

Seymour 61875

ZIP code · IL · Illinois > Champaign County > Seymour

STRONG SELLER'S MARKET

\$396K

MEDIAN SALE PRICE

9

SALES (12 MO)

\$275K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 84 / 100

Buyer's market

Balanced

Seller's market

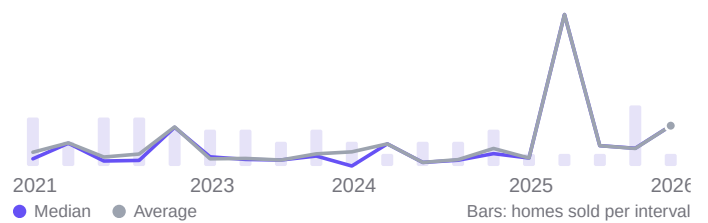
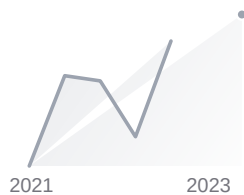
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

84 / 100

Sale prices

Median \$712K · Average \$712K



Growth (year over year)

Price +603.1% · Sales +0.0%

Price per square foot

\$209/ft²



Sale premium vs estimated value

-0.6%

Annual turnover (share of homes sold)

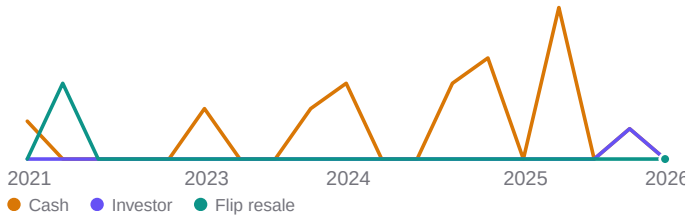
3.4%



BUYERS & OUTCOMES

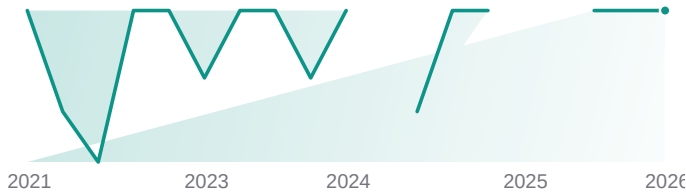
Buyer mix

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



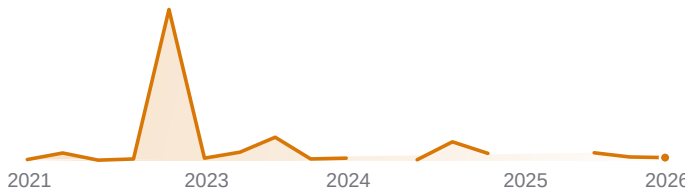
Sellers who sold at a gain

100%

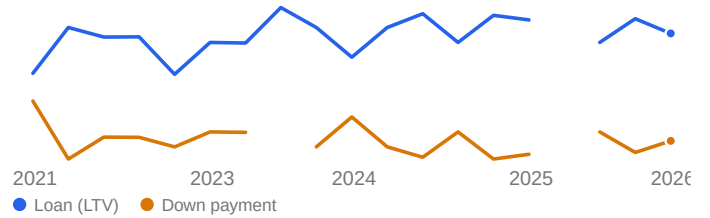


Median annualized return at resale

+5.5%

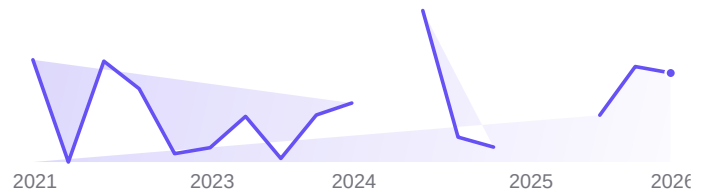


Financing (share of purchase price) Loan (LTV) 86% · Down payment 14%



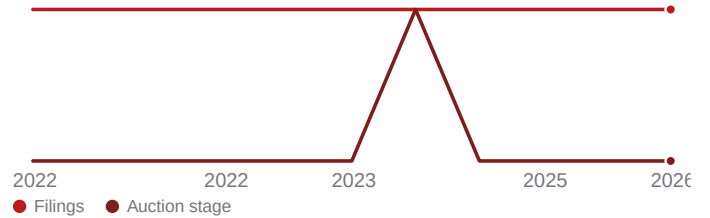
Typical hold before selling

9.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	268
Median value (AVM)	\$275K
Median size	1,440 ft²
Median year built	1966
Single family	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	3.6%
Owner occupied	91%
Company owned	16%
Median loan-to-value	47%
Typical ownership tenure	11.9 yrs

COMMUNITY

Population	1,412
Density	47 / mi²
Median household income	\$136K
Average household income	\$162K
Crime index (US avg 100)	52
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	48
Homes occupied	92%
Bachelor's or higher	27%
Poverty rate	5.7%
Unemployment	1.6%
Average temp	52°F
Annual precip	39 in
Sunshine	56%

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