

Oak Brook 60523

ZIP code · IL · Illinois > DuPage County > Oak Brook

BALANCED MARKET

\$633K

MEDIAN SALE PRICE

-16.4%

1-YR CHANGE

194

SALES (12 MO)

\$938K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100

Buyer's market

Balanced

Seller's market

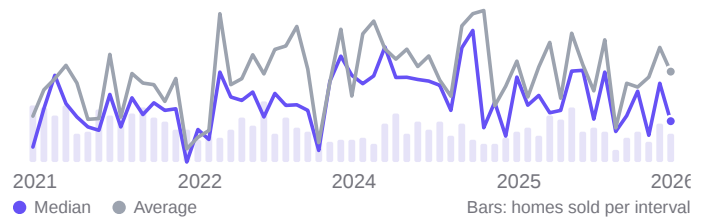
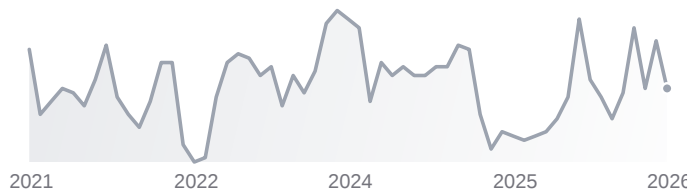
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

54 / 100

Sale prices

Median \$585K · Average \$883K

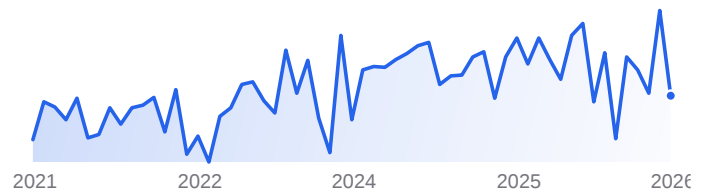
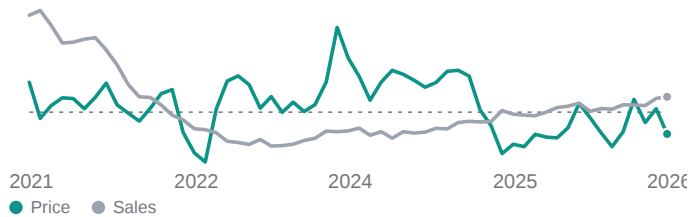


Growth (year over year)

Price -16.4% · Sales +11.5%

Price per square foot

\$262/ft²

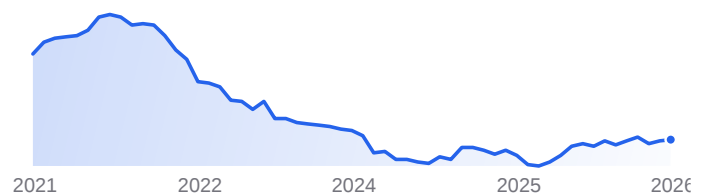
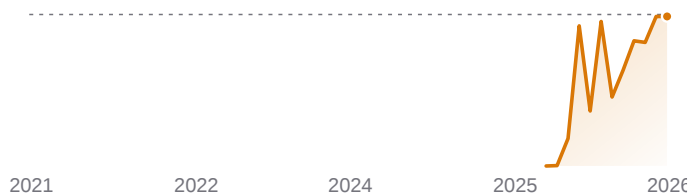


Sale premium vs estimated value

-0.0%

Annual turnover (share of homes sold)

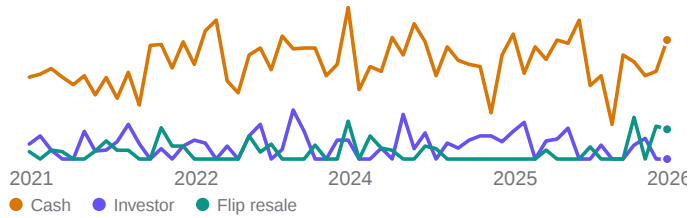
4.5%



BUYERS & OUTCOMES

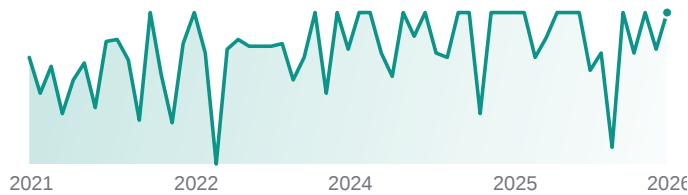
Buyer mix

Cash 57% · Investor 0% · Flip resale 14%



Sellers who sold at a gain

100%

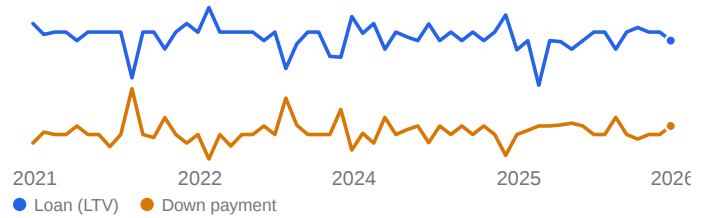


Median annualized return at resale

+8.9%

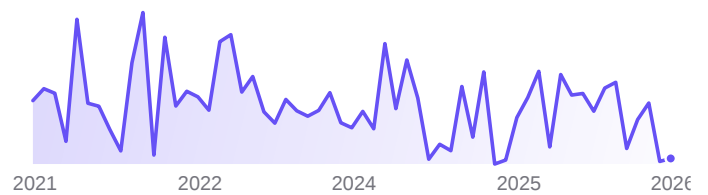


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



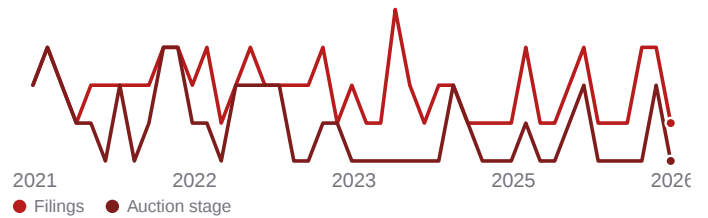
Typical hold before selling

4.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	4,269
Median value (AVM)	\$938K
Median size	3,105 ft²
Median bedrooms	4
Median year built	1977
Single family	74%
Condos	18%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	3.7%
Owner occupied	93%
Company owned	30%
Median loan-to-value	43%

Typical ownership tenure

9.8 yrs

COMMUNITY

Population	9,904
Density	1,095 / mi²
Median household income	\$125K
Average household income	\$174K
Crime index (US avg 100)	118
Air pollution index (US avg 100)	128
Earthquake index (US avg 100)	50
Homes occupied	92%
Bachelor's or higher	34%
Poverty rate	9.4%
Unemployment	1.0%
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.