

Monthly Local Market Update for March 2025

A Research Tool Provided by Illinois REALTORS®



Chicago Metro Area

Includes Cook, DeKalb, DuPage, Grundy, Kane, Kendall, Lake, McHenry and Will Counties

Key Metrics for All Properties	March			Year to Date		
	2024	2025	Percent Change	Thru Mar 2024	Thru Mar 2025	Percent Change
Closed Sales	6,839	6,568	- 4.0%	16,605	16,894	+ 1.7%
Previous Month's Closed Sales	5,163 <small>in February 2024</small>	5,253 <small>in February 2025</small>	+ 1.7%	9,766 <small>in February 2024</small>	10,326 <small>in February 2025</small>	+ 5.7%
Median Sales Price*	\$339,250	\$360,000	+ 6.1%	\$325,000	\$349,000	+ 7.4%
Inventory of Homes for Sale	10,711	10,772	+ 0.6%	--	--	--
Days on Market Until Sale	30	32	+ 6.7%	33	34	+ 3.0%

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

Activity by Property Type for March 2025

Closed Sales

Median Sales Price



† For Closed Sales, All Properties is not necessarily a sum of Single-Family and Condo.

Historical Median Sales Price

