

Cooksville 61730

ZIP code · IL · Illinois · McLean County · Cooksville

BALANCED MARKET

\$84K

MEDIAN SALE PRICE

2

SALES (12 MO)

\$186K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



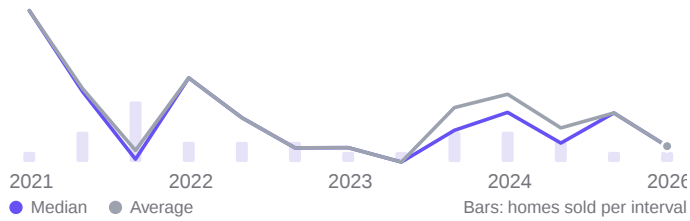
MARKET TRENDS (5 YEARS)

Sale prices

Median \$84K · Average \$84K

Growth (year over year)

Price +176.4% · Sales +75.0%



Price per square foot

\$81/ft²

Annual turnover (share of homes sold)

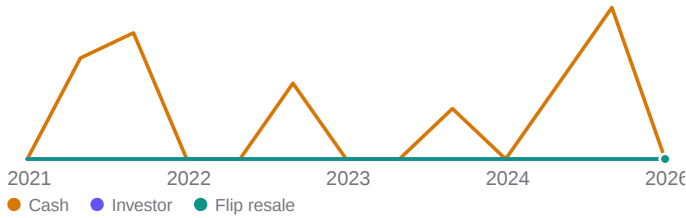
1.2%



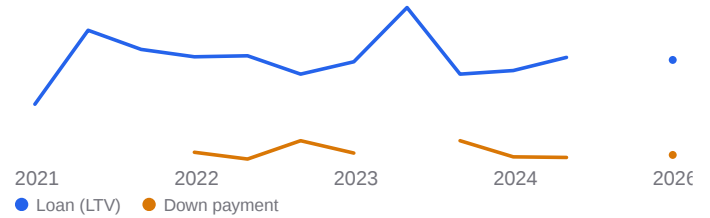
BUYERS & OUTCOMES

Buyer mix

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

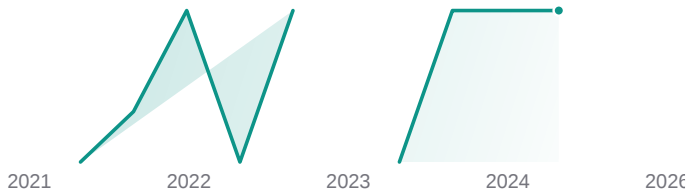


Financing (share of purchase price) Loan (LTV) 93% · Down payment 7.1%



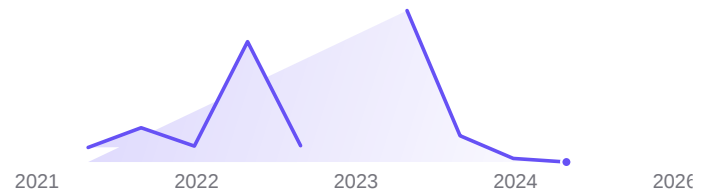
Sellers who sold at a gain

100%



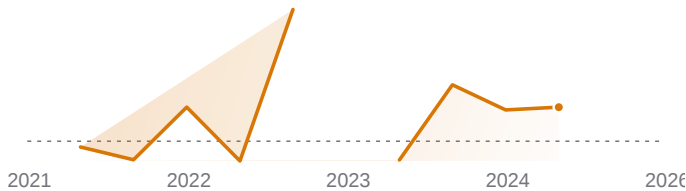
Typical hold before selling

2.4 yrs



Median annualized return at resale

+9.4%



HOUSING STOCK

Homes	171
Median value (AVM)	\$186K
Median size	1,119 ft²
Median bedrooms	2
Median year built	1909
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	5.3%
Owner occupied	72%
Company owned	17%
Median loan-to-value	34%
Typical ownership tenure	12.0 yrs

COMMUNITY

Population	290
Density	10 / mi²
Median household income	\$76K
Average household income	\$89K
Crime index (US avg 100)	137
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	36
Homes occupied	94%
Bachelor's or higher	15%
Poverty rate	9.8%
Unemployment	1.2%
Average temp	51°F
Annual precip	37 in
Sunshine	56%

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