

Pontiac 61764

ZIP code · IL · Illinois > Livingston County > Pontiac

SELLER'S MARKET

\$112K

MEDIAN SALE PRICE

+16.1%

1-YR CHANGE

183

SALES (12 MO)

\$143K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100

Buyer's market

Balanced

Seller's market

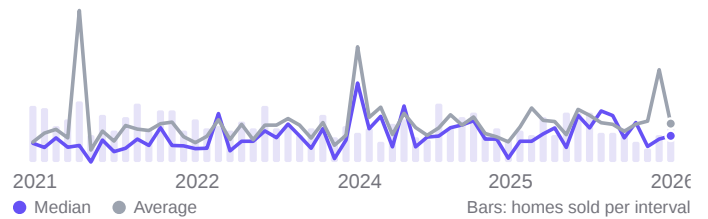
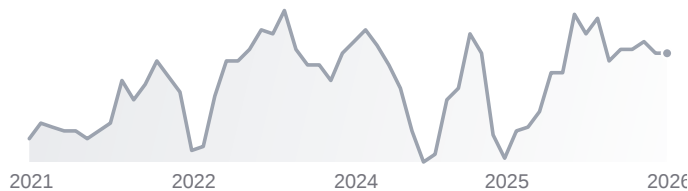
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

64 / 100

Sale prices

Median \$123K · Average \$152K

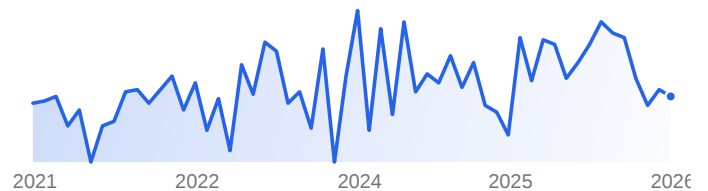
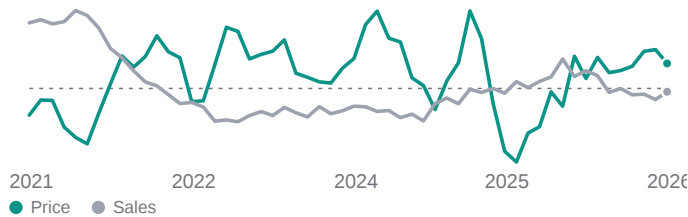


Growth (year over year)

Price +16.1% · Sales -2.1%

Price per square foot

\$81/ft²

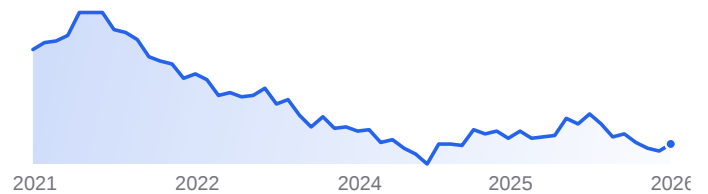
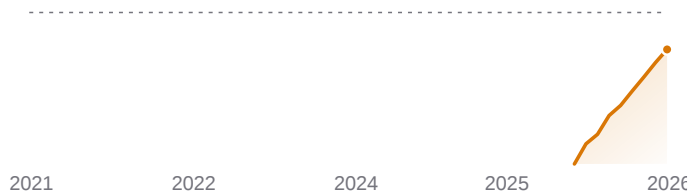


Sale premium vs estimated value

-1.3%

Annual turnover (share of homes sold)

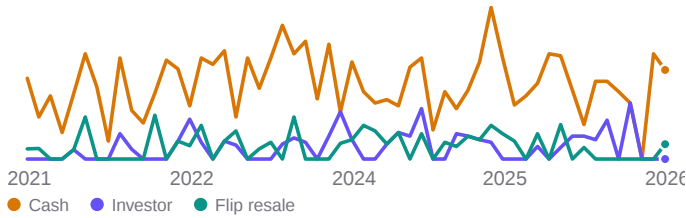
4.2%



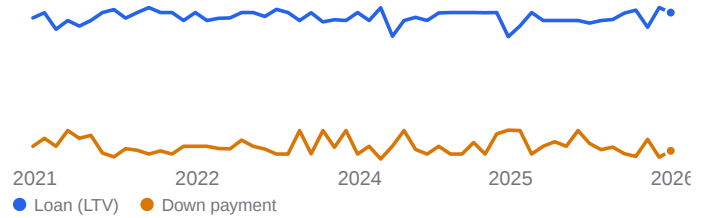
BUYERS & OUTCOMES

Buyer mix

Cash 35% · Investor 0% · Flip resale 5.9%

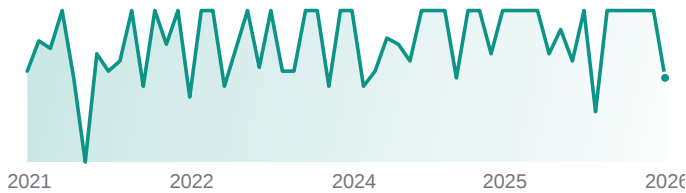


Financing (share of purchase price) Loan (LTV) 95% · Down payment 7.1%



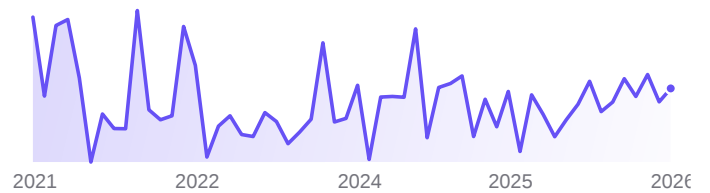
Sellers who sold at a gain

78%



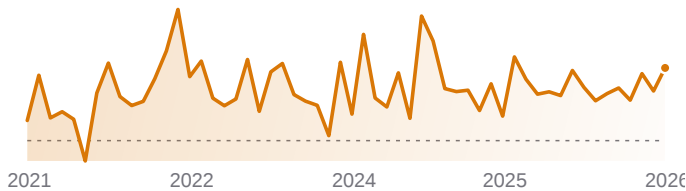
Typical hold before selling

5.1 yrs



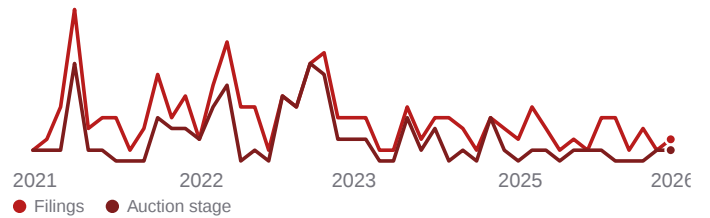
Median annualized return at resale

+8.9%



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	4,327
Median value (AVM)	\$143K
Median size	1,654 ft²
Median bedrooms	3
Median year built	1951
Single family	91%
Condos	4.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	45%
Underwater (LTV 125% or more)	3.0%
Owner occupied	81%
Company owned	14%
Median loan-to-value	56%

Typical ownership tenure

126.6 yrs

COMMUNITY

Population	13,355
Density	86 / mi²
Median household income	\$61K
Average household income	\$80K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	79
Earthquake index (US avg 100)	41
Homes occupied	92%
Bachelor's or higher	12%
Poverty rate	7.3%
Unemployment	1.1%
Average temp	51°F
Annual precip	37 in
Sunshine	56%

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