

Coatsburg 62325

ZIP code · IL · Illinois > Adams County > Coatsburg

\$69K

MEDIAN SALE PRICE

+305.9%

1-YR CHANGE

6

SALES (12 MO)

\$127K

MEDIAN VALUE (AVM)

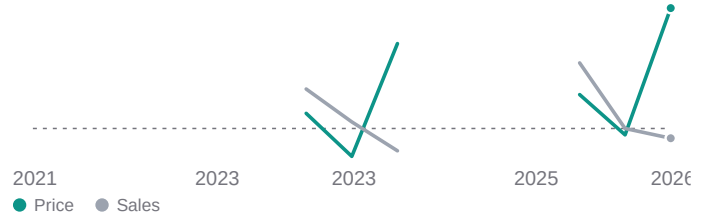
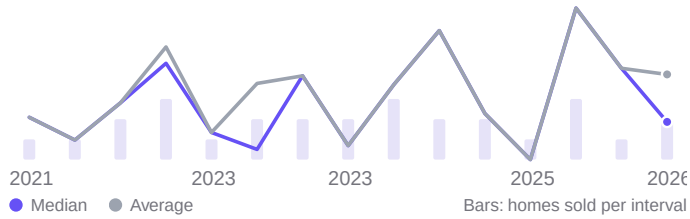
MARKET TRENDS (5 YEARS)

Sale prices

Median \$69K · Average \$132K

Growth (year over year)

Price +305.9% · Sales -25.0%

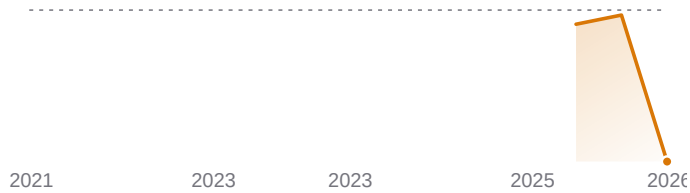


Sale premium vs estimated value

-30.6%

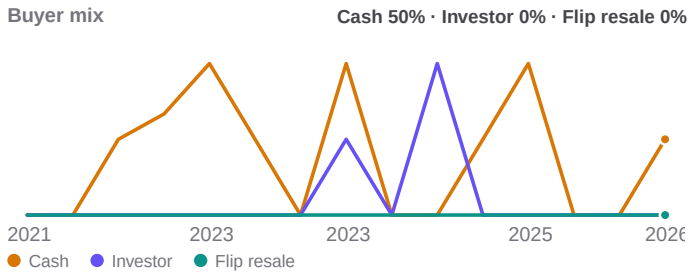
Annual turnover (share of homes sold)

4.9%

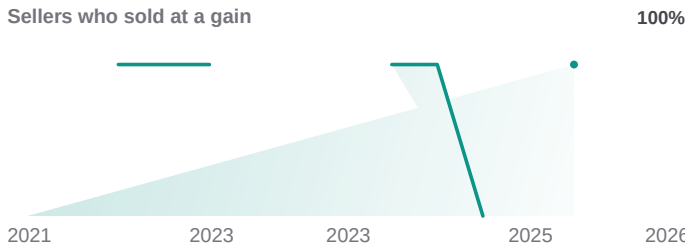


BUYERS & OUTCOMES

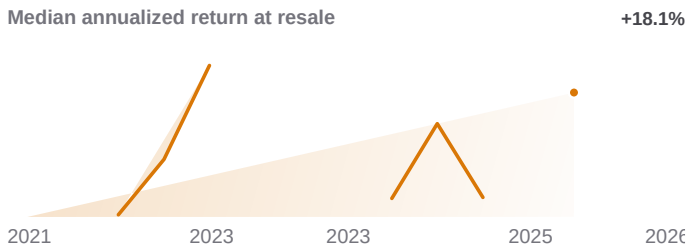
Buyer mix



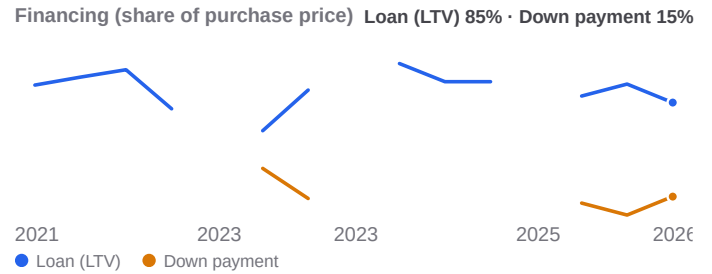
Sellers who sold at a gain



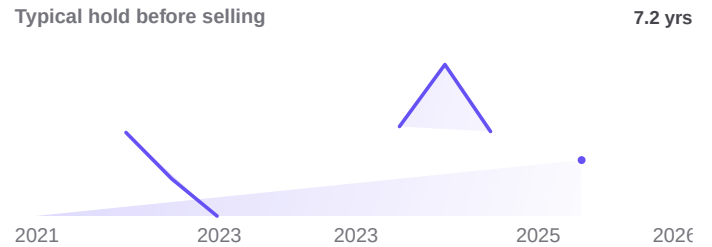
Median annualized return at resale



Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



Typical hold before selling



HOUSING STOCK

Homes	122
Median value (AVM)	\$127K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	5.1%
Owner occupied	75%
Company owned	3.3%
Median loan-to-value	46%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	373
Density	22 / mi²
Median household income	\$86K
Average household income	\$113K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	76
Earthquake index (US avg 100)	35
Homes occupied	93%
Bachelor's or higher	23%
Poverty rate	8.8%
Unemployment	1.4%
Average temp	53°F
Annual precip	38 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.