



# Matteson, Illinois.

Current market data.

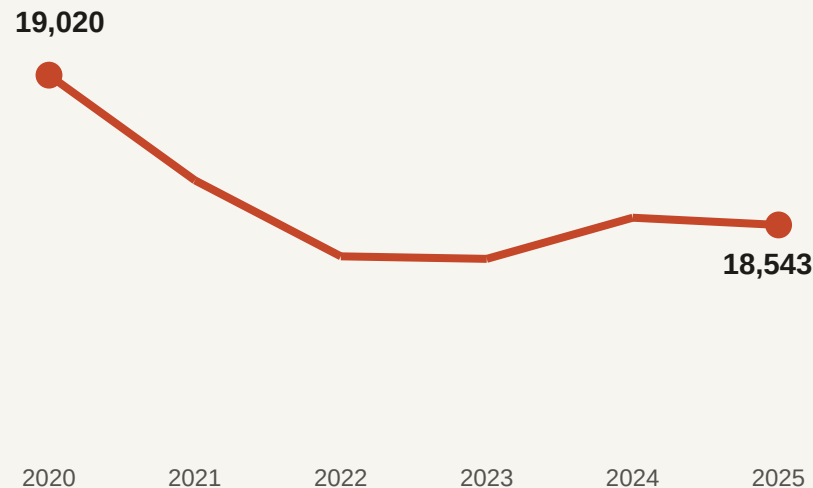
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.5% since 2020.

18,543

people, the 133rd-largest of Illinois's cities and towns.



## THE WORKDAY

Nearly every job here goes  
to someone who lives  
somewhere else.

95.9%

of 9,356 jobs located in Matteson are filled by in-commuters.



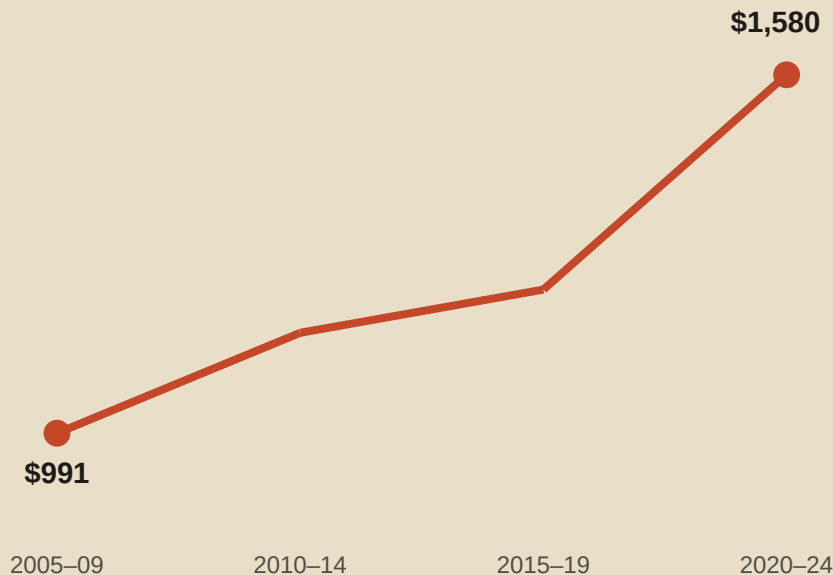
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 59%  
since the 2005–2009  
survey, before inflation.

**\$1,580**

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





## THE SEAM

# Cross one tract line and median rent doubles.

A \$3,070 gap between neighbors, the sharpest rent edge between adjacent tracts in Cook County.

TRACT 1301

**\$431**

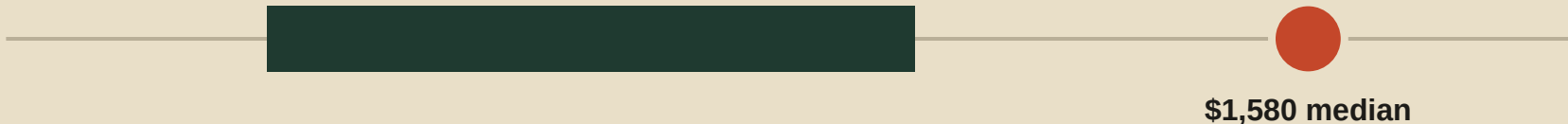
TRACT 8080.02

**\$3,501**

ROOM TO BUILD

# The median rent is above what local wages can carry.

**\$876–\$1,314**



is the monthly rent range local workforce wages support.

BUILDING

**55% of the housing here was built before 2000.**

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**329**

homes permitted in ten years,  
2016–2025

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**0%**

of those were in multifamily  
buildings

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**55%**

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0.2–1.2% to the 7,631 homes here.**

**17–94**

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



HOME VALUE

A median home costs 5% less than Illinois's.

**\$250,600**

median home value in Matteson.

Matteson



\$250,600

Illinois



\$263,300

U.S.



\$332,700



THAT WAS MATTESON'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/matteson/](https://almanacdata.ai/e/il/matteson/)

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