

Lansing 60438

ZIP code · IL · Illinois > Cook County > Lansing

BUYER'S MARKET

\$192K

MEDIAN SALE PRICE

-1.9%

1-YR CHANGE

371

SALES (12 MO)

\$195K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



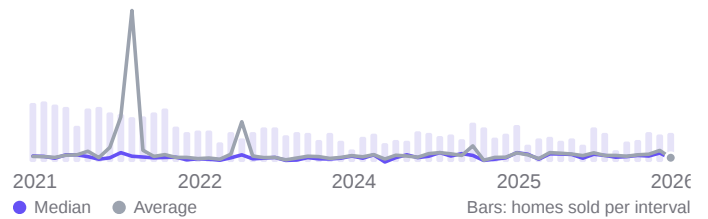
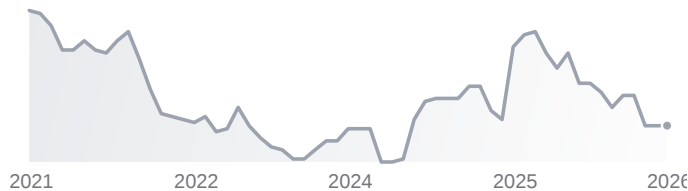
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

39 / 100

Sale prices

Median \$168K · Average \$174K

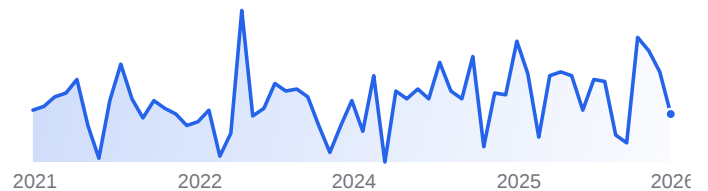
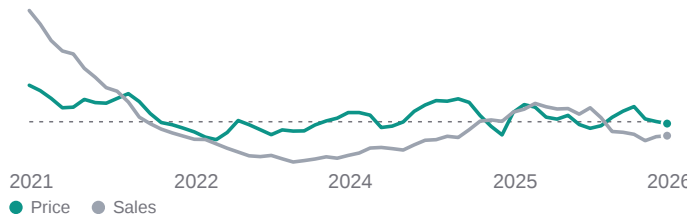


Growth (year over year)

Price -1.9% · Sales -14.3%

Price per square foot

\$140/ft²

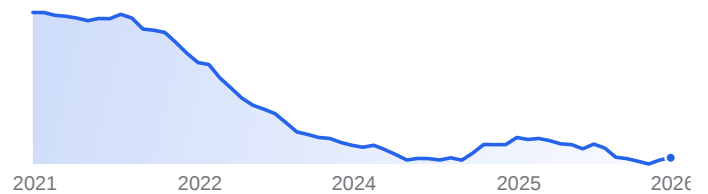
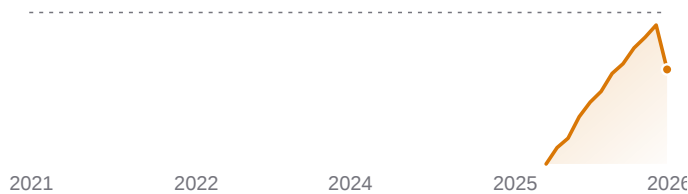


Sale premium vs estimated value

-0.5%

Annual turnover (share of homes sold)

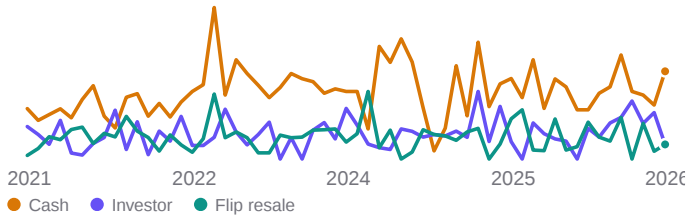
3.5%



BUYERS & OUTCOMES

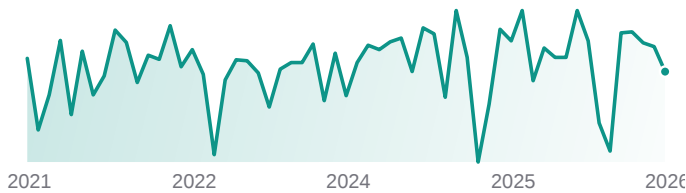
Buyer mix

Cash 32% · Investor 5.4% · Flip resale 5.4%



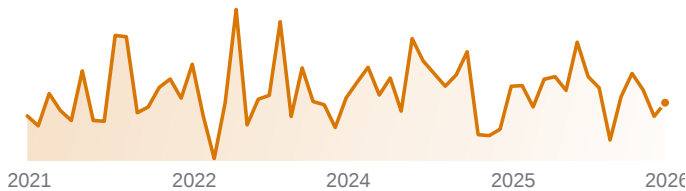
Sellers who sold at a gain

87%

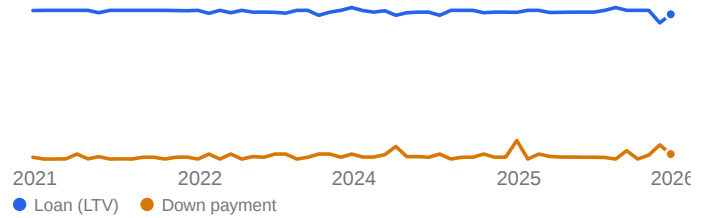


Median annualized return at resale

+4.6%

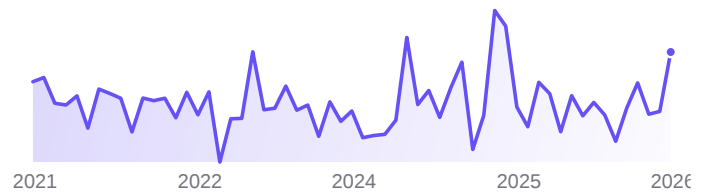


Financing (share of purchase price) Loan (LTV) 96% · Down payment 5.0%



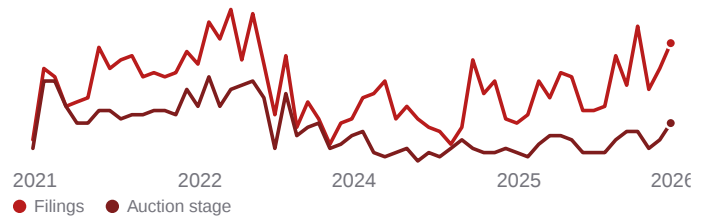
Typical hold before selling

12.9 yrs



Preforeclosure filings

Filings 29 · Auction stage 10



HOUSING STOCK

Homes	10,559
Median value (AVM)	\$195K
Median size	1,216 ft²
Median bedrooms	3
Median year built	1960
Single family	86%
Condos	9.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	43%
Underwater (LTV 125% or more)	2.6%
Owner occupied	85%
Company owned	14%
Median loan-to-value	57%

Typical ownership tenure

9.7 yrs

COMMUNITY

Population	29,449
Density	3,312 / mi²
Median household income	\$76K
Average household income	\$91K
Crime index (US avg 100)	81
Air pollution index (US avg 100)	105
Earthquake index (US avg 100)	41
Homes occupied	94%
Bachelor's or higher	17%
Poverty rate	13.8%
Unemployment	1.6%
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.