

Saunemin 61769

ZIP code · IL · Illinois > Livingston County > Saunemin

SELLER'S MARKET

\$190K

MEDIAN SALE PRICE

5

SALES (12 MO)

\$138K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

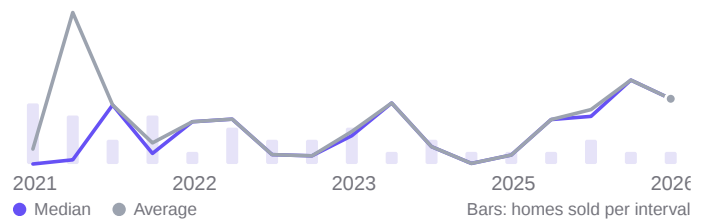
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$190K · Average \$190K

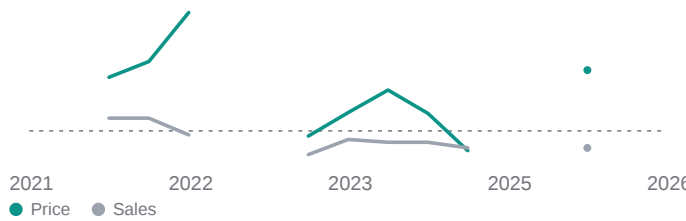


Growth (year over year)

Price +119.3% · Sales -33.3%

Price per square foot

\$73/ft²

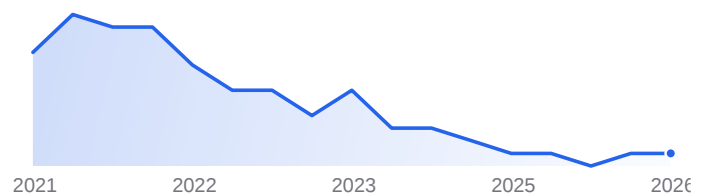


Sale premium vs estimated value

+7.1%

Annual turnover (share of homes sold)

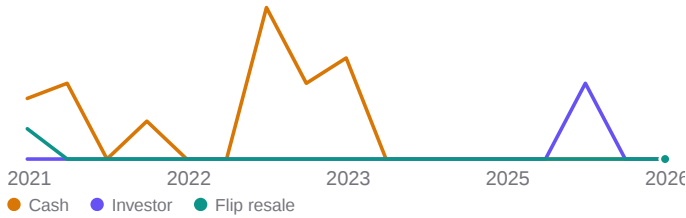
2.0%



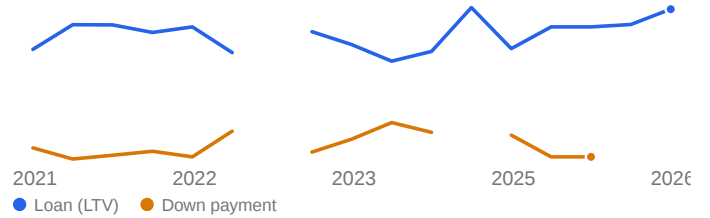
BUYERS & OUTCOMES

Buyer mix

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

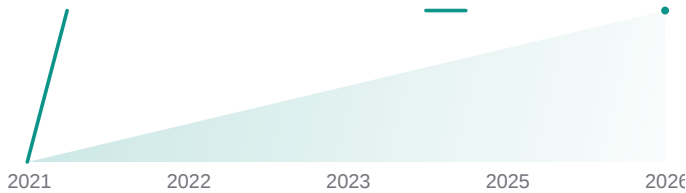


Financing (share of purchase price) Loan (LTV) 111% · Down payment 1.8%



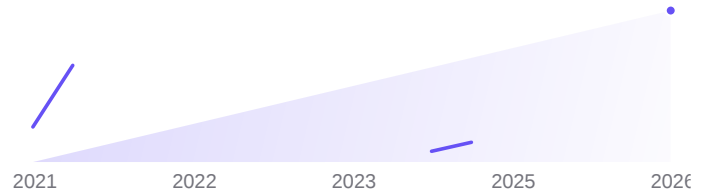
Sellers who sold at a gain

100%



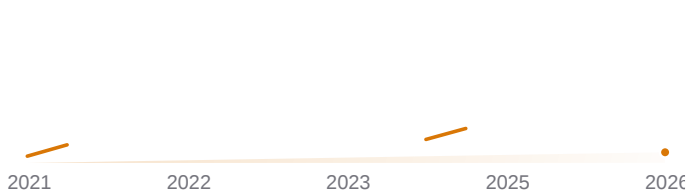
Typical hold before selling

11.9 yrs



Median annualized return at resale

+3.6%



HOUSING STOCK

Homes	244
Median value (AVM)	\$138K
Median size	1,616 ft²
Median bedrooms	3
Median year built	1923
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	2.9%
Owner occupied	81%
Company owned	8.6%
Median loan-to-value	42%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	373
Density	10 / mi²
Median household income	\$78K
Average household income	\$91K
Crime index (US avg 100)	80
Air pollution index (US avg 100)	75
Earthquake index (US avg 100)	38
Homes occupied	91%
Bachelor's or higher	16%
Poverty rate	10.8%
Unemployment	1.4%
Average temp	51°F
Annual precip	37 in
Sunshine	56%

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