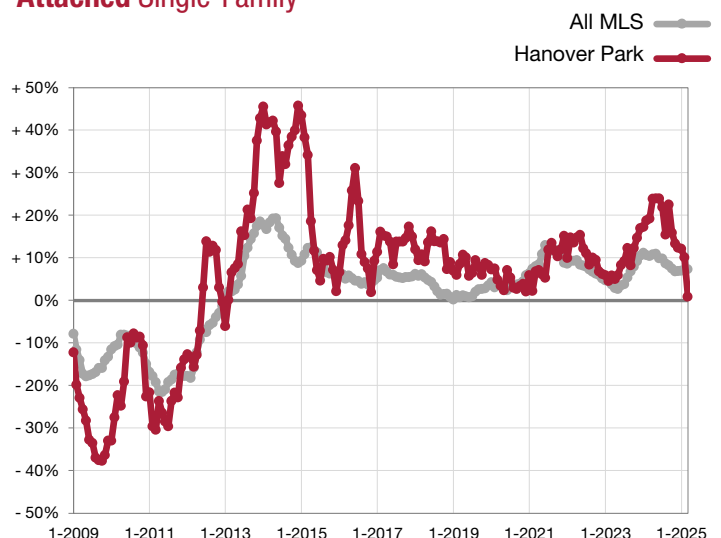
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.