



Will County

HOUSING FACT SHEET

POPULATION	2010	2018	8 YEAR CHANGE
Total Population	677,560	688,697	1.64%
Total Households	220,135	227,848	3.50%
Total Family Households	170,617	171,789	0.69%
Total Non-Family Households	49,518	56,059	13.21%
Percent of Residents In Poverty	5.00%	7.00%	40.07%
Percent Immigrant (Foreign Born)	11.21%	12.10%	7.99%

RACE+ETHNICITY	2010	2018	8 YEAR CHANGE
White	514,664	505,504	-1.78%
Black or African American	75,743	77,134	1.84%
Asian	30,833	36,501	18.38%
Multi-Racial	15,456	19,972	29.22%
Latino (of Any Race)	105,817	117,767	11.29%
Other	40,864	49,586	21.34%

INCOME*	2010	2018	8 YEAR CHANGE
Median Household Income	\$75,906	\$72,349	-4.69%
Households Earning >\$25,000	26,209	25,747	-1.76%
As a Percent of All Households	11.91%	11.30%	-5.09%
Unemployment Rate	5.50%	5.20%	-5.45%

HOUSEHOLDS BY INCOME LEVEL*	2010	2018	8 YEAR CHANGE
Less Than \$25,000	26,209	25,747	-1.76%
\$25,000-\$49,999	40,053	37,595	-6.14%
\$50,000-\$74,999	42,242	39,190	-7.23%
\$75,000 or More	111,631	125,089	12.06%

HOUSING UNITS	2010	2018	8 YEAR CHANGE
Total Housing Units	237,501	242,568	2.13%
Total Occupied Housing Units	225,256	227,848	1.15%
Owner-Occupied	187,425	184,653	-1.48%
Renter-Occupied	37,831	43,195	14.18%

COST BURDENED HOUSEHOLDS BY INCOME LEVEL

INCOME LEVEL	RENTERS			OWNERS		
	2010	2018	8 YEAR CHANGE	2010	2018	8 YEAR CHANGE
Less than \$19,999	89.65%	93.01%	3.75%	88.87%	83.41%	-6.15%
\$20,000-\$49,999	58.99%	73.07%	23.87%	65.57%	58.06%	-11.44%
\$50,000-\$74,999	15.40%	30.82%	100.07%	51.13%	35.76%	-30.05%
\$75,000 or More	5.35%	6.21%	16.18%	18.75%	8.66%	-53.81%

RENTAL HOUSING COSTS*	2010	2018	8 YEAR CHANGE
Median Monthly Gross Rent	\$890	\$1,011	13.61%
Renters Paying Less Than \$750/mo	9,994	5,764	-42.33%
Renters Paying \$750 to \$999/mo	9,510	9,778	2.82%
Renters Paying \$1000 to \$1,499/mo	7,919	13,432	69.62%
Renters Paying \$1,500 or More/mo	4,454	11,782	164.53%
Paying Over 30% of Income in Rent	50.50%	49.45%	-2.08%

HOUSING COSTS FOR OWNERS WITH A MORTGAGE*	2010	2018	8 YEAR CHANGE
Median Monthly Owner Cost	\$1,959	\$1,646	-15.97%
Owners Paying Less Than \$1,000/mo	8,870	9,250	4.28%
Owners Paying \$1,000 to \$1,499/mo	27,215	28,126	3.35%
Owners Paying \$1,500 to \$1,999/mo	42,279	36,478	-13.72%
Owners Paying \$2,000 or More/mo	71,348	59,803	-16.18%
Paying Over 30% of Income for Mortgage	41.98%	28.84%	-31.29%

UNITS BY BUILDING SIZE	2010	2018	8 YEAR CHANGE
Single Family / 1 Unit	201,265	210,084	4.38%
2 to 4 Units	10,172	10,376	2.01%
5 to 9 Units	5,093	4,722	-7.28%
10 to 19 Units	6,588	6,227	-5.48%
20 or More Units	6,851	7,733	12.87%

HOUSING CHOICE VOUCHERS	2010	2018	8 YEAR CHANGE
Housing Choice Vouchers	1,190	1,619	36.06%
Housing Assistance Payment	9,304,320	1,321,482	-85.80%

HOUSING UNIT PRODUCTION	8 YEAR CHANGE
Net Change in Housing Units from 2000 to 2009	63,746
As a Percentage of all Housing Units	26.84%
Net Change in Housing Units from 2010 to 2018	6,001
As a Percentage of all Housing Units	2.47%



ILLINOIS HOUSING DEVELOPMENT AUTHORITY



Chicago Rehab Network

Data comes primarily from the American Community Survey and in partnership with the UIC Voorhees Center. CRN©2020. The Chicago Rehab Network has partnered with the Voorhees Center since 1985. * Indicates that values have been adjusted for inflation to 2010 constant dollars. For more information, or to request a methodology, contact CRN at Rachel@chicagorehab.org or 312.663.3936.