Monee 60449

ZIP code · IL · Illinois › Will County › Monee

BALANCED MARKET

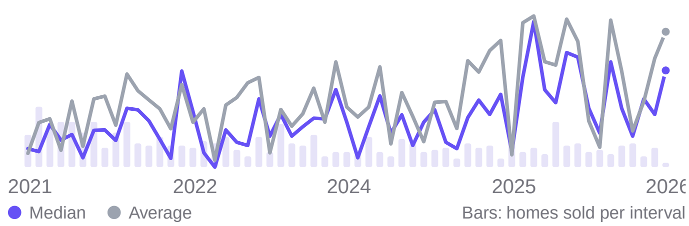
$332K MEDIAN SALE PRICE	**-5.2%** 1-YR CHANGE	**106** SALES (12 MO)	**$338K** MEDIAN VALUE (AVM)

Market temperature Balanced market · 53 / 100

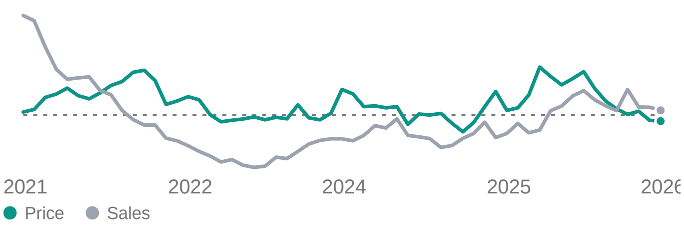
MARKET TRENDS (5 YEARS)

Market temperature (0–100) 53 / 100

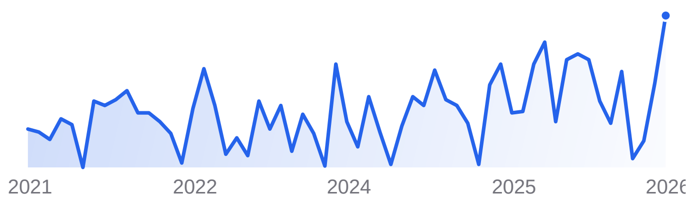
Sale prices Median $371K · Average $433K



Growth (year over year) Price -5.2% · Sales +3.9%

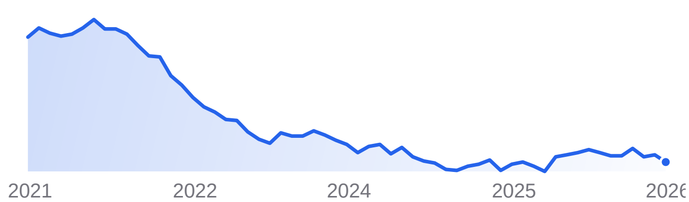


Price per square foot $208/ft²



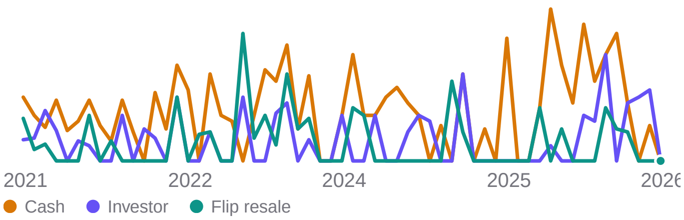
Sale premium vs estimated value -0.8%

Annual turnover (share of homes sold) 3.9%

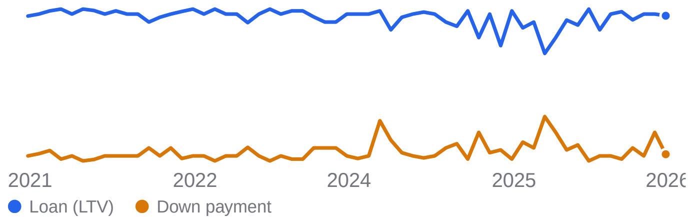


BUYERS & OUTCOMES

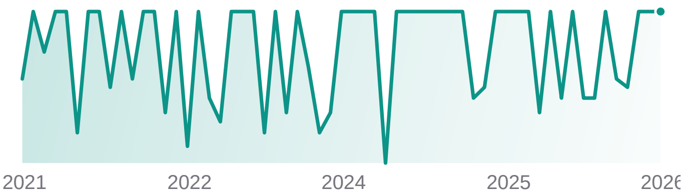
Buyer mix Cash 0% · Investor 0% · Flip resale 0%



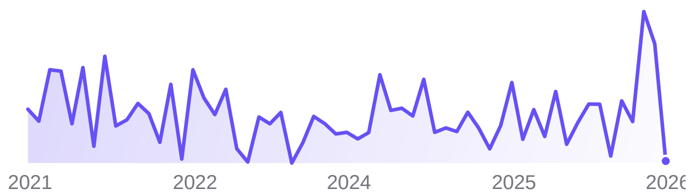
Financing (share of purchase price) Loan (LTV) 94% · Down payment 6.0%



Sellers who sold at a gain 100%

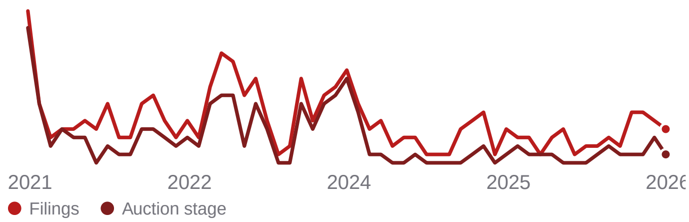


Typical hold before selling 1.1 yrs



Median annualized return at resale +9.7%

Preforeclosure filings Filings 4 · Auction stage 1



HOUSING STOCK

Homes	2,736
Median value (AVM)	$338K
Median size	1,935 ft²
Median bedrooms	3
Median year built	1999
Single family	95%
Condos	3.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	38%
Underwater (LTV 125% or more)	1.8%
Owner occupied	83%
Company owned	18%
Median loan-to-value	59%

Typical ownership tenure	11.3 yrs

COMMUNITY

Population	10,805
Density	211 / mi²
Median household income	$99K
Average household income	$141K
Crime index (US avg 100)	114
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	45
Homes occupied	95%
Bachelor's or higher	14%
Poverty rate	8.0%
Unemployment	1.5%
Average temp	49°F
Annual precip	39 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.