

Rockton 61072

ZIP code · IL · Illinois · Winnebago County · Rockton

BALANCED MARKET

\$284K

MEDIAN SALE PRICE

-0.6%

1-YR CHANGE

155

SALES (12 MO)

\$298K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



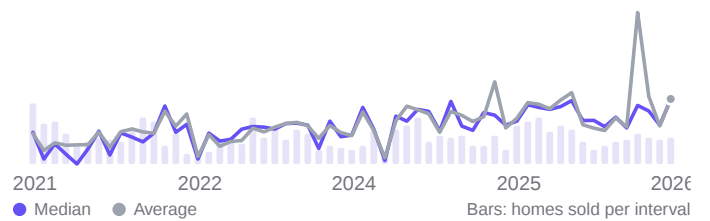
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$315K · Average \$316K

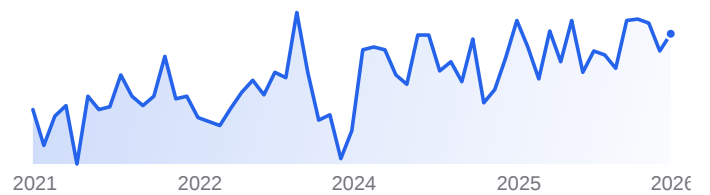
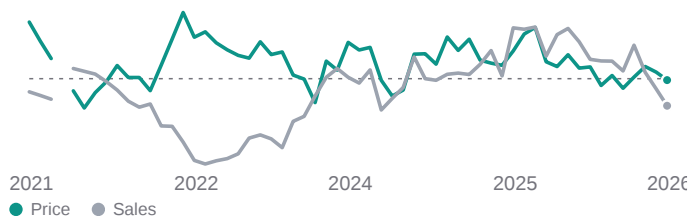


Growth (year over year)

Price -0.6% · Sales -12.4%

Price per square foot

\$211/ft²

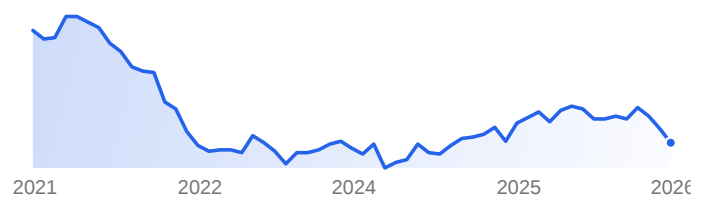
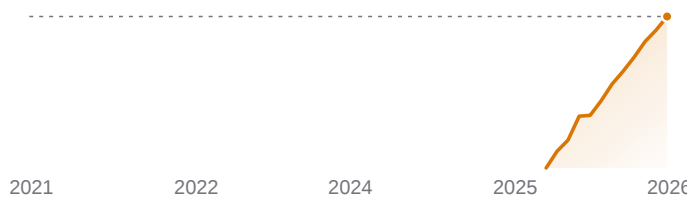


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

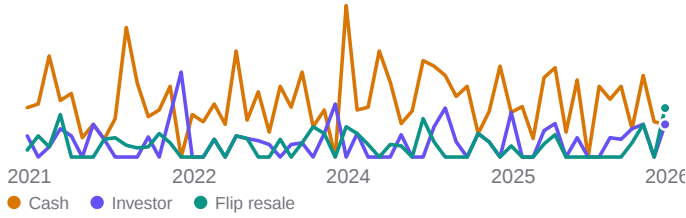
3.9%



BUYERS & OUTCOMES

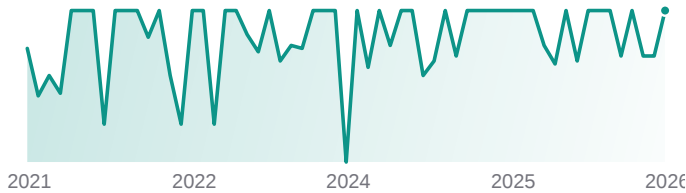
Buyer mix

Cash 15% · Investor 15% · Flip resale 23%



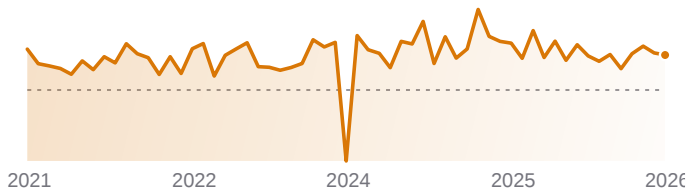
Sellers who sold at a gain

100%

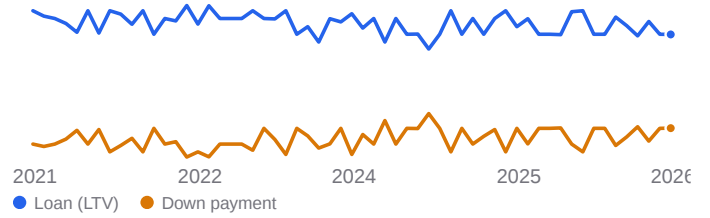


Median annualized return at resale

+5.3%

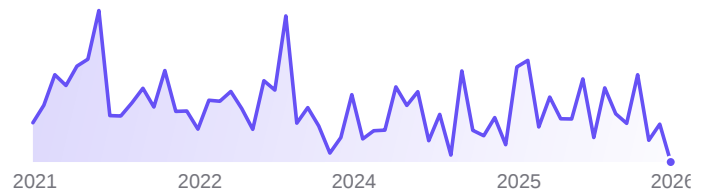


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



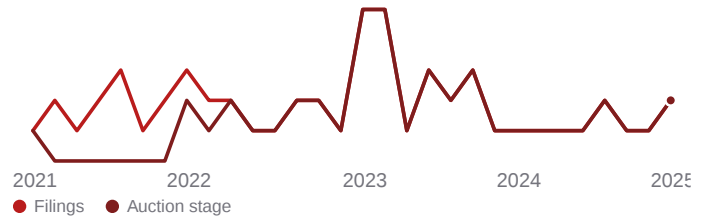
Typical hold before selling

1.7 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	4,009
Median value (AVM)	\$298K
Median size	1,350 ft²
Median bedrooms	3
Median year built	1992
Single family	75%
Condos	9.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	1.1%
Owner occupied	90%
Company owned	17%
Median loan-to-value	46%

Typical ownership tenure

13.5 yrs

COMMUNITY

Population	11,070
Density	189 / mi²
Median household income	\$97K
Average household income	\$114K
Crime index (US avg 100)	71
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	33
Homes occupied	96%
Bachelor's or higher	20%
Poverty rate	5.3%
Unemployment	1.7%
Average temp	48°F
Annual precip	35 in
Sunshine	52%

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.