



# Yorkville, Illinois.

Current market data.

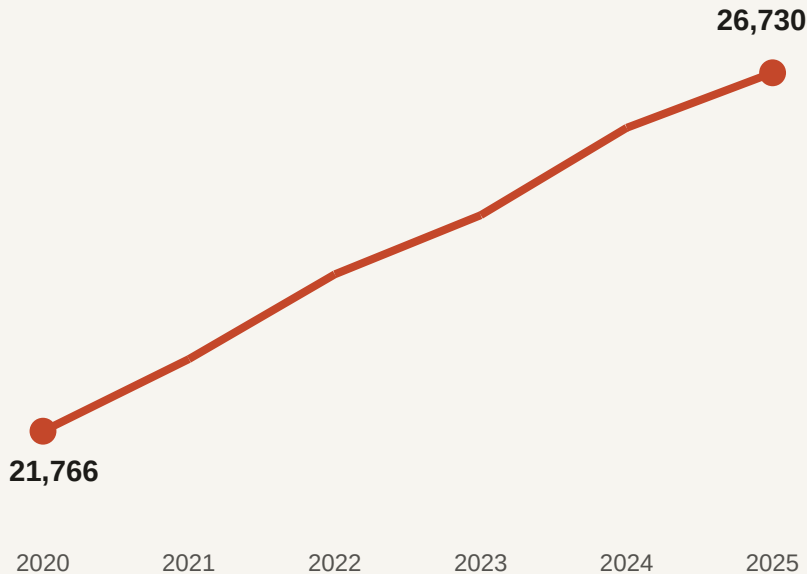
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 22.8% since 2020.

26,730

people, the 82nd-largest of Illinois's cities and towns.



## THE WORKDAY

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

83.0%

of 6,733 jobs located in Yorkville are filled by in-commuters.



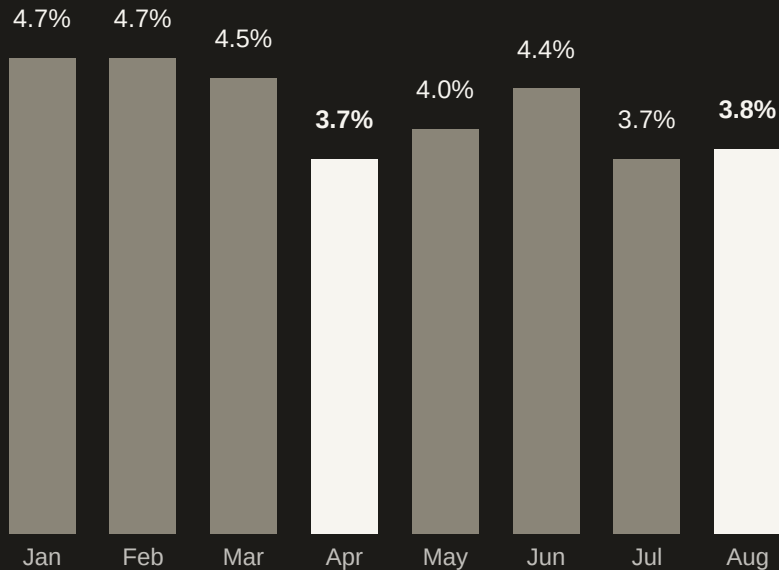
Each dot is 1% of jobs. Filled: held by in-commuters.

## UNEMPLOYMENT, 2026

The low came in April:  
3.7%.

3.8%

in August 2026, the latest month released. A year earlier it was 4.6%.

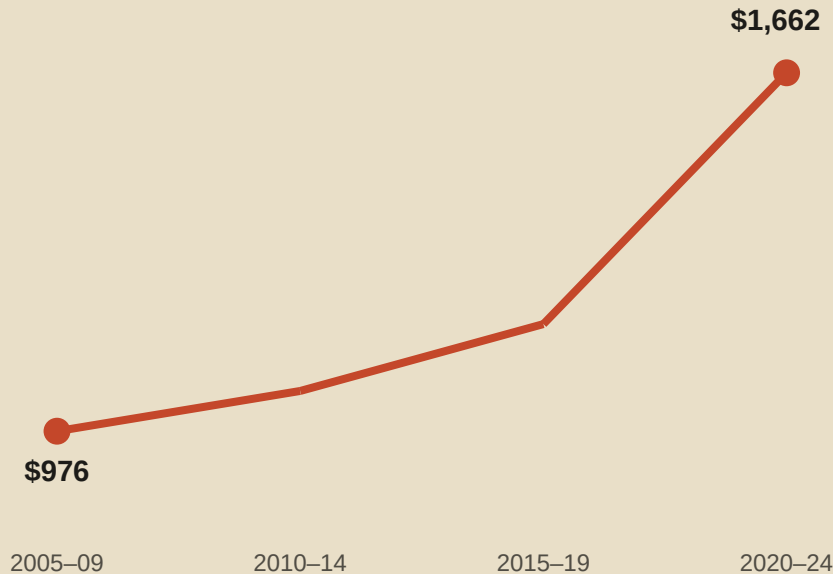


RENT

Median rent is up 70%  
since the 2005–2009  
survey, before inflation.

**\$1,662**

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



## THE SEAM

# Cross one tract line and median rent doubles.

A \$1,875 gap between neighbors, the sharpest rent edge between adjacent tracts in Kendall County.

TRACT 8903.02

**\$1,179**

TRACT 8901.07

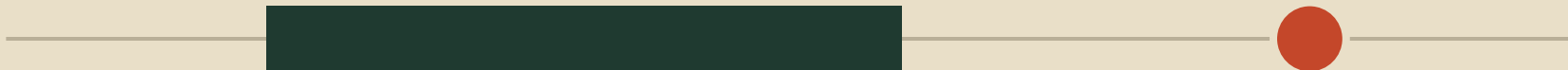
**\$3,054**



## ROOM TO BUILD

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

**\$913–\$1,369**



**\$1,662 median**

is the monthly rent range local workforce wages support.

BUILDING

**32% of the housing here was built before 2000.**

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**2,765**

homes permitted in ten years,  
2016–2025

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**5%**

of those were in multifamily  
buildings

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**32%**

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0.3–0.8% to the 8,295 homes here.**

**22–67**

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



## HOME VALUE

A median home costs 27%  
more than Illinois's.

**\$335,300**

median home value in Yorkville.

Yorkville



\$335,300

Illinois



\$263,300

U.S.



\$332,700

THAT WAS YORKVILLE'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/yorkville/](https://almanacdata.ai/e/il/yorkville/)

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