

Dwight 60420

ZIP code · IL · Illinois > Livingston County > Dwight

BUYER'S MARKET

\$111K

MEDIAN SALE PRICE

-44.2%

1-YR CHANGE

68

SALES (12 MO)

\$205K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



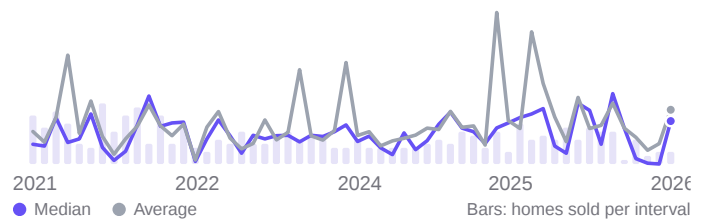
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$190K · Average \$222K

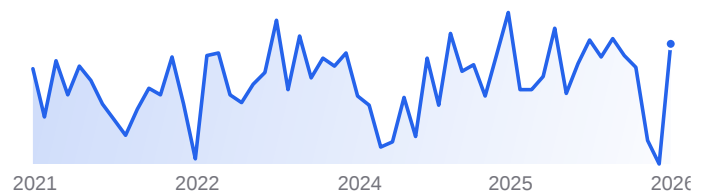
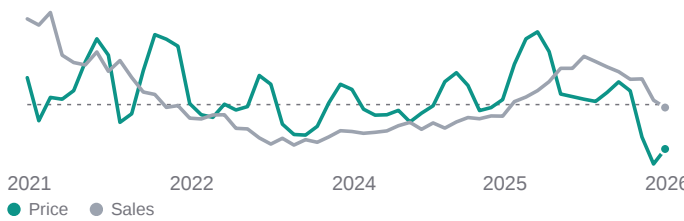


Growth (year over year)

Price -44.2% · Sales -2.9%

Price per square foot

\$128/ft²

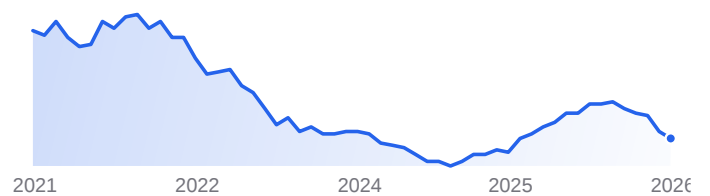
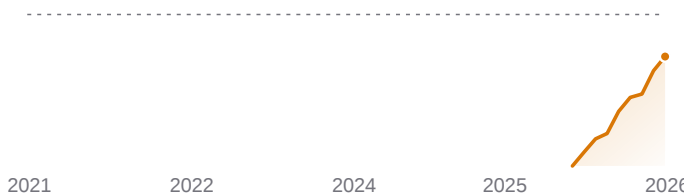


Sale premium vs estimated value

-2.3%

Annual turnover (share of homes sold)

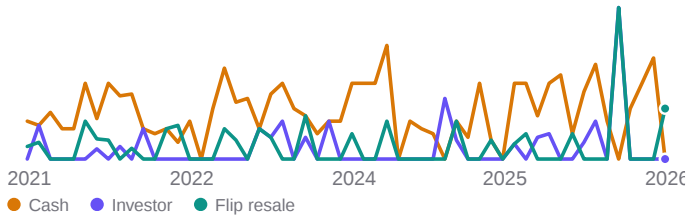
3.9%



BUYERS & OUTCOMES

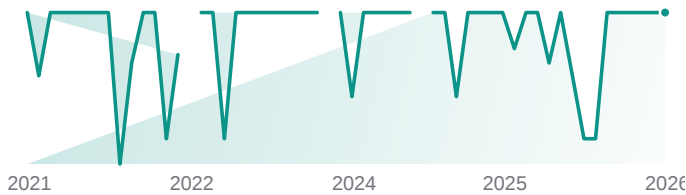
Buyer mix

Cash 0% · Investor 0% · Flip resale 33%



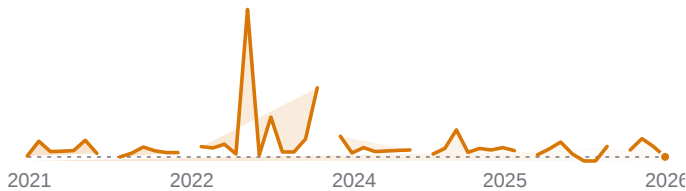
Sellers who sold at a gain

100%

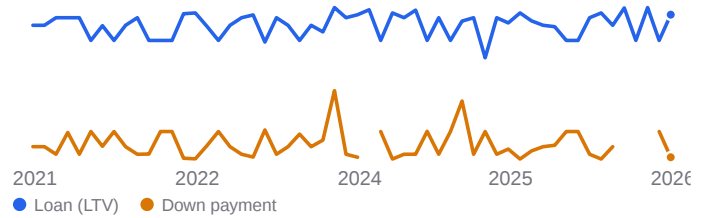


Median annualized return at resale

+0.1%

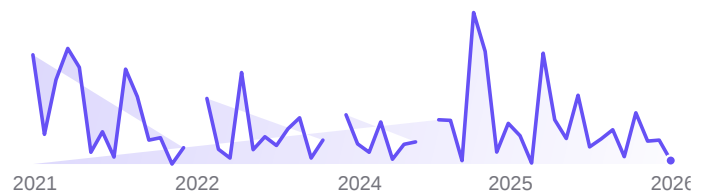


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.0%



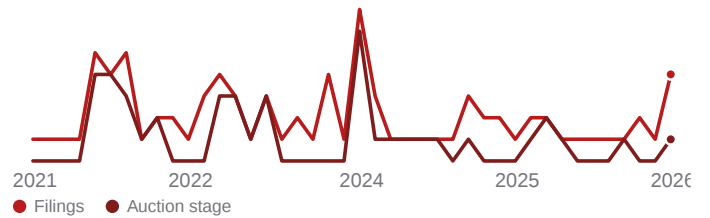
Typical hold before selling

0.5 yrs



Preforeclosure filings

Filings 4 · Auction stage 1



HOUSING STOCK

Homes	1,763
Median value (AVM)	\$205K
Median size	1,644 ft²
Median bedrooms	3
Median year built	1952
Single family	88%
Condos	2.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	1.8%
Owner occupied	81%
Company owned	12%
Median loan-to-value	50%

Typical ownership tenure

126.6 yrs

COMMUNITY

Population	4,821
Density	46 / mi²
Median household income	\$76K
Average household income	\$93K
Crime index (US avg 100)	137
Air pollution index (US avg 100)	76
Earthquake index (US avg 100)	45
Homes occupied	92%
Bachelor's or higher	14%
Poverty rate	12.0%
Unemployment	1.4%
Average temp	50°F
Annual precip	37 in
Sunshine	55%

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