

Elsah 62028

ZIP code · IL · Illinois · Jersey County · Elsah

BALANCED MARKET

\$138K

MEDIAN SALE PRICE

-33.3%

1-YR CHANGE

8

SALES (12 MO)

\$165K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 41 / 100



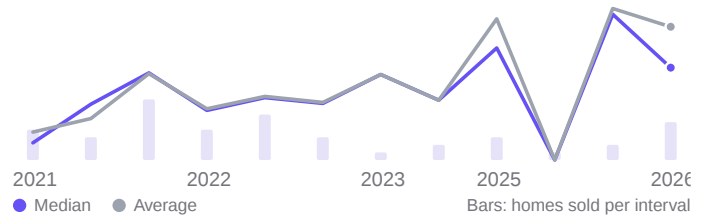
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

41 / 100

Sale prices

Median \$145K · Average \$199K

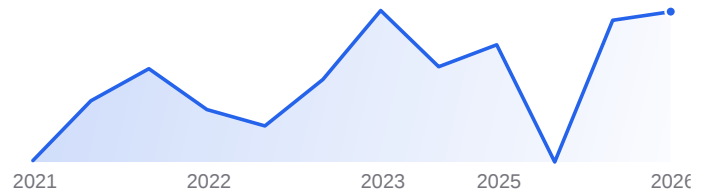
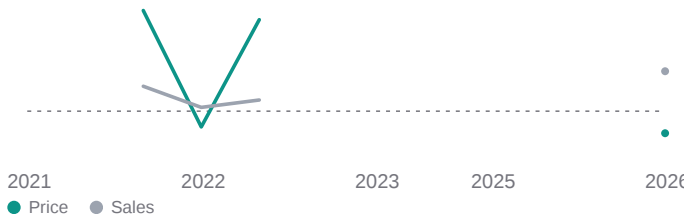


Growth (year over year)

Price -33.3% · Sales +60.0%

Price per square foot

\$141/ft²

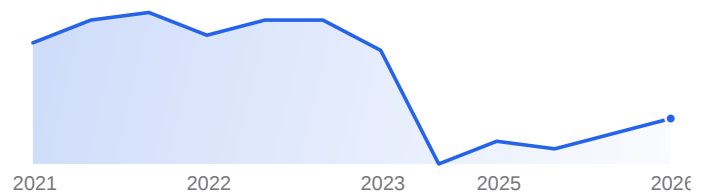
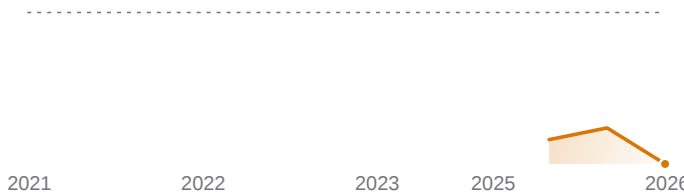


Sale premium vs estimated value

-7.3%

Annual turnover (share of homes sold)

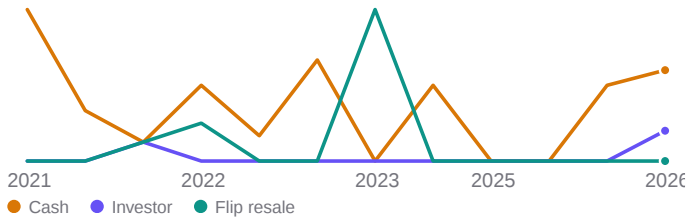
2.8%



BUYERS & OUTCOMES

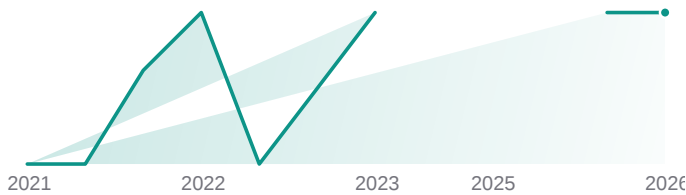
Buyer mix

Cash 60% · Investor 20% · Flip resale 0%



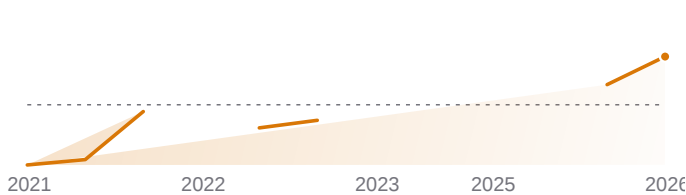
Sellers who sold at a gain

100%

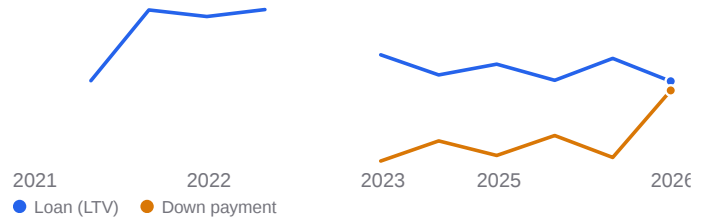


Median annualized return at resale

+20.1%

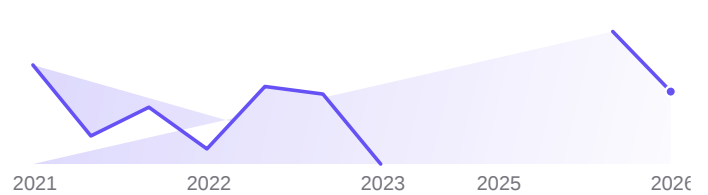


Financing (share of purchase price) Loan (LTV) 74% · Down payment 66%



Typical hold before selling

3.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	287
Median value (AVM)	\$165K
Median size	1,288 ft²
Median year built	1974
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	3.4%
Owner occupied	82%
Company owned	21%
Median loan-to-value	35%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	407
Density	91 / mi ²
Median household income	\$77K
Average household income	\$147K
Crime index (US avg 100)	127
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	105
Homes occupied	77%
Bachelor's or higher	11%
Poverty rate	5.9%
Unemployment	1.2%
Average temp	55°F
Annual precip	39 in
Sunshine	59%

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.