

Rock Island County, IL

County · IL · Illinois

BUYER'S MARKET

\$128K

MEDIAN SALE PRICE

-13.3%

1-YR CHANGE

1,906

SALES (12 MO)

\$150K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 31 / 100



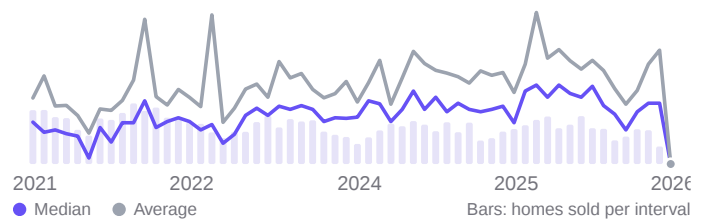
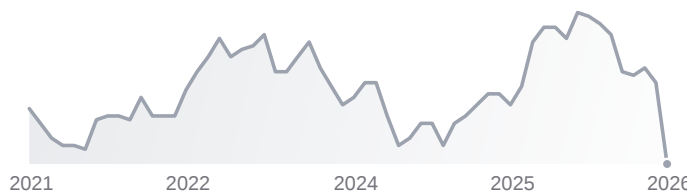
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

31 / 100

Sale prices

Median \$95K · Average \$95K

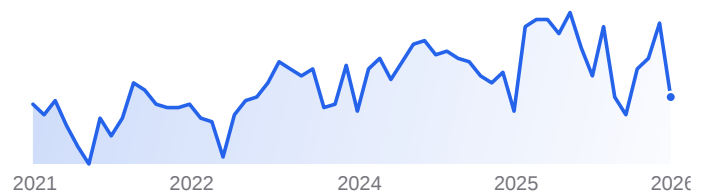
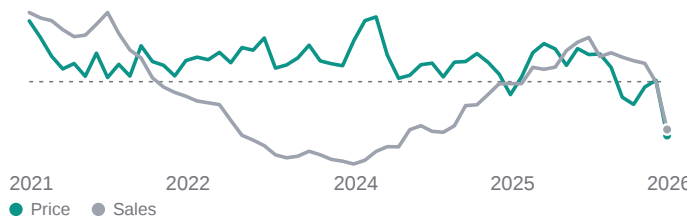


Growth (year over year)

Price -13.3% · Sales -11.8%

Price per square foot

\$106/ft²

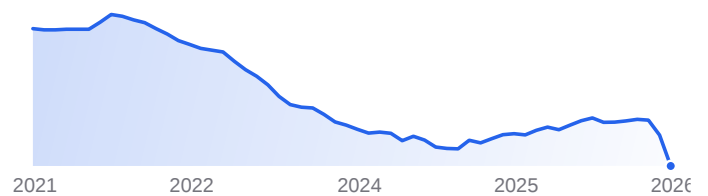
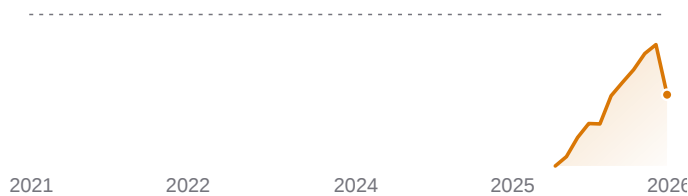


Sale premium vs estimated value

-1.8%

Annual turnover (share of homes sold)

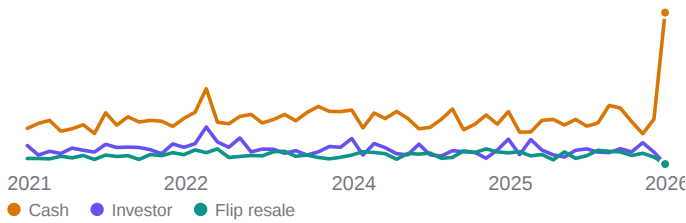
3.7%



BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



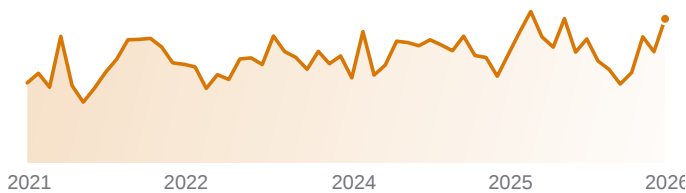
Sellers who sold at a gain

100%

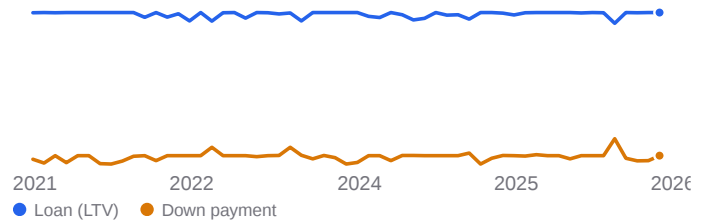


Median annualized return at resale

+5.1%

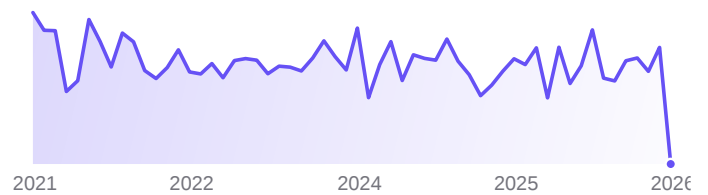


Financing (share of purchase price) Loan (LTV) 95% · Down payment 10%



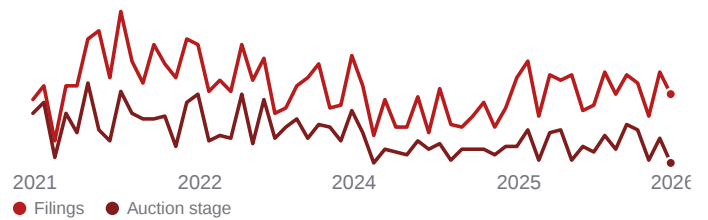
Typical hold before selling

2.0 yrs



Preforeclosure filings

Filings 28 · Auction stage 3



HOUSING STOCK

Homes	51,455
Median value (AVM)	\$150K
Median size	1,288 ft²
Median bedrooms	3
Median year built	1954
Single family	95%
Condos	3.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	40%
Underwater (LTV 125% or more)	4.2%
Owner occupied	83%
Company owned	16%
Median loan-to-value	61%

Typical ownership tenure

40.9 yrs

COMMUNITY

Population	142,794
Density	334 / mi²
Median household income	\$66K
Average household income	\$84K
Crime index (US avg 100)	107
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	30
Homes occupied	92%
Bachelor's or higher	16%
Poverty rate	15.6%
Unemployment	1.6%
Average temp	50°F
Annual precip	36 in
Sunshine	55%

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