

Melrose Park 60160

ZIP code · IL · Illinois · Cook County · Melrose Park

SELLER'S MARKET

\$332K

MEDIAN SALE PRICE

+13.6%

1-YR CHANGE

133

SALES (12 MO)

\$334K

MEDIAN VALUE (AVM)

Market temperature

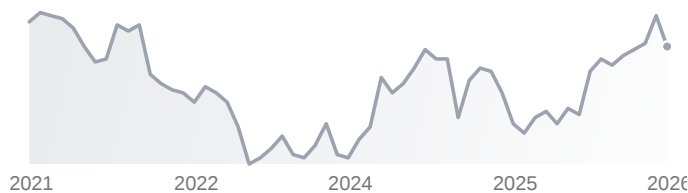
Seller's market · 61 / 100



MARKET TRENDS (5 YEARS)

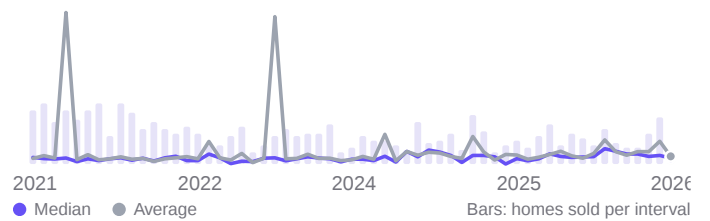
Market temperature (0–100)

61 / 100



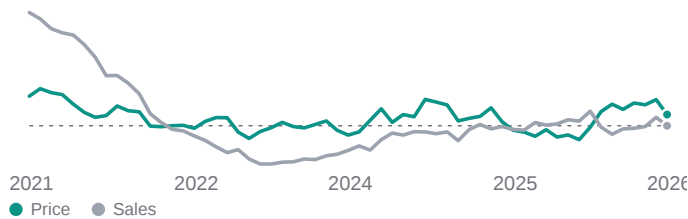
Sale prices

Median \$310K · Average \$337K



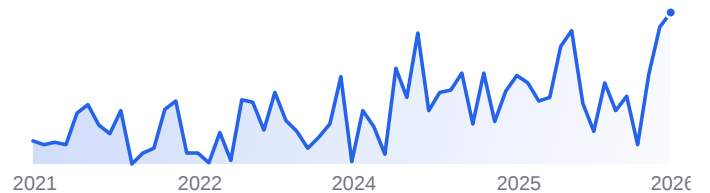
Growth (year over year)

Price +13.6% · Sales +0.0%



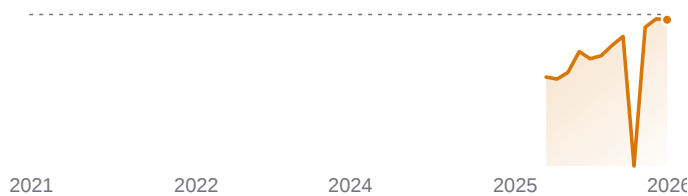
Price per square foot

\$284/ft²



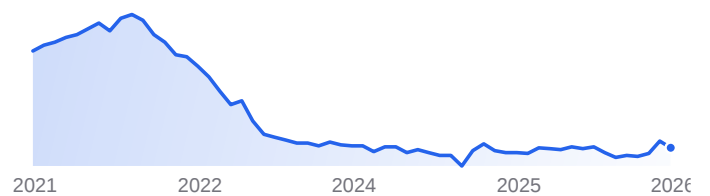
Sale premium vs estimated value

-0.3%



Annual turnover (share of homes sold)

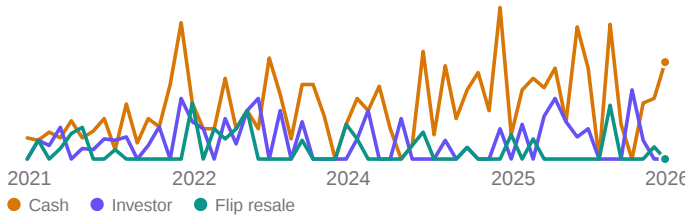
2.8%



BUYERS & OUTCOMES

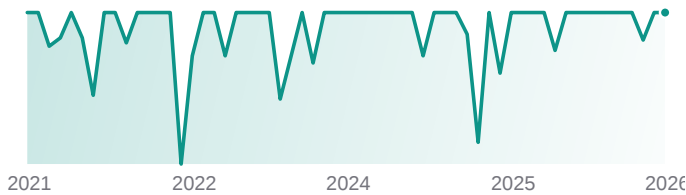
Buyer mix

Cash 40% · Investor 0% · Flip resale 0%



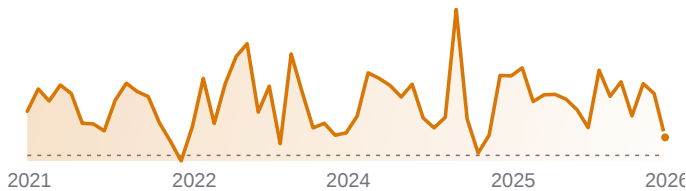
Sellers who sold at a gain

100%

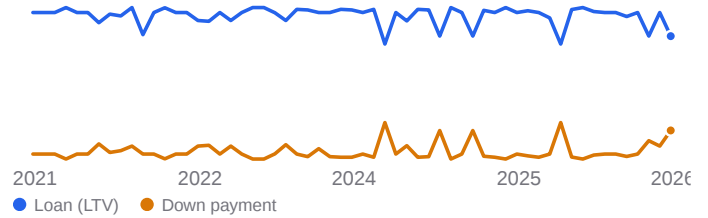


Median annualized return at resale

+1.7%

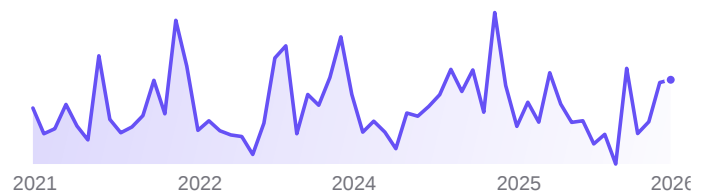


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



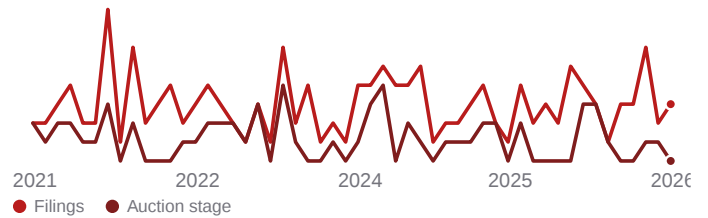
Typical hold before selling

12.9 yrs



Preforeclosure filings

Filings 3 · Auction stage 0



HOUSING STOCK

Homes	4,729
Median value (AVM)	\$334K
Median size	1,652 ft²
Median bedrooms	3
Median year built	1953
Single family	65%
Condos	4.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.9%
Owner occupied	85%
Company owned	13%
Median loan-to-value	52%

Typical ownership tenure

13.3 yrs

COMMUNITY

Population	24,708
Density	5,507 / mi²
Median household income	\$64K
Average household income	\$89K
Crime index (US avg 100)	62
Air pollution index (US avg 100)	134
Earthquake index (US avg 100)	50
Homes occupied	95%
Bachelor's or higher	9%
Poverty rate	9.5%
Unemployment	1.8%
Average temp	50°F
Annual precip	37 in
Sunshine	54%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.