

**BOURBONNAIS**  
Summer Home of  
the Chicago Bears



**Bourbonnais, Illinois**  
MARKET SNAPSHOT





# Bourbonnais, Illinois

## MARKET SNAPSHOT

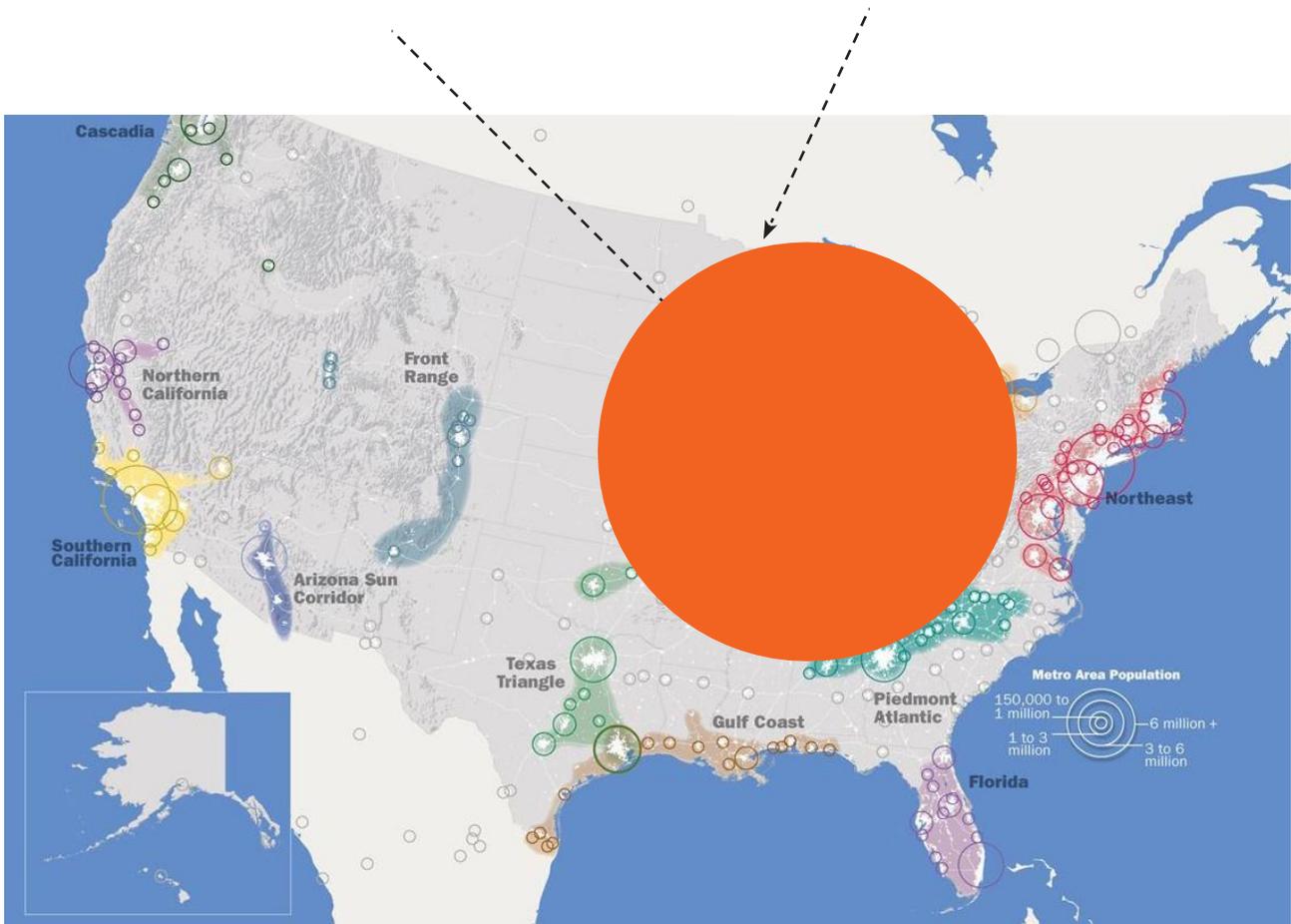
### Village of Bourbonnais

2014 POPULATION ESTIMATE: 18,534

2012 TOTAL RETAIL SALES: \$581,629,000

### Bourbonnais: 500 Mile Radius

87,400,000 POPULATION OR 27% OF USA POPULATION



Chicago Region Population: 9,500,000

Kankakee County Population: 111,375

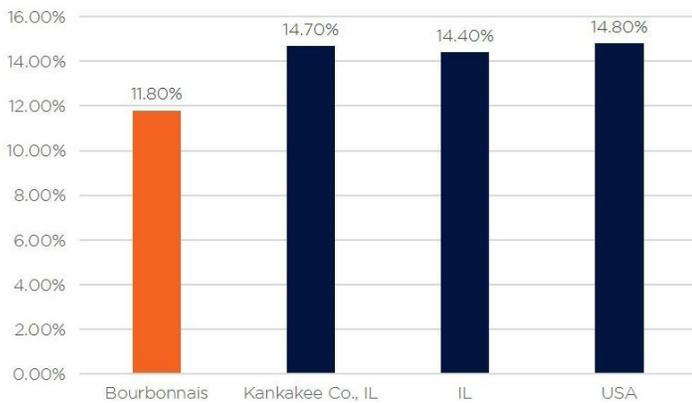
# Demographics

Founded by French Canadians and North American Indians, today the Village of Bourbonnais continues to have a richly diverse population base (though not yet as diverse as Illinois or the U.S.)

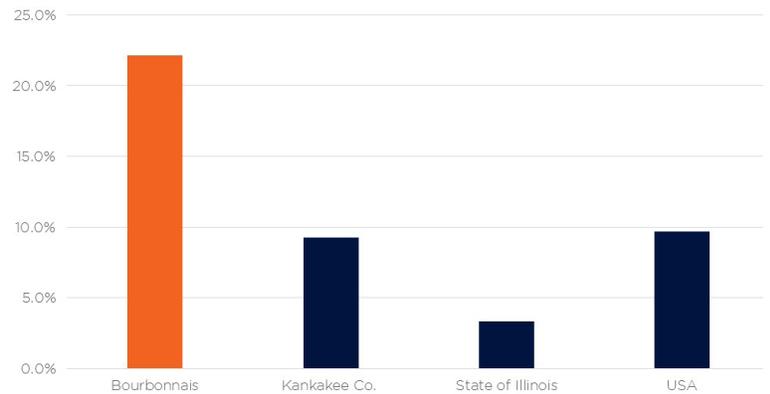
With Olivet Nazarene University located in Bourbonnais, the percentage of college graduates among the Village's adult population is 26.8%, similar to the United States' 29.3%. Bourbonnais' poverty rate is lower than the county, state, or nation.

During the first decade of the 21st Century, Bourbonnais's population grew by 22%, much faster than Kankakee County, Illinois, or the U.S. The Village has continued to grow since 2010, a trend that will likely continue with the addition of a new interchange on the north edge of the community.

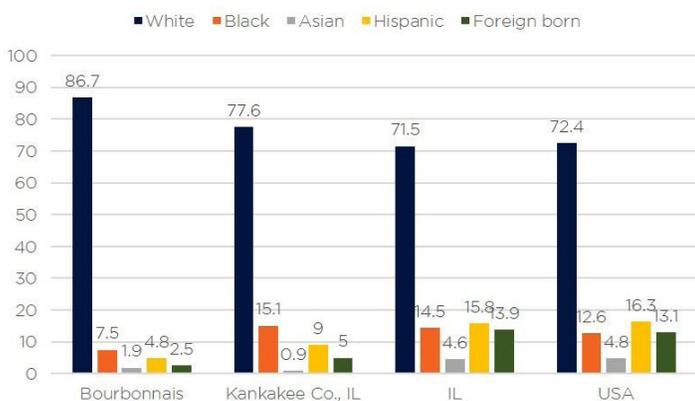
### Percent Persons in Poverty, 2014



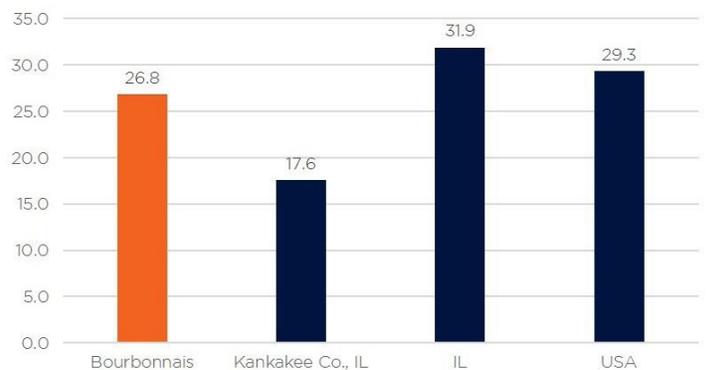
### Percent Population Change 2000 - 2010



### Population Diversity by Percent



### College Degree Percent over 25 Years of Age



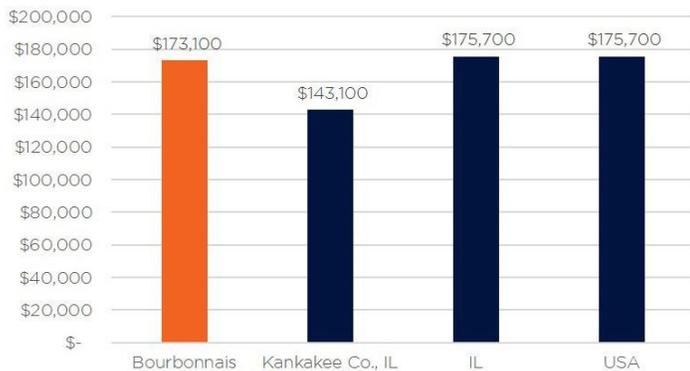
# Housing

The Village of Bourbonnais is the choice community of Kankakee County for residential development, with a median home value of \$173,100, higher than the rest of the county and on par with the rest of Illinois and the U.S.

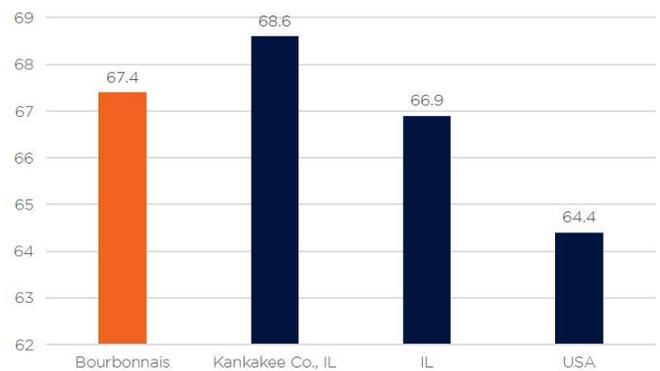
67.4% of Bourbonnais' housing units are owner-occupied, a higher percentage than Illinois or the U.S.

At 2.3%, the Village of Bourbonnais has seen the highest increase in home values from 2015 to 2016 relative to surrounding communities<sup>1</sup>, and home values are projected to rise an additional 3.5% from 2016-2017.

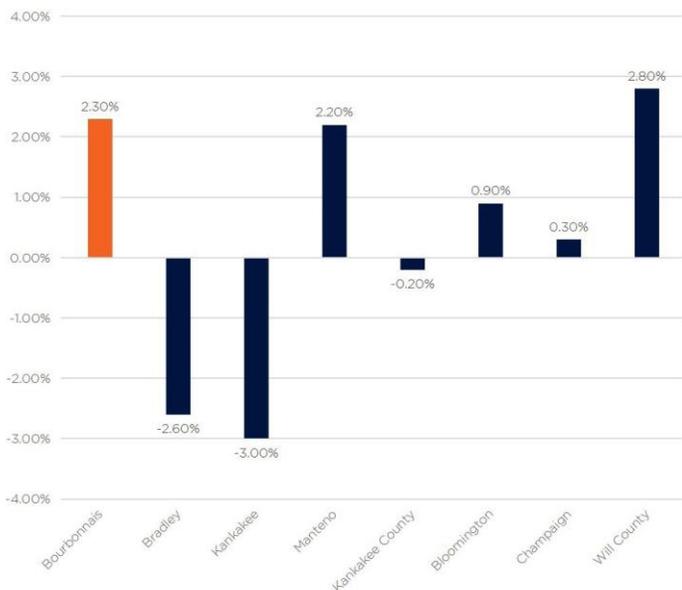
### Median Home Value 2010 - 2014



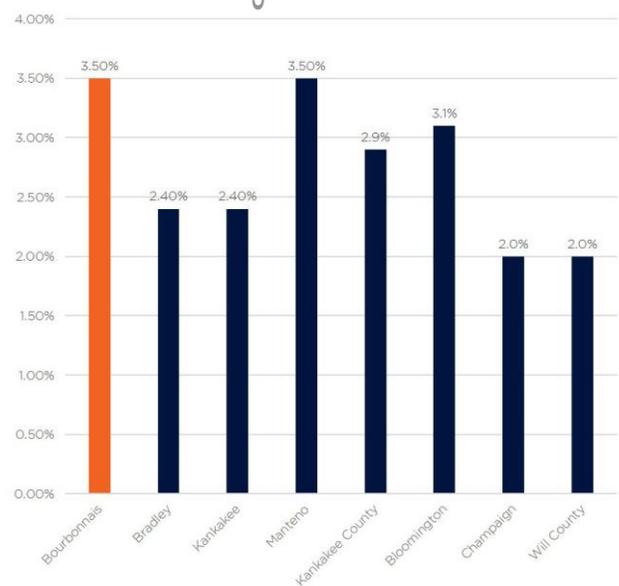
### Owner-occupied Housing Units by Percent 2010 - 2014



### Home Value Percent Change 2015 - 2016



### Forecast Home Value Percent Change 2016 - 2017



<sup>1</sup>Source: Zillow.com  
Source: Census



# Retail Sales

The Village of Bourbonnais' Median Household Income of \$63,707 is the highest in Kankakee County and exceeds the Median Household Income of both Illinois and the U.S. by more than \$5,000.

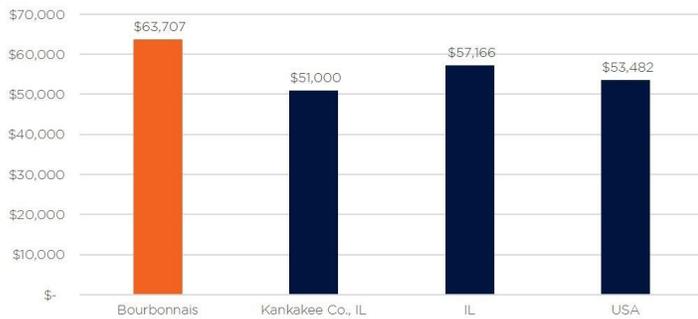
Bourbonnais is a very attractive community for retailers, with total retail sales per capita of \$31,222, far outpacing the county, state, and nation. This illustrates how strongly Bourbonnais attracts retail shoppers from the surrounding region.

Similarly, Bourbonnais' total accommodation and food services sales per capita of \$3,117 per person easily exceeds that of the county, state, and nation.

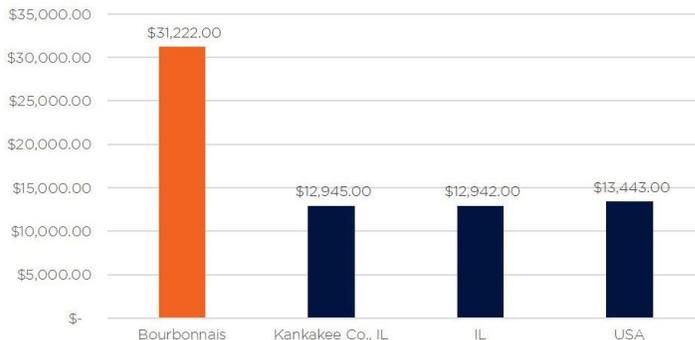
Finally, healthcare and social service revenues per capita are higher in Bourbonnais than in Kankakee County, Illinois, or the U.S.

Bourbonnais is primed for continued commercial development, with the pending interchange on the north edge of the community just an hour south of Downtown Chicago and an hour north of the University of Illinois' main campus in Champaign-Urbana.

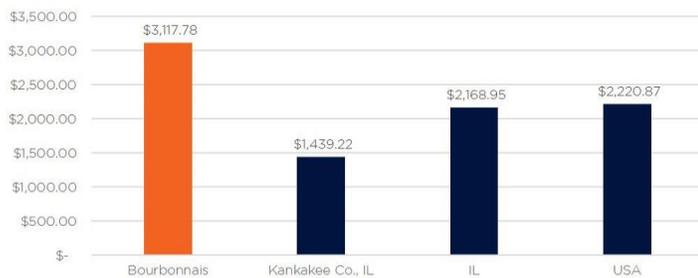
### Median Household Income | 2014



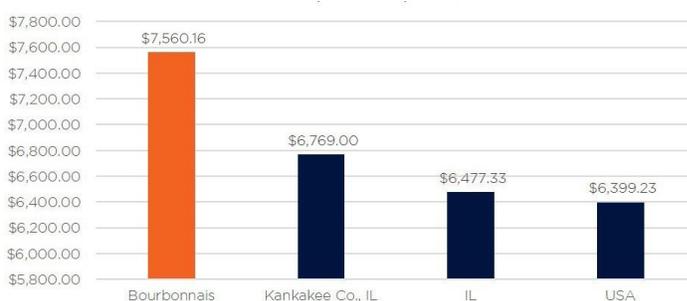
### Retail Sales per Capita | 2012



### Accommodation & Food Services Sales per Capita | 2012



### Health Care & Social Service Receipts / Revenues per Capita | 2012





VILLAGE OF BOURBONNAIS

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