

Sheridan 60551

ZIP code · IL · Illinois · LaSalle County · Sheridan

SELLER'S MARKET

\$215K

MEDIAN SALE PRICE

+32.8%

1-YR CHANGE

39

SALES (12 MO)

\$275K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100

Buyer's market

Balanced

Seller's market

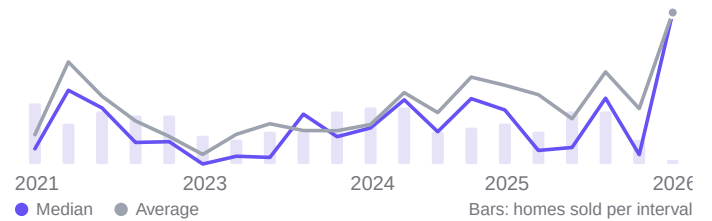
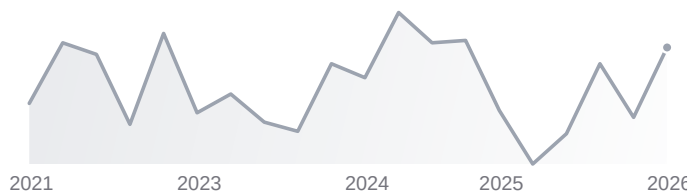
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

62 / 100

Sale prices

Median \$400K · Average \$400K

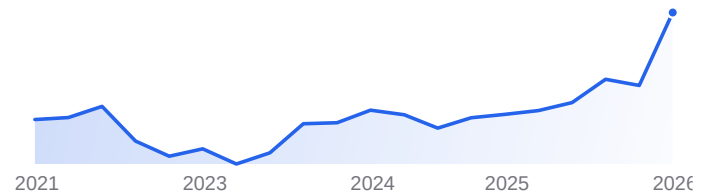
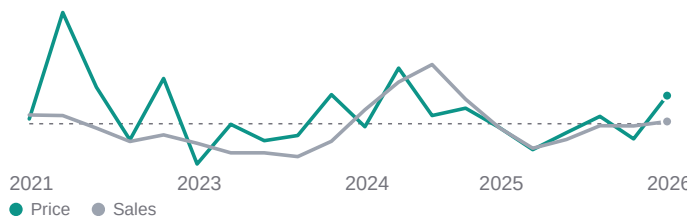


Growth (year over year)

Price +32.8% · Sales +2.6%

Price per square foot

\$256/ft²

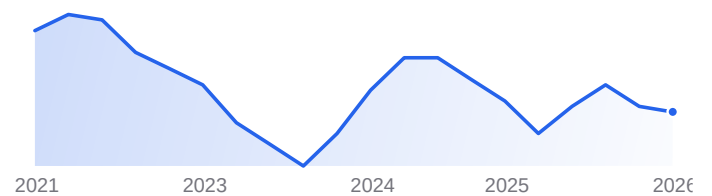
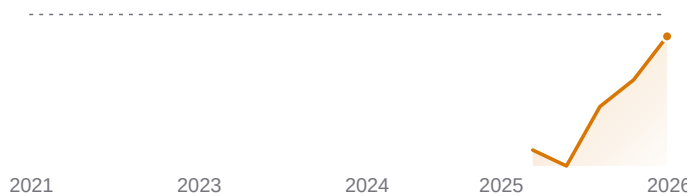


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

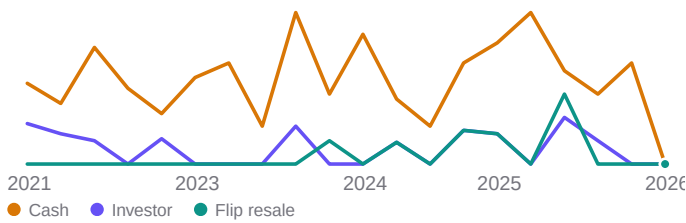
3.4%



BUYERS & OUTCOMES

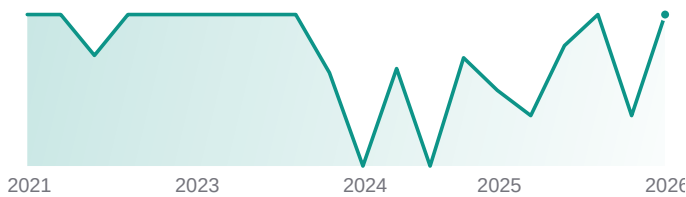
Buyer mix

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



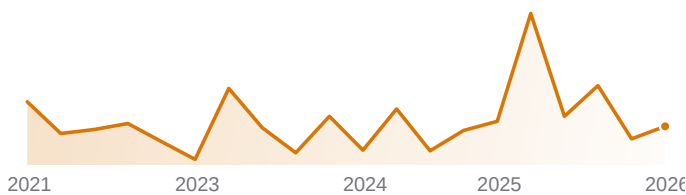
Sellers who sold at a gain

100%



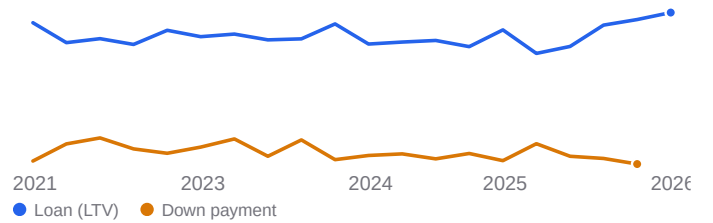
Median annualized return at resale

+6.6%



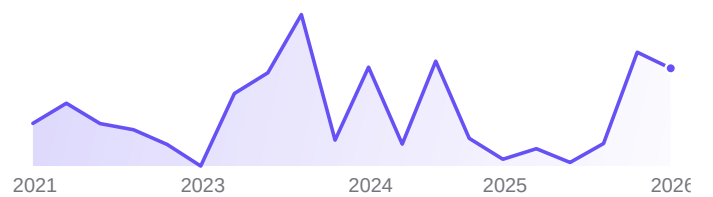
Financing (share of purchase price)

Loan (LTV) 103% · Down payment 1.4%



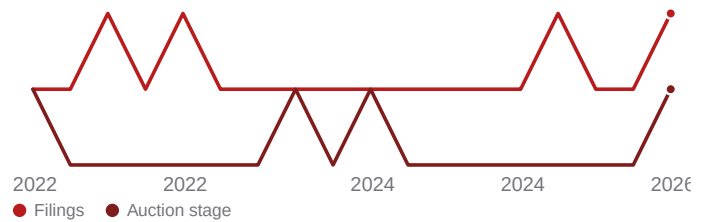
Typical hold before selling

10.4 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	1,160
Median value (AVM)	\$275K
Median size	1,644 ft²
Median year built	1989
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	2.3%
Owner occupied	72%
Company owned	3.4%
Median loan-to-value	45%
Typical ownership tenure	17.5 yrs

COMMUNITY

Population	4,722
Density	79 / mi²
Median household income	\$86K
Average household income	\$110K
Crime index (US avg 100)	36
Air pollution index (US avg 100)	77
Earthquake index (US avg 100)	50
Homes occupied	94%
Bachelor's or higher	11%
Poverty rate	8.6%
Unemployment	1.9%
Average temp	49°F
Annual precip	37 in
Sunshine	55%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.