

Marion County, IL

County · IL · Illinois

BALANCED MARKET

\$105K

MEDIAN SALE PRICE

-9.0%

1-YR CHANGE

553

SALES (12 MO)

\$102K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



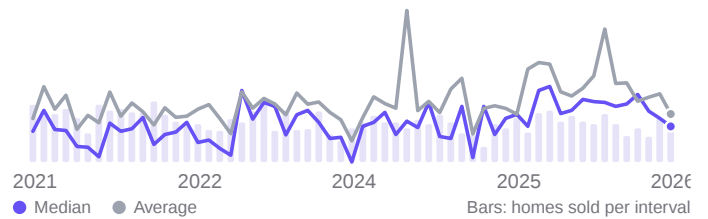
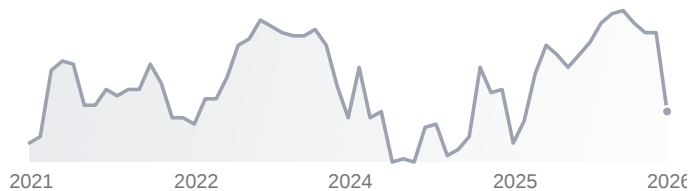
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

45 / 100

Sale prices

Median \$95K · Average \$111K

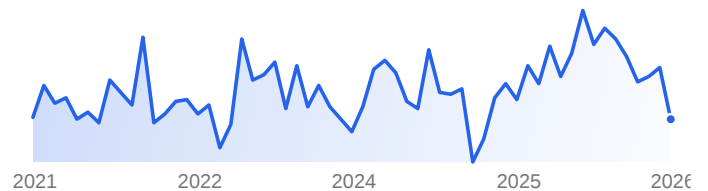
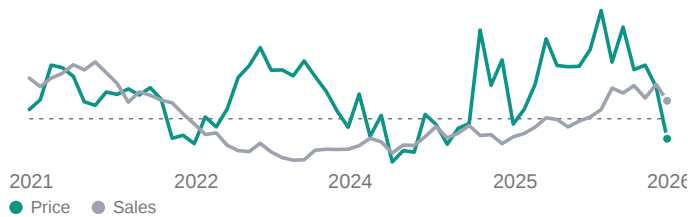


Growth (year over year)

Price -9.0% · Sales +8.0%

Price per square foot

\$55/ft²

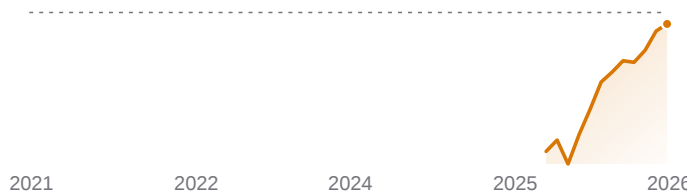


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

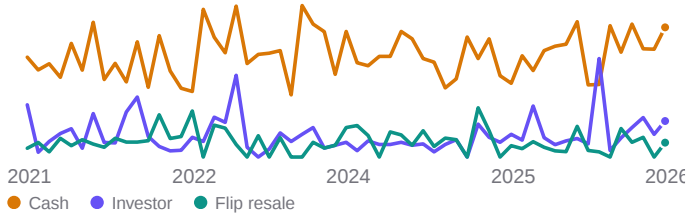
3.6%



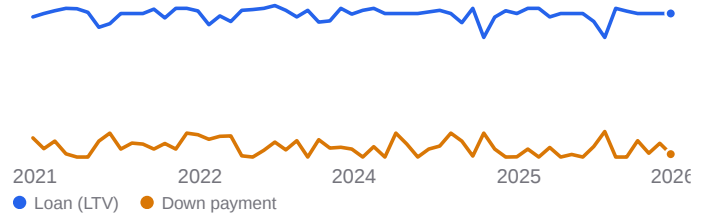
BUYERS & OUTCOMES

Buyer mix

Cash 44% · Investor 12% · Flip resale 4.9%

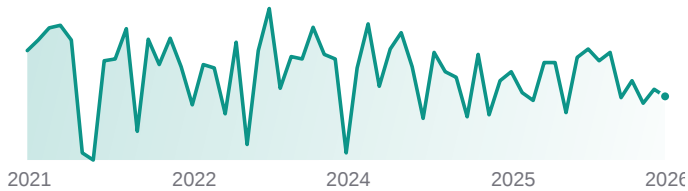


Financing (share of purchase price) Loan (LTV) 95% · Down payment 6.8%



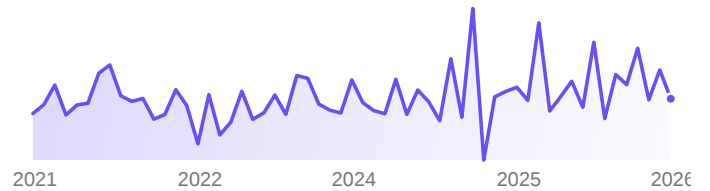
Sellers who sold at a gain

83%



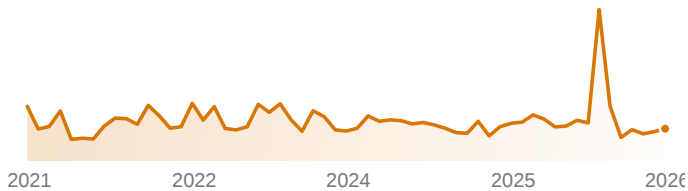
Typical hold before selling

4.8 yrs



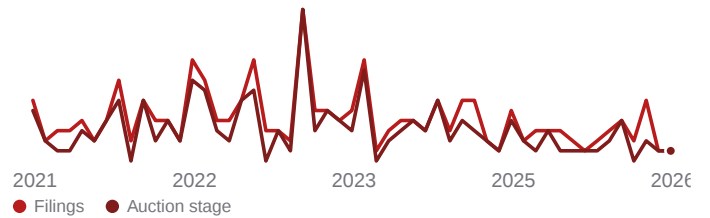
Median annualized return at resale

+6.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	15,417
Median value (AVM)	\$102K
Median size	1,280 ft²
Median year built	1961
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	3.7%
Owner occupied	76%
Company owned	11%
Median loan-to-value	30%
Typical ownership tenure	21.2 yrs

COMMUNITY

Population	36,557
Density	64 / mi²
Median household income	\$61K
Average household income	\$77K
Crime index (US avg 100)	117
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	177
Homes occupied	90%
Bachelor's or higher	11%
Poverty rate	16.1%
Unemployment	1.5%
Average temp	55°F
Annual precip	43 in
Sunshine	59%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.