

Donnellson 62019

ZIP code · IL · Illinois · Bond County · Donnellson

STRONG SELLER'S MARKET

\$38K

MEDIAN SALE PRICE

-78.1%

1-YR CHANGE

4

SALES (12 MO)

\$103K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 89 / 100

Buyer's market

Balanced

Seller's market

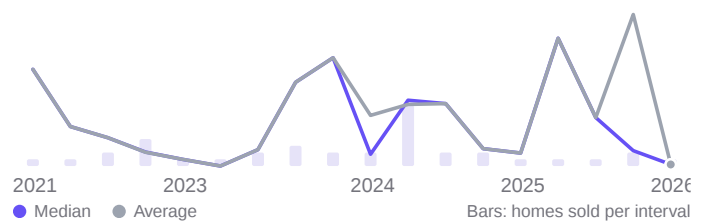
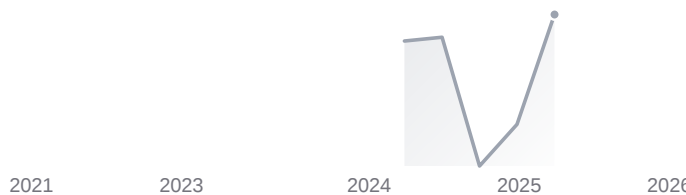
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

89 / 100

Sale prices

Median \$38K · Average \$38K

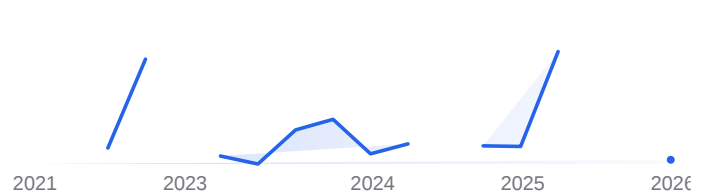
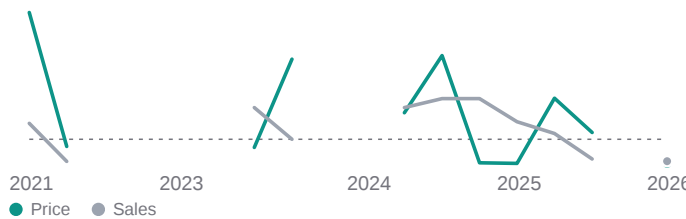


Growth (year over year)

Price -78.1% · Sales -69.2%

Price per square foot

\$40/ft²

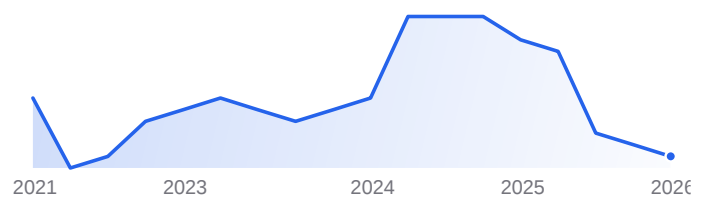
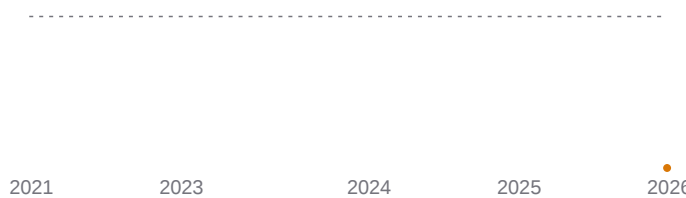


Sale premium vs estimated value

-56.6%

Annual turnover (share of homes sold)

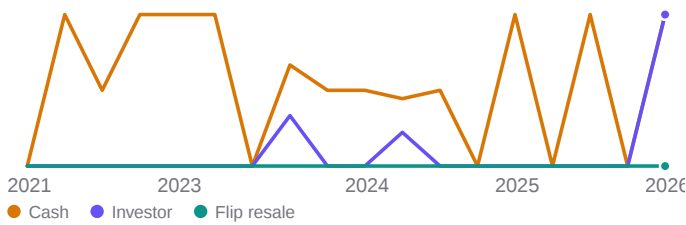
1.4%



BUYERS & OUTCOMES

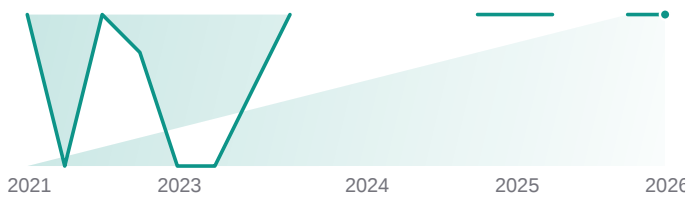
Buyer mix

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



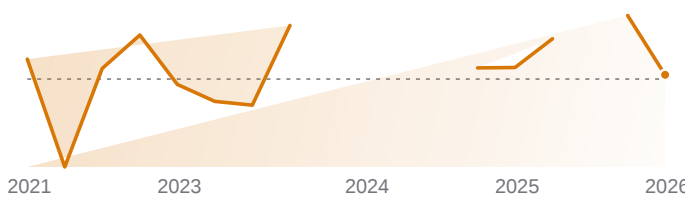
Sellers who sold at a gain

100%

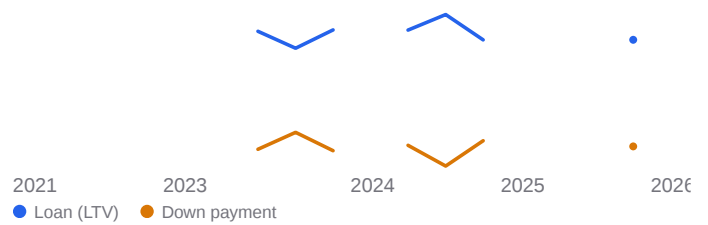


Median annualized return at resale

+1.0%

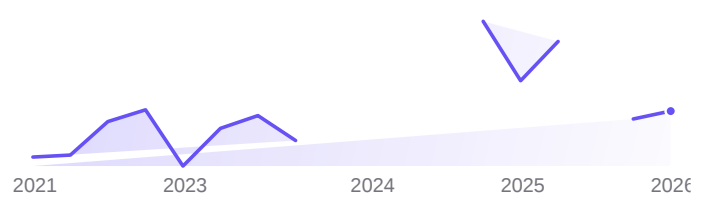


Financing (share of purchase price) Loan (LTV) 80% · Down payment 17%



Typical hold before selling

8.0 yrs



HOUSING STOCK

Homes	279
Median value (AVM)	\$103K
Median size	1,176 ft²
Median bedrooms	3
Median year built	1973
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	67%
Underwater (LTV 125% or more)	9.8%
Owner occupied	73%
Company owned	12%
Median loan-to-value	0%
Typical ownership tenure	13.9 yrs

COMMUNITY

Population	543
Density	19 / mi²
Median household income	\$70K
Average household income	\$77K
Crime index (US avg 100)	122
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	124
Homes occupied	90%
Bachelor's or higher	9%
Poverty rate	12.0%
Unemployment	1.2%
Average temp	54°F
Annual precip	40 in
Sunshine	59%

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.