

Aurora 60503

ZIP code · IL · Illinois · Will County · Aurora

BALANCED MARKET

\$415K

MEDIAN SALE PRICE

-8.0%

1-YR CHANGE

229

SALES (12 MO)

\$456K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



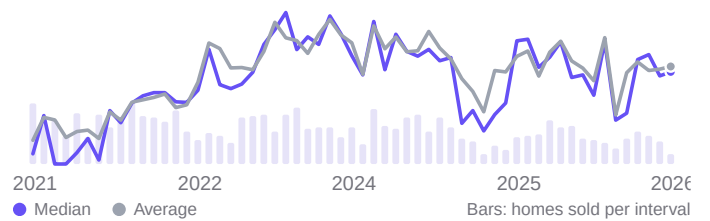
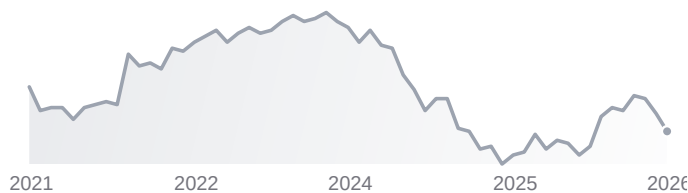
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$406K · Average \$417K

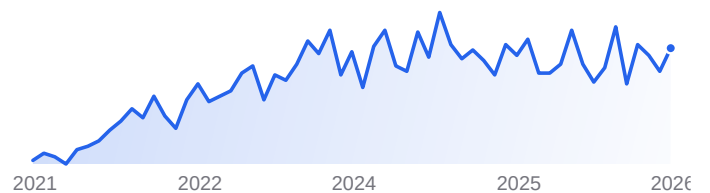
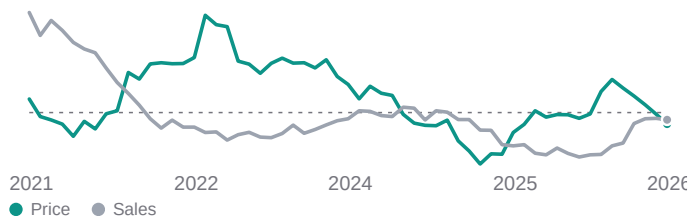


Growth (year over year)

Price -8.0% · Sales -5.0%

Price per square foot

\$215/ft²

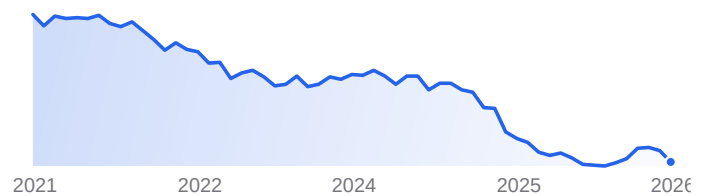
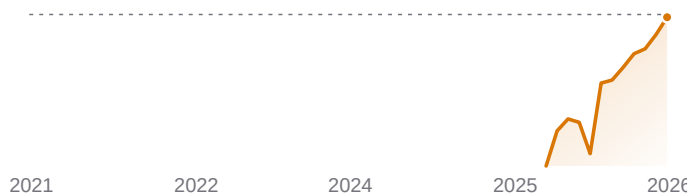


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

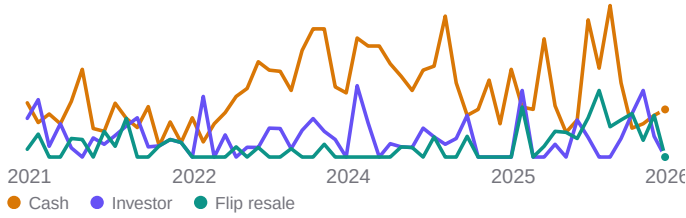
4.0%



BUYERS & OUTCOMES

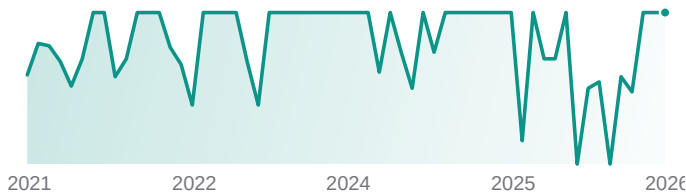
Buyer mix

Cash 14% · Investor 0% · Flip resale 0%



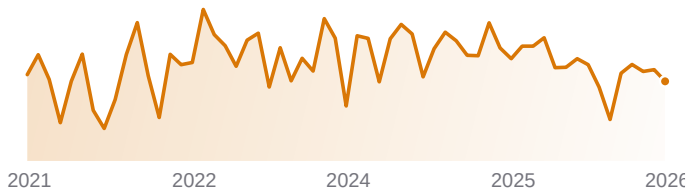
Sellers who sold at a gain

100%

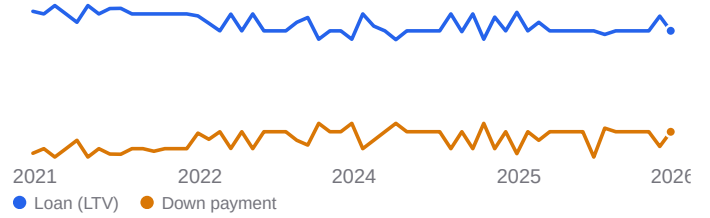


Median annualized return at resale

+4.8%

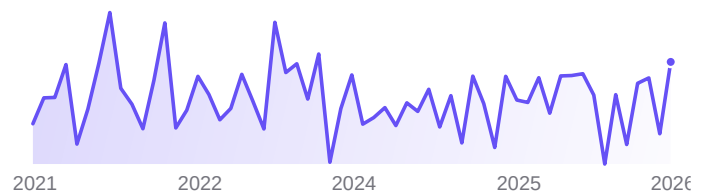


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



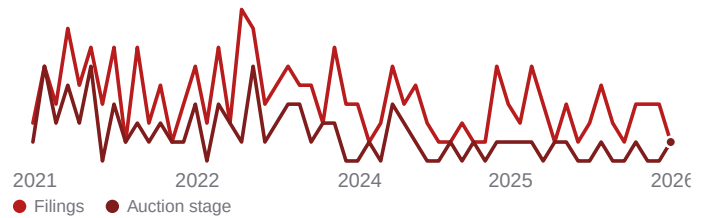
Typical hold before selling

11.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	5,796
Median value (AVM)	\$456K
Median size	1,978 ft²
Median bedrooms	3
Median year built	2002
Single family	73%
Condos	23%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.1%
Owner occupied	82%
Company owned	13%
Median loan-to-value	52%

Typical ownership tenure

10.0 yrs

COMMUNITY

Population	16,244
Density	4,921 / mi²
Median household income	\$134K
Average household income	\$149K
Crime index (US avg 100)	54
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	57
Homes occupied	98%
Bachelor's or higher	32%
Poverty rate	4.4%
Unemployment	1.8%
Average temp	49°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.