

Minooka 60447

ZIP code · IL · Illinois › Kendall County › Minooka

SELLER'S MARKET

\$443K

MEDIAN SALE PRICE

+29.7%

1-YR CHANGE

176

SALES (12 MO)

\$373K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 72 / 100



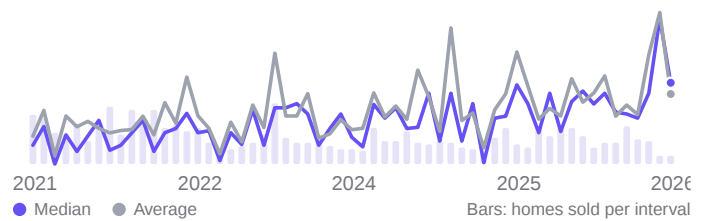
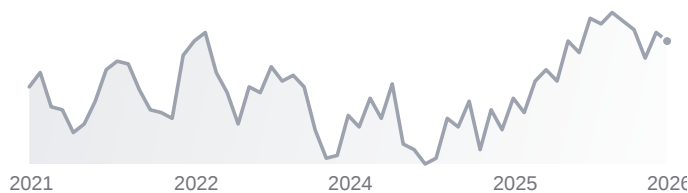
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

72 / 100

Sale prices

Median \$400K · Average \$373K

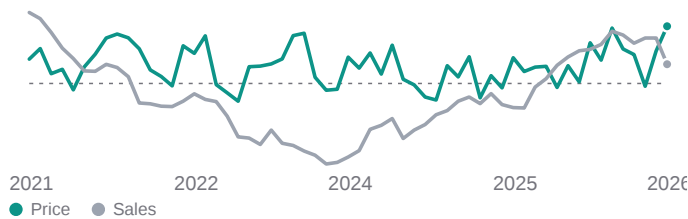


Growth (year over year)

Price +29.7% · Sales +10.0%

Price per square foot

\$219/ft²

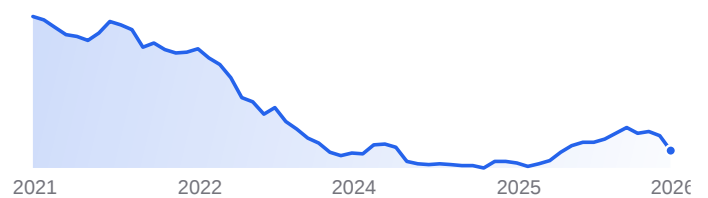
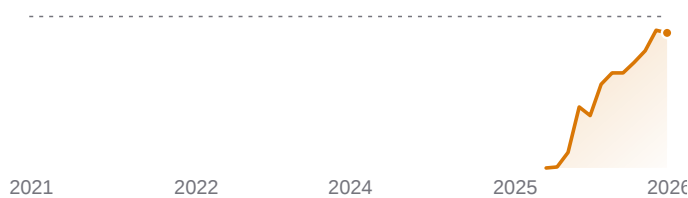


Sale premium vs estimated value

-0.5%

Annual turnover (share of homes sold)

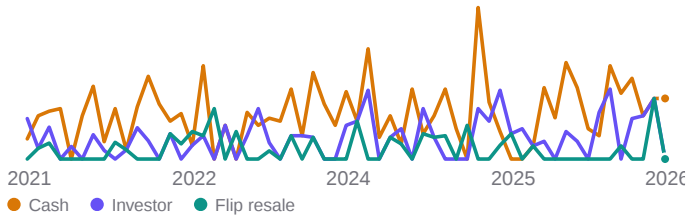
3.7%



BUYERS & OUTCOMES

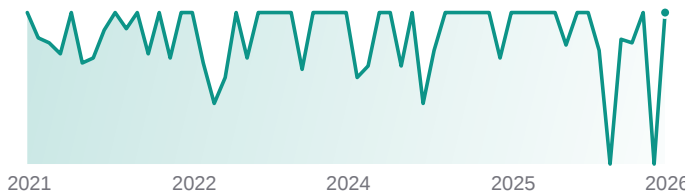
Buyer mix

Cash 20% · Investor 0% · Flip resale 0%



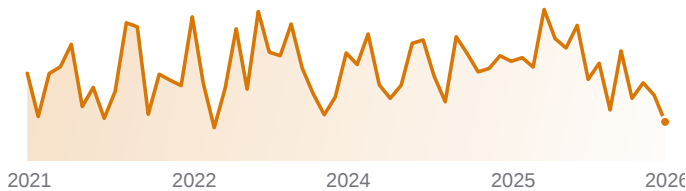
Sellers who sold at a gain

100%

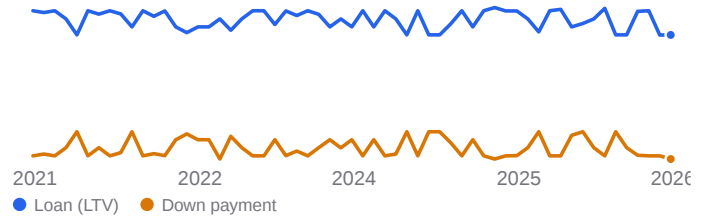


Median annualized return at resale

+2.2%

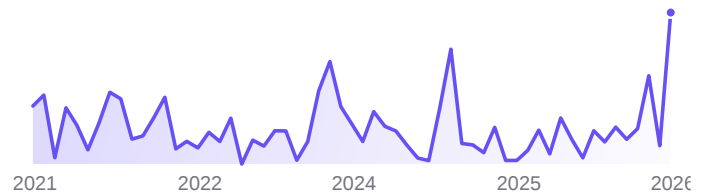


Financing (share of purchase price) Loan (LTV) 80% · Down payment 3.0%



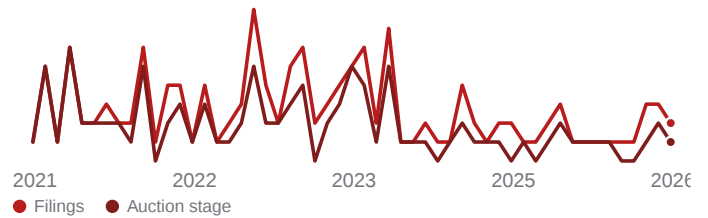
Typical hold before selling

22.5 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	4,798
Median value (AVM)	\$373K
Median size	1,916 ft²
Median bedrooms	3
Median year built	2003
Single family	95%
Condos	1.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	41%
Underwater (LTV 125% or more)	1.4%
Owner occupied	89%
Company owned	15%
Median loan-to-value	56%

Typical ownership tenure

12.1 yrs

COMMUNITY

Population	22,137
Density	323 / mi²
Median household income	\$113K
Average household income	\$130K
Crime index (US avg 100)	67
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	51
Homes occupied	98%
Bachelor's or higher	17%
Poverty rate	3.9%
Unemployment	1.9%
Average temp	50°F
Annual precip	37 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.