



Beach Park, Illinois.

Current market data.

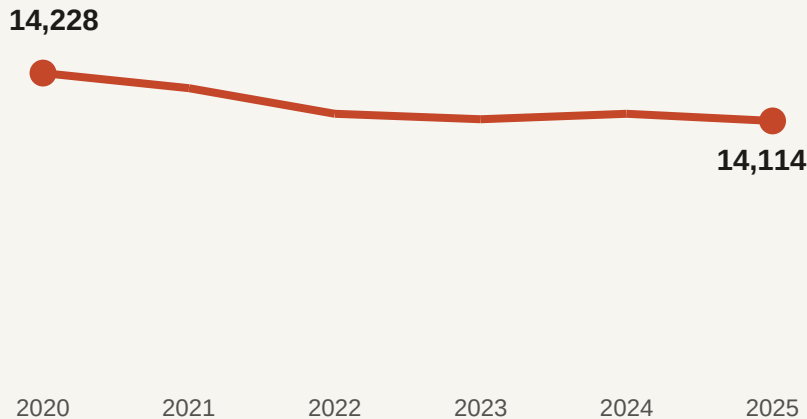
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

14,114

people, the 174th-largest of Illinois's cities and towns.



THE WORKDAY

9 in 10 jobs here go to people who live somewhere else.

89.8%

of 1,053 jobs located in Beach Park are filled by in-commuters.



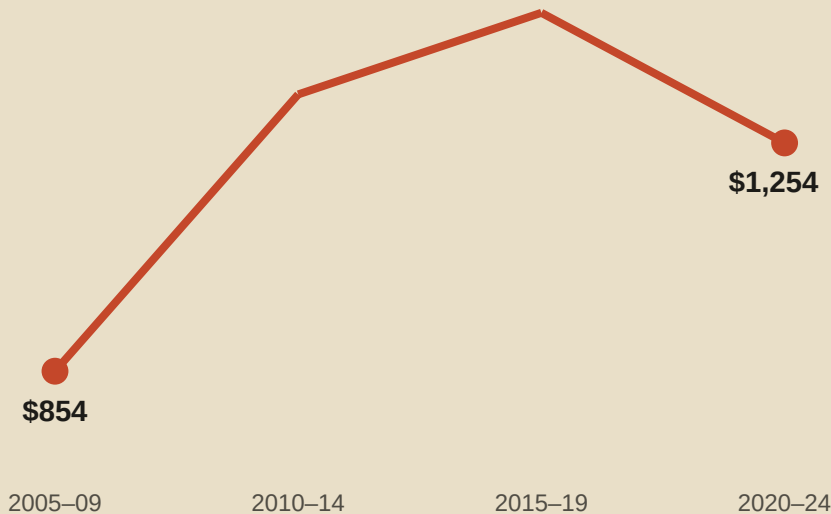
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 47%
since the 2005–2009
survey, before inflation.

\$1,254

a month. Illinois's median is \$1,274.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,026 gap between neighbors, the sharpest rent edge between adjacent tracts in Lake County.

TRACT 8646.01

\$1,475

TRACT 8662

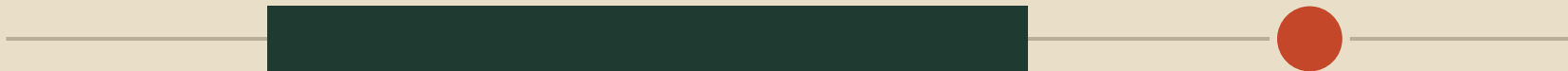
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$744–\$1,116



\$1,254 median

is the monthly rent range local workforce wages support.

BUILDING

70% of the housing here was built before 2000.

30

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

70%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2% to the 5,236 homes here.

8–11

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 7%
less than Illinois's.

\$245,800

median home value in Beach Park.

Beach Park



\$245,800

Illinois



\$263,300

U.S.



\$332,700

THAT WAS BEACH PARK'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at [**almanacdata.ai/e/il/beach-park/**](https://almanacdata.ai/e/il/beach-park/)

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