

Riverside 60546

ZIP code · IL · Illinois · Cook County · Riverside

BALANCED MARKET

\$506K

MEDIAN SALE PRICE

-2.8%

1-YR CHANGE

191

SALES (12 MO)

\$442K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



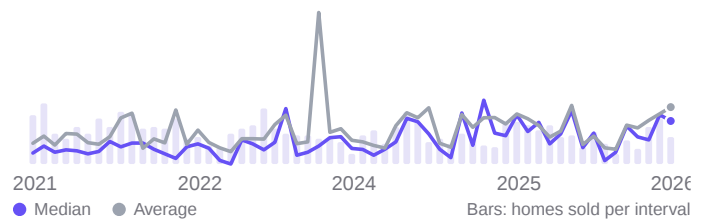
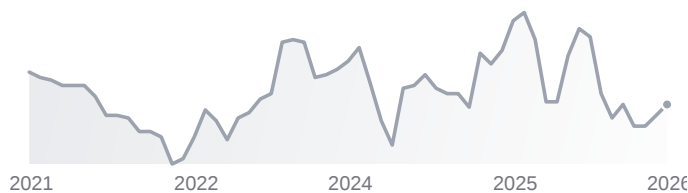
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$534K · Average \$625K

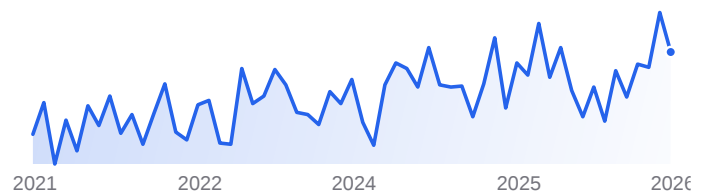
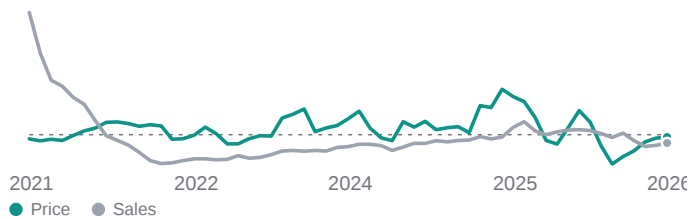


Growth (year over year)

Price -2.8% · Sales -9.9%

Price per square foot

\$307/ft²

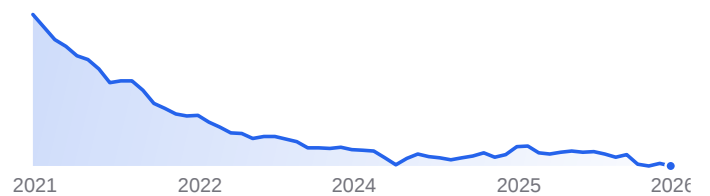
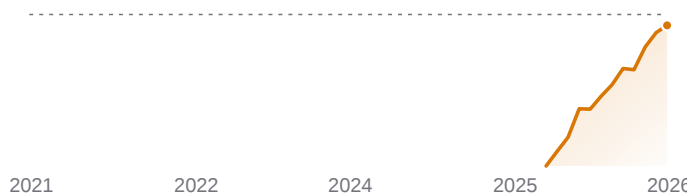


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

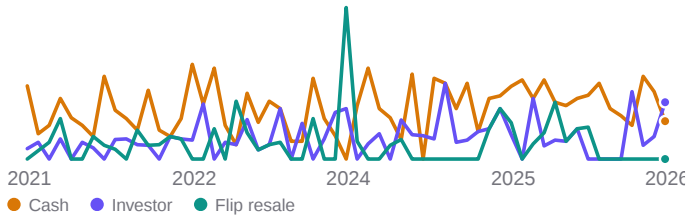
3.4%



BUYERS & OUTCOMES

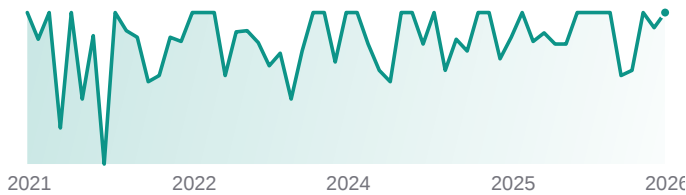
Buyer mix

Cash 13% · Investor 19% · Flip resale 0%



Sellers who sold at a gain

100%

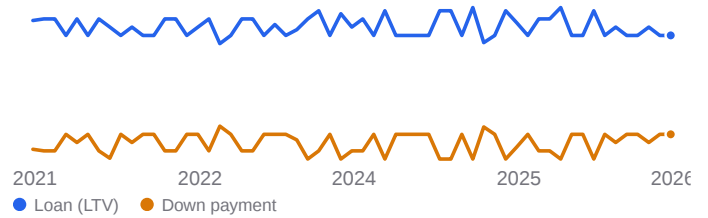


Median annualized return at resale

+4.9%

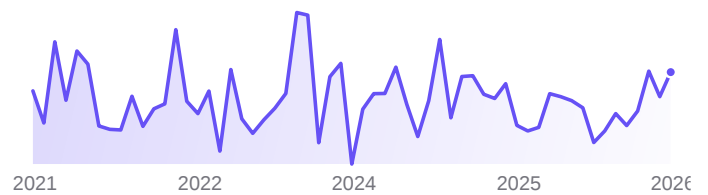


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



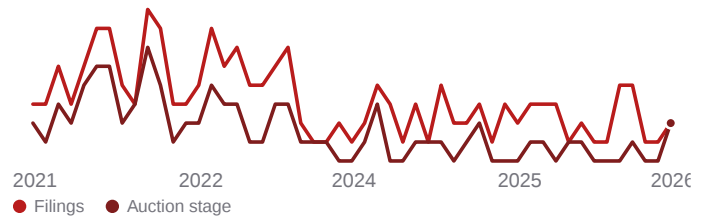
Typical hold before selling

11.5 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	5,610
Median value (AVM)	\$442K
Median size	1,552 ft²
Median bedrooms	3
Median year built	1948
Single family	85%
Condos	6.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	45%
Underwater (LTV 125% or more)	2.1%
Owner occupied	90%
Company owned	17%
Median loan-to-value	54%

Typical ownership tenure

10.9 yrs

COMMUNITY

Population	17,001
Density	4,233 / mi²
Median household income	\$106K
Average household income	\$130K
Crime index (US avg 100)	50
Air pollution index (US avg 100)	127
Earthquake index (US avg 100)	49
Homes occupied	96%
Bachelor's or higher	27%
Poverty rate	3.5%
Unemployment	1.6%
Average temp	50°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.