

Matteson 60443

ZIP code · IL · Illinois > Cook County > Matteson

BALANCED MARKET

\$238K

MEDIAN SALE PRICE

+0.0%

1-YR CHANGE

228

SALES (12 MO)

\$264K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



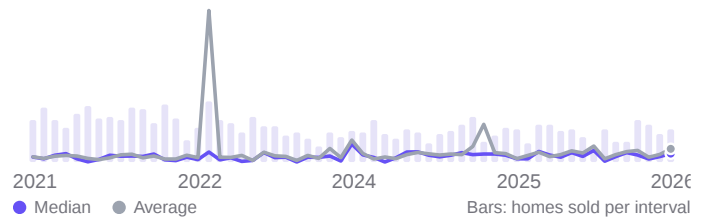
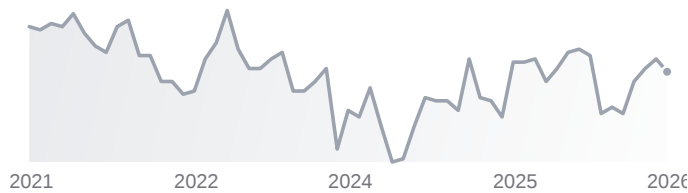
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$265K · Average \$310K

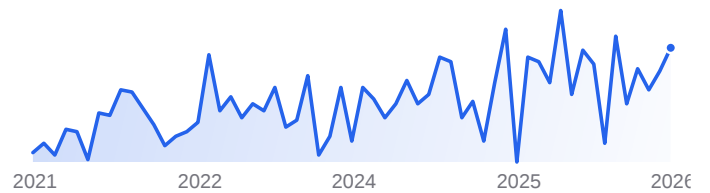
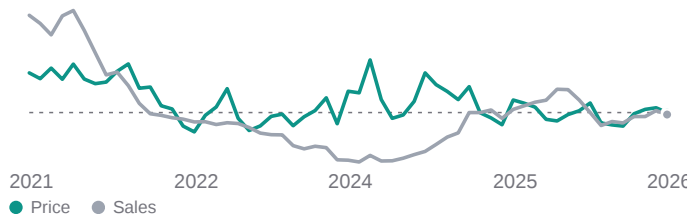


Growth (year over year)

Price +0.0% · Sales -1.3%

Price per square foot

\$165/ft²

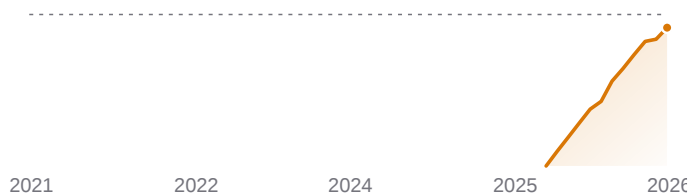


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

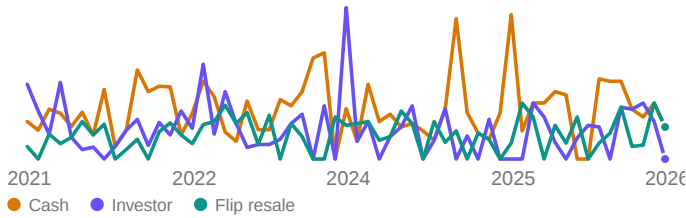
3.5%



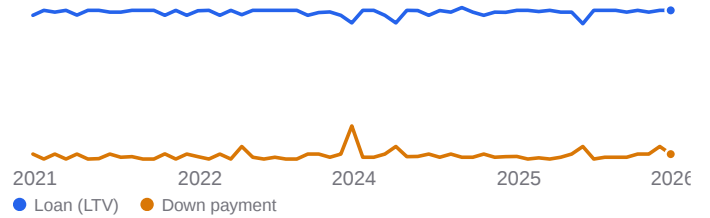
BUYERS & OUTCOMES

Buyer mix

Cash 9.5% · Investor 0% · Flip resale 9.5%

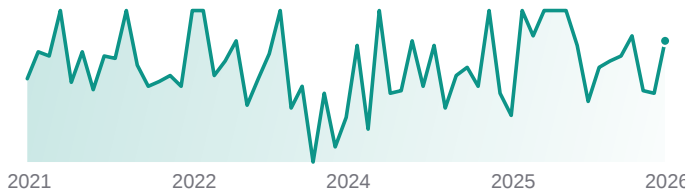


Financing (share of purchase price) Loan (LTV) 98% · Down payment 5.0%



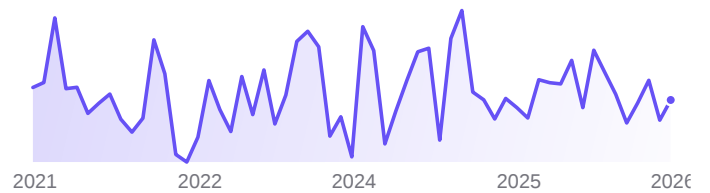
Sellers who sold at a gain

93%



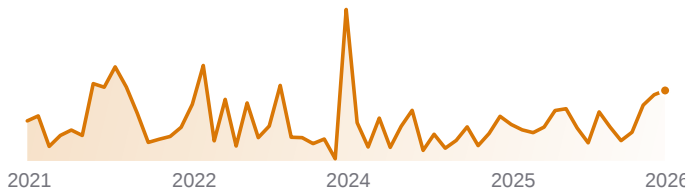
Typical hold before selling

8.9 yrs



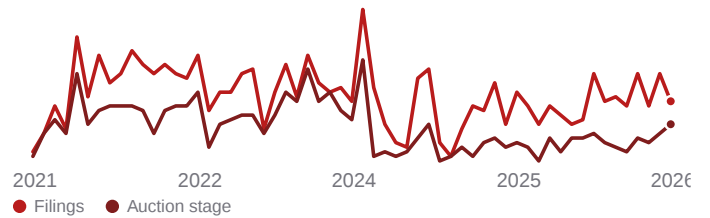
Median annualized return at resale

+7.1%



Preforeclosure filings

Filings 13 · Auction stage 8



HOUSING STOCK

Homes	6,567
Median value (AVM)	\$264K
Median size	1,744 ft²
Median bedrooms	3
Median year built	1984
Single family	84%
Condos	9.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	29%
Underwater (LTV 125% or more)	3.2%
Owner occupied	82%
Company owned	15%
Median loan-to-value	67%

Typical ownership tenure

12.0 yrs

COMMUNITY

Population	21,653
Density	1,584 / mi ²
Median household income	\$93K
Average household income	\$119K
Crime index (US avg 100)	69
Air pollution index (US avg 100)	101
Earthquake index (US avg 100)	42
Homes occupied	94%
Bachelor's or higher	22%
Poverty rate	11.4%
Unemployment	1.4%
Average temp	49°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.