

Naperville 60540

ZIP code · IL · Illinois > DuPage County > Naperville

BALANCED MARKET

\$684K

MEDIAN SALE PRICE

-0.2%

1-YR CHANGE

537

SALES (12 MO)

\$637K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100

Buyer's market

Balanced

Seller's market

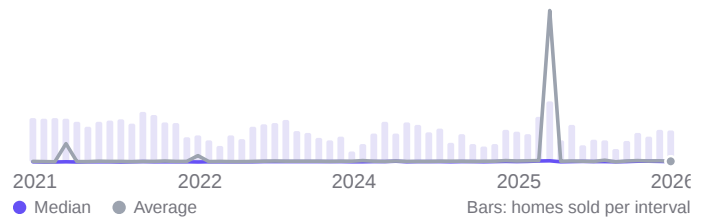
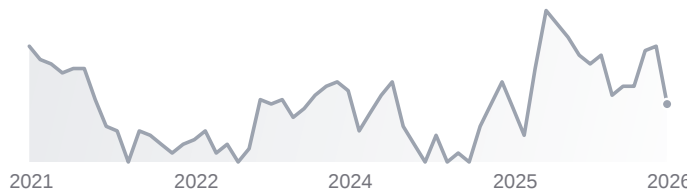
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$611K · Average \$697K

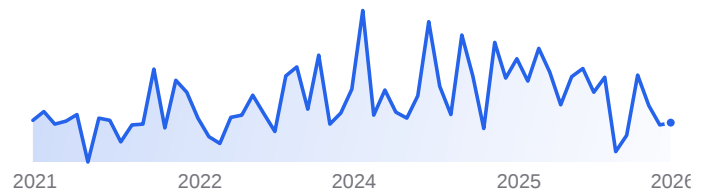
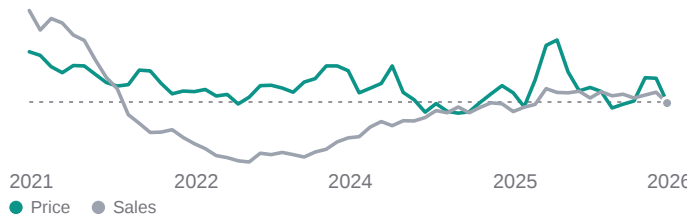


Growth (year over year)

Price -0.2% · Sales -0.6%

Price per square foot

\$291/ft²

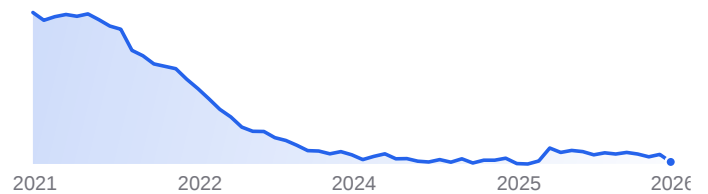
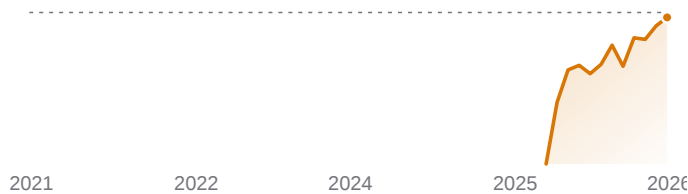


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

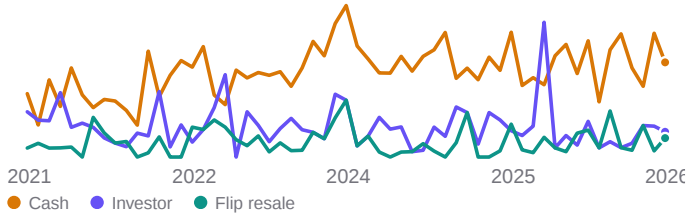
3.8%



BUYERS & OUTCOMES

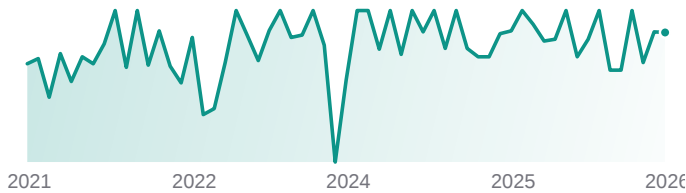
Buyer mix

Cash 29% · Investor 7.8% · Flip resale 5.9%



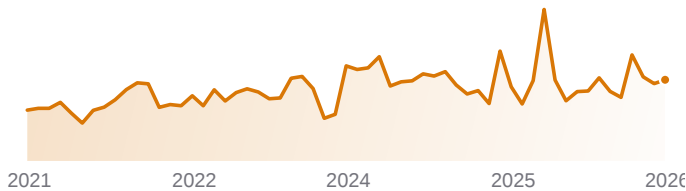
Sellers who sold at a gain

97%

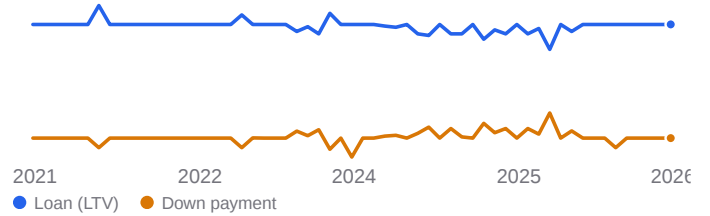


Median annualized return at resale

+5.4%

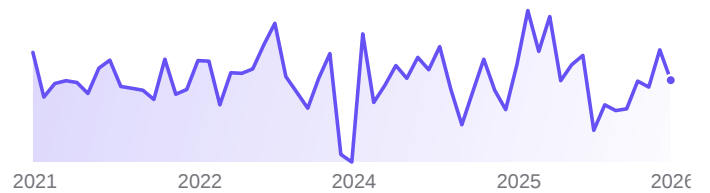


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



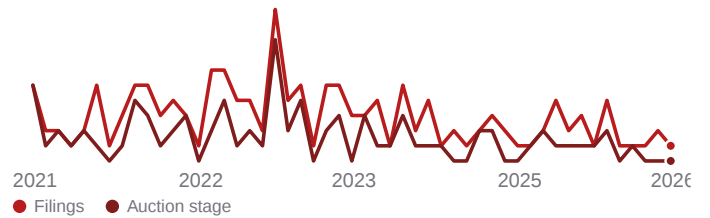
Typical hold before selling

7.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	14,033
Median value (AVM)	\$637K
Median size	1,737 ft²
Median bedrooms	4
Median year built	1983
Single family	86%
Condos	7.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	2.1%
Owner occupied	92%
Company owned	24%
Median loan-to-value	51%

Typical ownership tenure

10.2 yrs

COMMUNITY

Population	45,217
Density	3,223 / mi²
Median household income	\$144K
Average household income	\$183K
Crime index (US avg 100)	74
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	51
Homes occupied	96%
Bachelor's or higher	35%
Poverty rate	5.2%
Unemployment	1.5%
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.