

Illinois Housing Market Update

Sortable Statistics



Q2-2025

Click areas below for full reports	Closed Sales		Percent Change		Median Sales Price		Percent Change		Median Sales Price (YTD)		Percent Change		Median Sales Price (Prior Quarter)		Percent Change	
	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	Sort	
State of Illinois	37,940	+ 0.7%	\$318,000	+ 5.3%	\$305,000	+ 5.2%	\$286,093	+ 6.0%								
City of Chicago	6,768	- 3.3%	\$394,998	+ 6.8%	\$380,000	+ 7.0%	\$365,000	+ 9.0%								
Bloomington MSA	618	- 1.4%	\$256,500	+ 2.6%	\$242,158	- 1.2%	\$225,500	- 6.0%								
Carbondale–Marion MSA	357	+ 9.8%	\$170,000	+ 9.1%	\$167,500	+ 9.5%	\$163,500	+ 9.0%								
Champaign-Urbana-MSA	701	- 5.1%	\$240,900	+ 5.9%	\$235,000	+ 13.0%	\$218,500	+ 18.1%								
Chicago Metro Area	26,085	- 0.3%	\$380,000	+ 5.6%	\$365,000	+ 5.6%	\$349,000	+ 7.4%								
Danville MSA	166	- 10.3%	\$110,000	+ 4.8%	\$110,000	+ 10.0%	\$113,075	+ 19.0%								
Decatur MSA	381	+ 5.0%	\$145,000	+ 11.5%	\$142,750	+ 11.1%	\$137,000	+ 9.2%								
Kankakee MSA	266	- 13.4%	\$225,000	+ 4.7%	\$215,000	+ 3.9%	\$198,750	+ 2.7%								
Metro East MSA	2,147	+ 2.3%	\$210,000	+ 5.0%	\$200,000	+ 5.3%	\$187,000	+ 4.5%								
Moline-Rock-Island MSA	617	+ 13.2%	\$161,500	+ 11.4%	\$157,500	+ 7.9%	\$149,900	+ 1.6%								
Peoria MSA	1,330	+ 0.9%	\$179,000	+ 5.3%	\$165,000	+ 10.0%	\$153,100	+ 18.6%								
Rockford MSA	1,172	+ 11.3%	\$210,000	+ 5.5%	\$205,000	+ 8.5%	\$198,500	+ 9.7%								
Springfield MSA	704	- 5.5%	\$212,000	+ 14.2%	\$198,500	+ 11.5%	\$175,000	+ 6.1%								
Adams County	204	0.0%	\$190,000	+ 6.9%	\$177,500	+ 10.6%	\$158,400	+ 8.3%								
Alexander County	4	+ 100.0%	\$119,500	- 11.5%	\$114,500	+ 110.1%	\$102,000	+ 218.8%								
Bond County	32	- 20.0%	\$162,000	+ 6.2%	\$145,250	- 7.2%	\$128,200	- 22.1%								
Boone County	168	+ 5.7%	\$270,000	+ 1.9%	\$255,000	- 1.9%	\$239,950	- 4.0%								
Brown County	14	+ 40.0%	\$160,000	- 16.4%	\$150,000	+ 3.4%	\$115,000	+ 27.8%								
Bureau County	71	- 13.4%	\$163,000	+ 17.9%	\$154,000	+ 14.1%	\$139,000	+ 4.5%								
Calhoun County	11	+ 120.0%	\$65,000	- 45.8%	\$83,000	- 12.6%	\$224,500	+ 153.9%								
Carroll County	59	- 1.7%	\$150,000	+ 22.0%	\$150,000	+ 18.1%	\$150,000	+ 3.5%								
Cass County	8	- 33.3%	\$80,000	- 45.1%	\$105,000	- 18.0%	\$129,900	+ 10.1%								
Champaign County	602	+ 0.2%	\$250,000	+ 3.7%	\$242,000	+ 7.8%	\$233,000	+ 23.3%								
Christian County	107	+ 48.6%	\$148,000	+ 34.3%	\$131,000	+ 12.7%	\$126,250	+ 4.6%								
Clark County	35	+ 2.9%	\$157,000	+ 20.8%	\$142,700	+ 9.8%	\$125,000	- 4.6%								
Clay County	23	0.0%	\$103,000	+ 19.8%	\$103,000	+ 18.7%	\$78,600	- 10.2%								
Clinton County	75	+ 19.0%	\$210,000	+ 16.7%	\$208,500	+ 13.6%	\$188,500	- 0.3%								
Coles County	115	- 18.4%	\$150,000	+ 15.7%	\$139,950	+ 14.7%	\$127,000	+ 5.9%								
Cook County	14,406	- 2.3%	\$365,000	+ 4.7%	\$353,000	+ 7.0%	\$338,000	+ 9.0%								
Crawford County	7	- 50.0%	\$87,500	- 33.2%	\$86,500	- 21.9%	\$66,500	- 26.1%								
Cumberland County	19	+ 111.1%	\$132,000	- 26.7%	\$130,000	- 8.8%	\$120,000	- 4.0%								
DeKalb County	278	+ 0.4%	\$295,000	+ 7.3%	\$279,900	+ 5.6%	\$262,500	+ 5.0%								
DeWitt County	39	- 26.4%	\$138,000	+ 2.2%	\$136,500	+ 3.4%	\$135,000	+ 12.5%								
Douglas County	41	+ 24.2%	\$163,000	+ 12.2%	\$161,500	+ 15.4%	\$145,000	+ 7.4%								
DuPage County	3,022	+ 0.7%	\$430,000	+ 1.2%	\$415,000	+ 3.4%	\$390,000	+ 4.7%								
Edgar County	41	- 2.4%	\$82,000	- 8.3%	\$83,000	- 2.4%	\$85,000	+ 7.6%								
Edwards County	0	- 100.0%	--	--	--	--	--	--								
Effingham County	82	+ 6.5%	\$240,000	+ 24.4%	\$239,900	+ 24.1%	\$222,500	+ 15.0%								
Fayette County	30	+ 7.1%	\$105,000	+ 14.1%	\$105,000	+ 0.2%	\$110,000	+ 1.9%								
Ford County	43	- 32.8%	\$147,900	+ 2.0%	\$147,900	+ 4.5%	\$147,500	+ 31.4%								
Franklin County	93	- 10.6%	\$99,500	- 6.6%	\$90,000	- 2.4%	\$82,588	+ 8.7%								
Fulton County	109	+ 26.7%	\$83,200	- 12.0%	\$88,500	- 7.8%	\$101,250	+ 5.5%								
Gallatin County	2	0.0%	\$127,450	+ 385.5%	\$59,950	+ 99.8%	\$52,750	- 65.3%								
Greene County	12	+ 20.0%	\$116,750	+ 55.7%	\$113,500	+ 16.4%	\$106,900	+ 1.8%								
Grundy County	169	+ 11.2%	\$332,500	+ 14.7%	\$315,000	+ 14.6%	\$274,900	+ 9.3%								
Hamilton County	6	- 40.0%	\$115,500	+ 7.0%	\$77,500	- 51.6%	\$64,000	- 67.2%								
Hancock County	24	+ 9.1%	\$134,500	+ 14.0%	\$112,500	+ 4.7%	\$85,500	+ 8.9%								

Hardin County	7	+ 600.0%	\$43,000	- 66.7%	\$63,500	- 40.7%	\$101,750	+ 19.7%
Henderson County	2	- 50.0%	\$179,500	+ 124.4%	\$120,000	+ 90.5%	\$109,000	+ 86.3%
Henry County	125	+ 16.8%	\$170,000	+ 6.4%	\$156,500	+ 13.4%	\$137,000	+ 30.5%
Iroquois County	68	- 1.4%	\$162,500	+ 6.9%	\$160,000	+ 18.1%	\$150,000	+ 20.0%
Jackson County	131	+ 10.1%	\$137,420	+ 0.3%	\$140,000	- 2.6%	\$144,000	- 5.9%
Jasper County	8	- 42.9%	\$156,500	+ 46.9%	\$150,500	+ 44.4%	\$144,500	+ 40.7%
Jefferson County	57	- 25.0%	\$157,000	+ 2.6%	\$155,250	+ 7.1%	\$150,000	+ 7.1%
Jersey County	57	+ 18.8%	\$178,000	- 0.0%	\$160,000	- 3.6%	\$144,750	- 2.2%

Jo Daviess County	116	+ 39.8%	\$312,000	+ 10.2%	\$291,250	+ 4.4%	\$259,500	- 4.6%
Johnson County	23	- 20.7%	\$185,000	- 2.6%	\$182,500	+ 0.0%	\$159,000	- 11.6%
Kane County	1,729	- 1.3%	\$385,000	+ 2.7%	\$375,000	+ 3.9%	\$359,945	+ 4.3%
Kankakee County	266	- 13.4%	\$225,000	+ 4.7%	\$215,000	+ 3.9%	\$198,750	+ 2.7%
Kendall County	547	+ 14.9%	\$390,000	+ 4.7%	\$376,750	+ 4.7%	\$365,000	+ 4.3%
Knox County	154	+ 14.9%	\$140,000	+ 28.5%	\$125,500	+ 19.9%	\$100,000	+ 9.9%
Lake County	2,402	+ 3.4%	\$418,500	+ 9.6%	\$397,757	+ 7.2%	\$355,000	- 0.5%
LaSalle County	330	+ 16.2%	\$184,000	+ 2.2%	\$179,000	+ 5.4%	\$170,000	+ 6.3%
Lawrence County	2	+ 100.0%	\$106,250	+ 81.6%	\$38,000	- 57.8%	\$38,000	- 62.9%
Lee County	86	- 16.5%	\$164,950	- 1.5%	\$165,250	+ 3.3%	\$168,450	+ 34.8%
Livingston County	86	+ 3.6%	\$150,000	+ 12.4%	\$150,000	+ 7.9%	\$152,000	+ 8.6%
Logan County	97	+ 4.3%	\$132,600	+ 6.2%	\$130,000	+ 12.8%	\$128,250	+ 20.4%
Macon County	381	+ 5.0%	\$145,000	+ 11.5%	\$142,750	+ 11.1%	\$137,000	+ 9.2%
Macoupin County	121	+ 8.0%	\$155,000	+ 17.4%	\$150,000	+ 22.0%	\$147,943	+ 27.6%
Madison County	866	- 0.9%	\$200,000	+ 2.0%	\$190,000	+ 5.6%	\$180,000	+ 12.5%
Marion County	85	- 2.3%	\$144,000	+ 21.0%	\$140,000	+ 21.7%	\$135,000	+ 25.1%
Marshall County	40	+ 29.0%	\$181,750	+ 22.0%	\$179,000	+ 37.7%	\$179,000	+ 116.3%
Mason County	48	+ 45.5%	\$106,000	+ 1.0%	\$90,000	+ 20.0%	\$86,500	+ 23.6%
Massac County	44	+ 46.7%	\$122,500	+ 41.6%	\$104,950	+ 45.8%	\$64,950	+ 0.1%
McDonough County	72	+ 14.3%	\$110,000	+ 15.2%	\$110,000	+ 9.0%	\$110,000	+ 7.3%
McHenry County	1,255	+ 3.7%	\$356,000	+ 3.1%	\$351,000	+ 4.8%	\$340,000	+ 5.3%
McLean County	579	+ 0.9%	\$268,000	+ 3.5%	\$250,000	- 2.3%	\$232,450	- 7.2%
Menard County	46	+ 12.2%	\$200,250	+ 2.7%	\$157,000	- 10.2%	\$137,450	- 9.7%
Mercer County	45	- 8.2%	\$135,000	+ 3.8%	\$140,000	+ 7.7%	\$157,200	+ 27.2%
Monroe County	119	+ 58.7%	\$305,000	- 1.6%	\$325,500	+ 6.7%	\$365,000	+ 22.5%
Montgomery County	66	+ 8.2%	\$116,000	+ 26.3%	\$120,250	+ 29.3%	\$124,750	+ 20.5%
Morgan County	85	- 15.0%	\$157,000	+ 14.4%	\$145,250	+ 11.8%	\$125,000	+ 4.2%
Moultrie County	19	- 5.0%	\$210,000	+ 100.0%	\$135,000	+ 17.4%	\$112,500	- 5.5%
Ogle County	143	+ 14.4%	\$220,000	+ 16.4%	\$215,000	+ 13.8%	\$213,000	+ 13.6%
Peoria County	734	- 0.8%	\$165,000	+ 5.4%	\$151,000	+ 11.9%	\$136,250	+ 19.3%
Perry County	31	- 27.9%	\$115,000	- 7.3%	\$105,000	- 12.5%	\$85,000	- 26.1%
Piatt County	56	- 24.3%	\$240,500	+ 25.7%	\$220,000	+ 18.2%	\$190,000	+ 8.6%
Pike County	12	+ 140.0%	\$128,000	+ 103.2%	\$112,500	- 10.0%	\$71,450	- 42.8%
Pope County	7	+ 16.7%	\$178,250	- 34.0%	\$180,000	- 28.6%	\$268,500	+ 34.9%
Pulaski County	6	+ 100.0%	\$108,750	- 19.4%	\$96,226	- 41.8%	\$59,226	- 65.4%
Putnam County	15	- 6.3%	\$174,900	- 24.0%	\$174,900	+ 11.4%	\$212,450	+ 60.4%
Randolph County	59	+ 55.3%	\$145,000	+ 3.6%	\$144,000	+ 6.7%	\$130,000	- 1.9%
Richland County	3	+ 50.0%	\$150,000	+ 57.9%	\$140,000	+ 47.4%	\$130,000	+ 41.7%
Rock Island County	447	+ 14.9%	\$161,500	+ 11.4%	\$159,000	+ 6.4%	\$155,000	- 1.6%
Saline County	50	+ 19.0%	\$123,000	+ 53.8%	\$119,500	+ 40.6%	\$91,950	+ 1.0%
Sangamon County	658	- 6.5%	\$212,500	+ 14.5%	\$200,000	+ 12.4%	\$179,900	+ 9.0%
Schuyler County	3	- 40.0%	\$99,000	- 20.8%	\$125,000	- 2.0%	\$141,635	+ 8.9%
Scott County	10	+ 400.0%	\$158,500	+ 71.1%	\$129,500	+ 39.8%	\$75,000	--
Shelby County	49	- 14.0%	\$128,647	- 19.5%	\$130,000	+ 4.0%	\$135,000	+ 21.6%
St. Clair County	866	- 1.8%	\$232,500	+ 6.8%	\$217,500	+ 6.0%	\$195,000	0.0%
Stark County	5	- 44.4%	\$140,000	+ 40.7%	\$138,000	+ 63.3%	\$131,000	+ 56.0%
Stephenson County	181	+ 13.1%	\$149,250	- 13.2%	\$130,000	- 10.3%	\$117,000	+ 3.1%
Tazewell County	443	- 2.2%	\$183,000	+ 4.3%	\$175,000	+ 7.4%	\$159,950	+ 10.3%
Union County	30	- 18.9%	\$128,967	- 0.0%	\$129,467	+ 8.3%	\$130,500	+ 38.8%
Vermilion County	166	- 10.3%	\$110,000	+ 4.8%	\$110,000	+ 10.0%	\$113,075	+ 19.0%
Wabash County	0	- 100.0%	--	--	--	--	--	--
Warren County	25	+ 8.7%	\$151,950	+ 44.7%	\$144,900	+ 49.6%	\$132,500	+ 72.1%
Washington County	33	+ 37.5%	\$133,000	- 8.1%	\$133,000	+ 1.5%	\$132,500	+ 6.0%
Wayne County	3	- 25.0%	\$385,000	+ 242.2%	\$360,000	+ 192.7%	\$254,500	+ 21.2%
White County	7	+ 40.0%	\$72,000	- 31.4%	\$133,500	+ 27.1%	\$230,000	+ 318.6%
Whiteside County	159	+ 6.0%	\$143,000	+ 6.8%	\$138,450	+ 8.2%	\$132,000	+ 10.1%
Will County	2,277	+ 2.2%	\$375,000	+ 5.6%	\$365,100	+ 5.8%	\$353,000	+ 8.6%
Williamson County	226	+ 9.7%	\$200,000	+ 20.1%	\$191,000	+ 22.8%	\$179,500	+ 20.9%
Winnebago County	1,004	+ 12.3%	\$200,000	+ 7.2%	\$195,000	+ 8.3%	\$191,000	+ 12.0%
Woodford County	108	+ 27.1%	\$216,475	- 6.1%	\$215,000	- 1.0%	\$206,500	+ 10.1%

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