

Harvey 60426

ZIP code · IL · Illinois > Cook County > Harvey

BUYER'S MARKET

\$96K

MEDIAN SALE PRICE

-27.1%

1-YR CHANGE

276

SALES (12 MO)

\$92K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 25 / 100



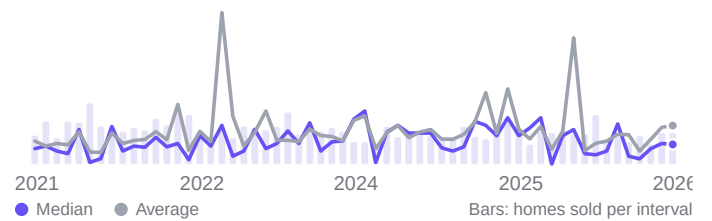
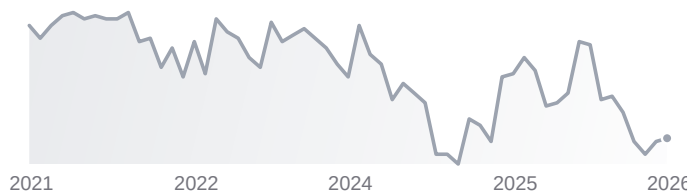
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

25 / 100

Sale prices

Median \$98K · Average \$135K

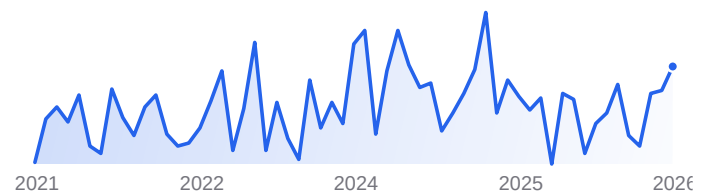
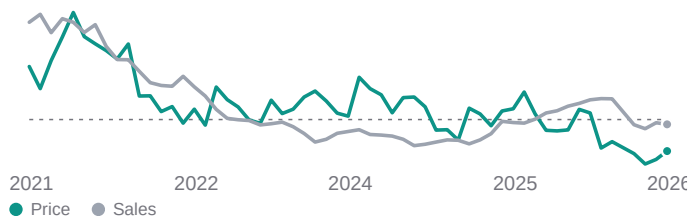


Growth (year over year)

Price -27.1% · Sales -4.2%

Price per square foot

\$114/ft²

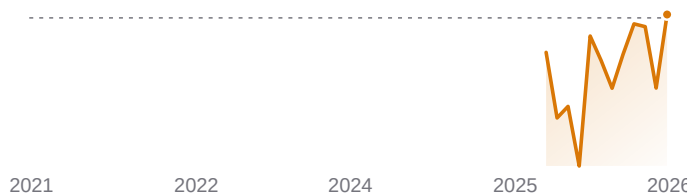


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

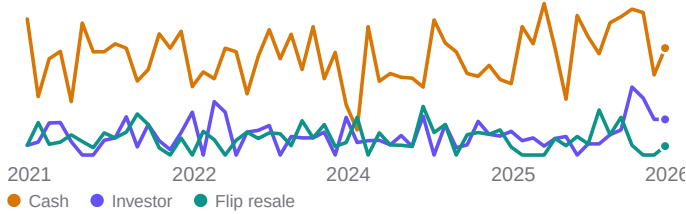
2.7%



BUYERS & OUTCOMES

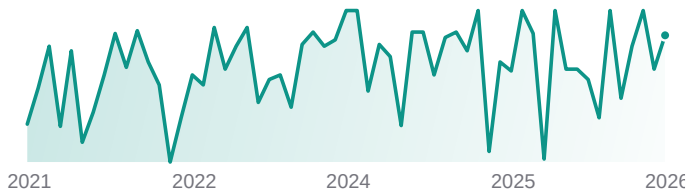
Buyer mix

Cash 50% · Investor 17% · Flip resale 4.2%



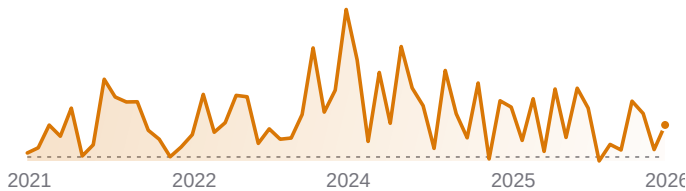
Sellers who sold at a gain

92%



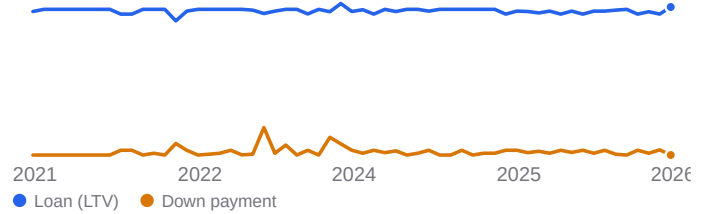
Median annualized return at resale

+6.5%



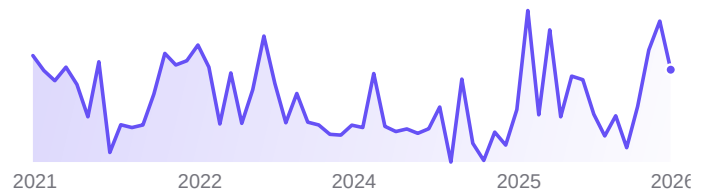
Financing (share of purchase price)

Loan (LTV) 100% · Down payment 1.8%



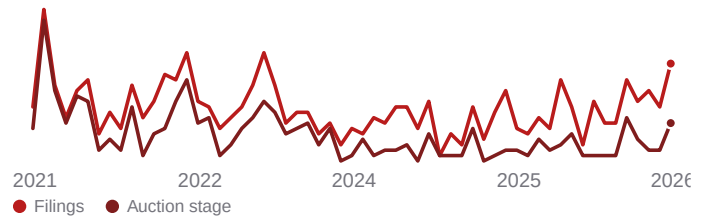
Typical hold before selling

13.5 yrs



Preforeclosure filings

Filings 19 · Auction stage 8



HOUSING STOCK

Homes	10,246
Median value (AVM)	\$92K
Median size	1,096 ft²
Median bedrooms	3
Median year built	1955
Single family	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	51%
Underwater (LTV 125% or more)	11%
Owner occupied	73%
Company owned	11%
Median loan-to-value	48%
Typical ownership tenure	17.0 yrs

COMMUNITY

Population	20,844
Density	2,913 / mi²
Median household income	\$45K
Average household income	\$67K
Crime index (US avg 100)	127
Air pollution index (US avg 100)	105
Earthquake index (US avg 100)	46
Homes occupied	84%
Bachelor's or higher	8%
Poverty rate	20.5%
Unemployment	1.3%
Average temp	50°F
Annual precip	38 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.