

Aurora 60505

ZIP code · IL · Illinois · Kane County · Aurora

BALANCED MARKET

\$233K

MEDIAN SALE PRICE

-3.9%

1-YR CHANGE

397

SALES (12 MO)

\$241K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 40 / 100



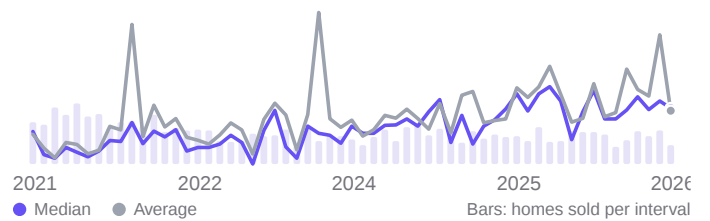
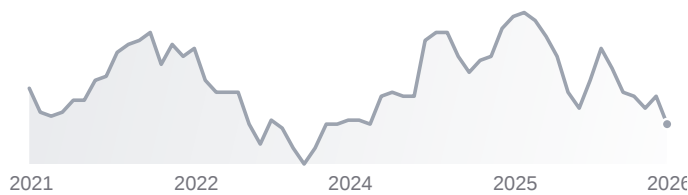
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

40 / 100

Sale prices

Median \$230K · Average \$226K

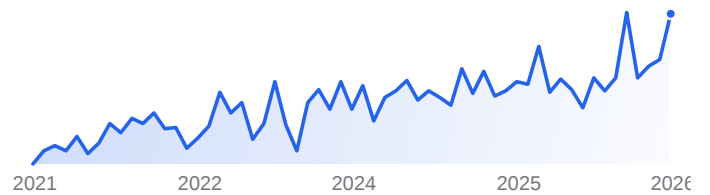
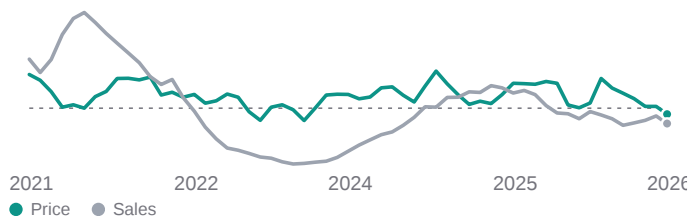


Growth (year over year)

Price -3.9% · Sales -10.0%

Price per square foot

\$237/ft²

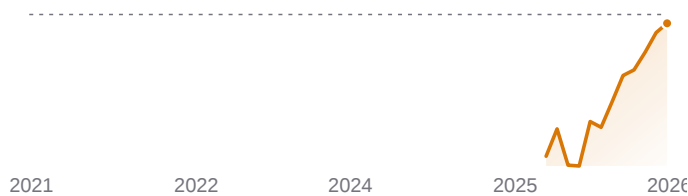


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

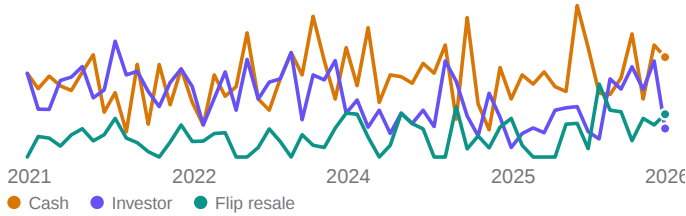
2.9%



BUYERS & OUTCOMES

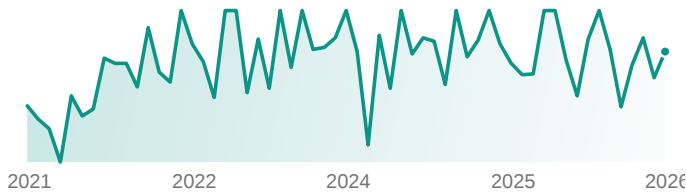
Buyer mix

Cash 30% · Investor 8.7% · Flip resale 13%



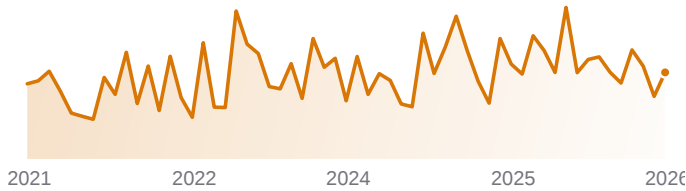
Sellers who sold at a gain

94%

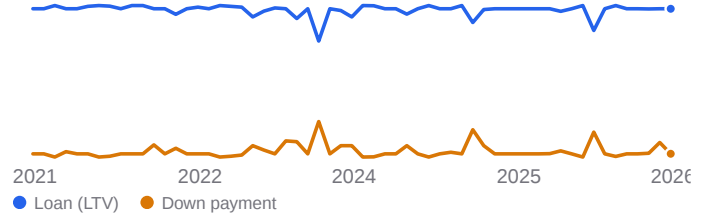


Median annualized return at resale

+6.6%

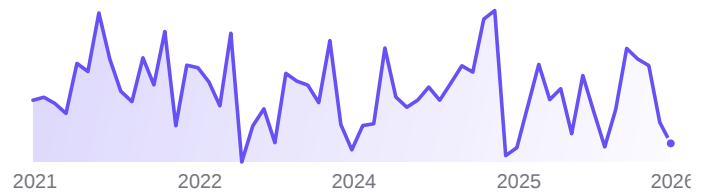


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



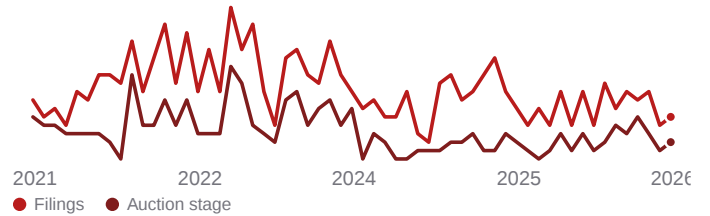
Typical hold before selling

6.2 yrs



Preforeclosure filings

Filings 5 · Auction stage 2



HOUSING STOCK

Homes	13,545
Median value (AVM)	\$241K
Median size	1,221 ft²
Median bedrooms	3
Median year built	1931
Single family	99%
Condos	1.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.1%
Owner occupied	75%
Company owned	13%
Median loan-to-value	47%

Typical ownership tenure

15.4 yrs

COMMUNITY

Population	57,378
Density	5,290 / mi²
Median household income	\$64K
Average household income	\$86K
Crime index (US avg 100)	100
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	59
Homes occupied	94%
Bachelor's or higher	10%
Poverty rate	12.3%
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.