

Tinley Park 60477

ZIP code · IL · Illinois > Cook County > Tinley Park

SELLER'S MARKET

\$310K

MEDIAN SALE PRICE

+9.8%

1-YR CHANGE

667

SALES (12 MO)

\$308K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 69 / 100

Buyer's market

Balanced

Seller's market

MARKET TRENDS (5 YEARS)

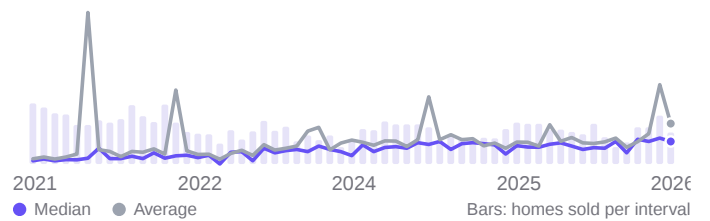
Market temperature (0–100)

69 / 100



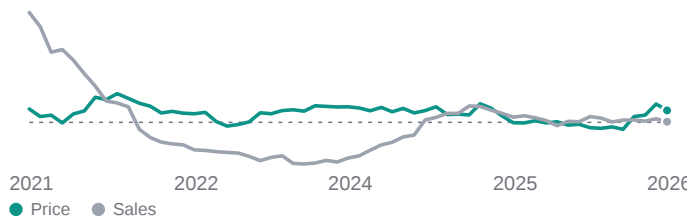
Sale prices

Median \$305K · Average \$384K



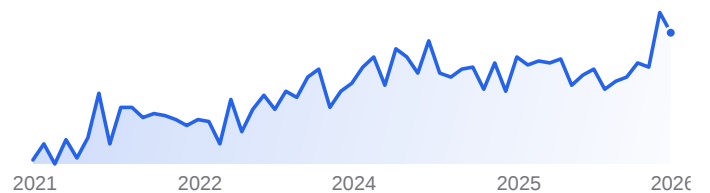
Growth (year over year)

Price +9.8% · Sales +0.6%



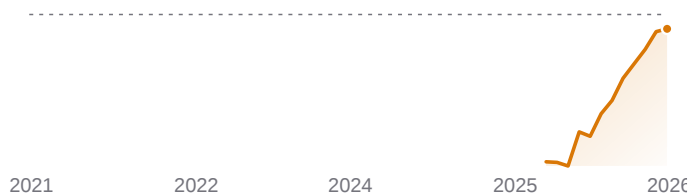
Price per square foot

\$208/ft²



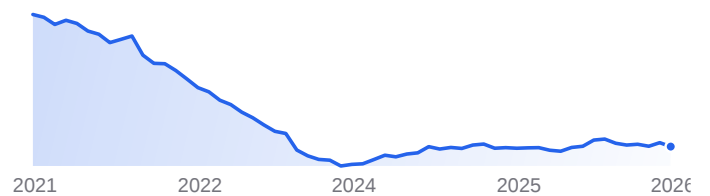
Sale premium vs estimated value

-0.3%



Annual turnover (share of homes sold)

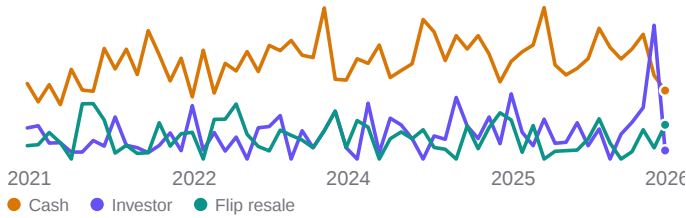
4.5%



BUYERS & OUTCOMES

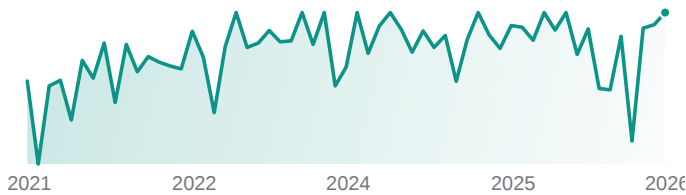
Buyer mix

Cash 15% · Investor 1.9% · Flip resale 7.4%



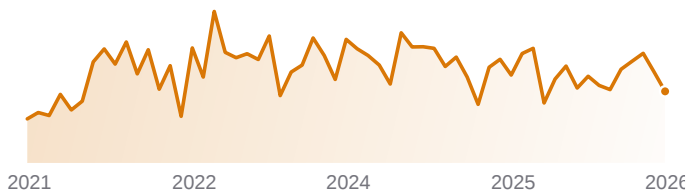
Sellers who sold at a gain

100%

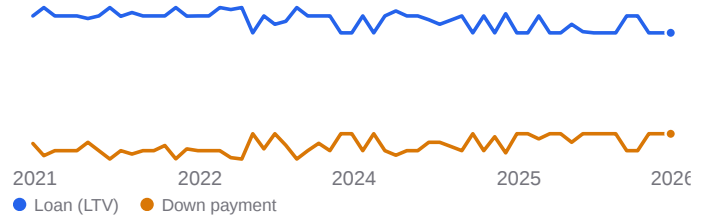


Median annualized return at resale

+4.0%

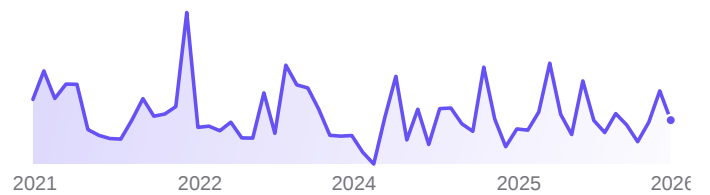


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



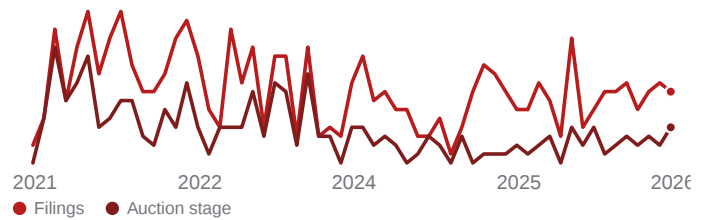
Typical hold before selling

6.9 yrs



Preforeclosure filings

Filings 8 · Auction stage 4



HOUSING STOCK

Homes	14,709
Median value (AVM)	\$308K
Median size	1,400 ft²
Median bedrooms	3
Median year built	1985
Single family	57%
Condos	28%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	45%
Underwater (LTV 125% or more)	1.5%
Owner occupied	87%
Company owned	17%
Median loan-to-value	55%

Typical ownership tenure

9.3 yrs

COMMUNITY

Population	37,625
Density	2,395 / mi²
Median household income	\$93K
Average household income	\$110K
Crime index (US avg 100)	56
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	48
Homes occupied	96%
Bachelor's or higher	21%
Poverty rate	5.8%
Unemployment	1.7%
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.