

Kinsman 60437

ZIP code · IL · Illinois > Grundy County > Kinsman

\$282K

MEDIAN SALE PRICE

+213.1%

1-YR CHANGE

3

SALES (12 MO)

\$230K

MEDIAN VALUE (AVM)

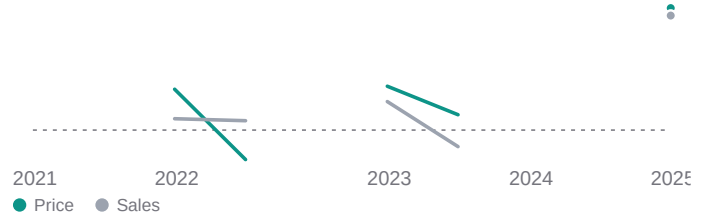
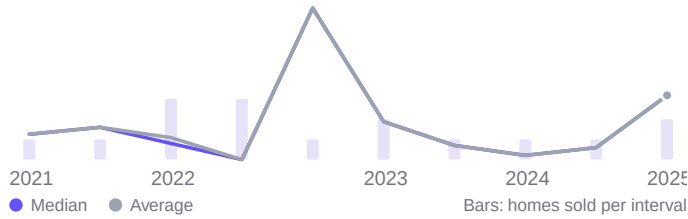
MARKET TRENDS (5 YEARS)

Sale prices

Median \$282K · Average \$282K

Growth (year over year)

Price +213.1% · Sales +200.0%

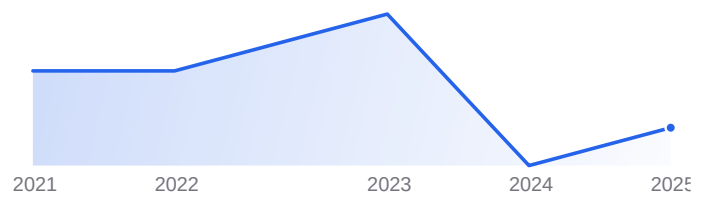
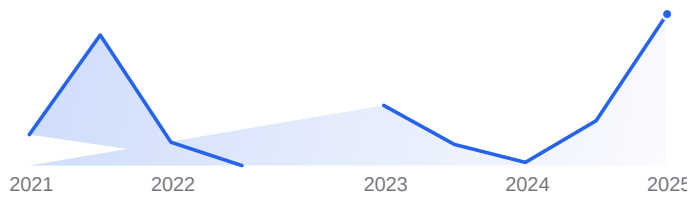


Price per square foot

\$303/ft²

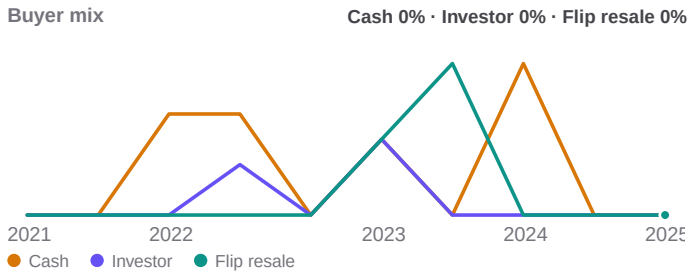
Annual turnover (share of homes sold)

2.9%



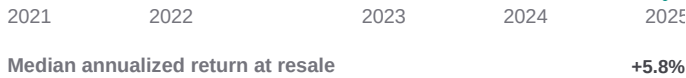
BUYERS & OUTCOMES

Buyer mix

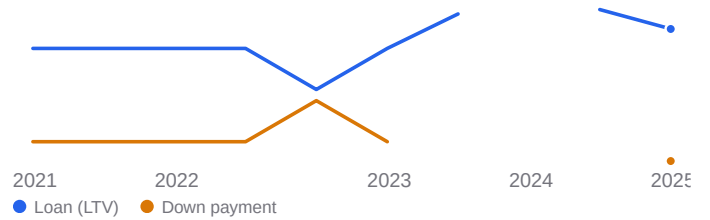


Sellers who sold at a gain

100%

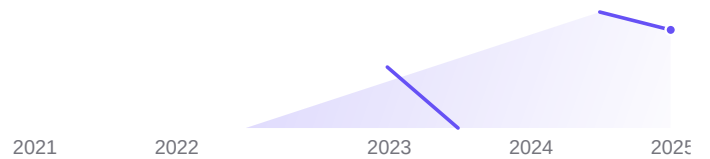


Financing (share of purchase price) Loan (LTV) 93% · Down payment 7.5%



Typical hold before selling

5.0 yrs



HOUSING STOCK

Homes	103
Median value (AVM)	\$230K
Median size	1,656 ft²
Median bedrooms	3
Median year built	1964
Single family	66%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	4.3%
Owner occupied	58%
Company owned	17%
Median loan-to-value	32%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	217
Density	12 / mi²
Median household income	\$95K
Average household income	\$106K
Crime index (US avg 100)	144
Air pollution index (US avg 100)	72
Earthquake index (US avg 100)	43
Homes occupied	93%
Bachelor's or higher	11%
Poverty rate	10.2%
Unemployment	2.0%
Average temp	50°F
Annual precip	37 in
Sunshine	54%

Market metrics are derived from recorded arms-length deeds through October 2025, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.