

Hamilton 62341

ZIP code · IL · Illinois > Hancock County > Hamilton

BALANCED MARKET

\$67K

MEDIAN SALE PRICE

-38.8%

1-YR CHANGE

56

SALES (12 MO)

\$101K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



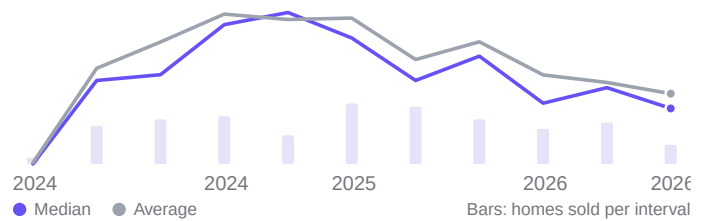
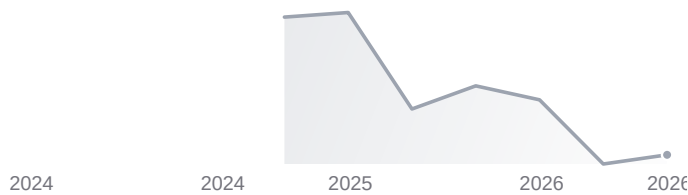
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

46 / 100

Sale prices

Median \$60K · Average \$73K

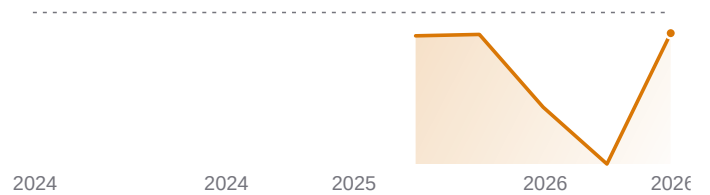
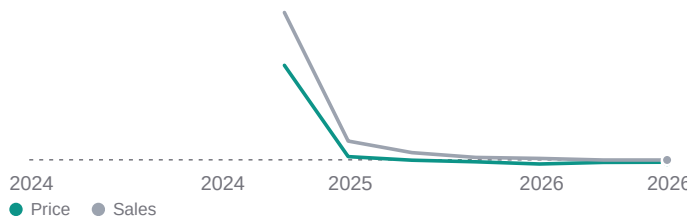


Growth (year over year)

Price -38.8% · Sales -1.8%

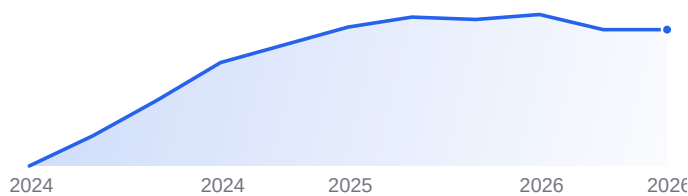
Sale premium vs estimated value

-3.6%



Annual turnover (share of homes sold)

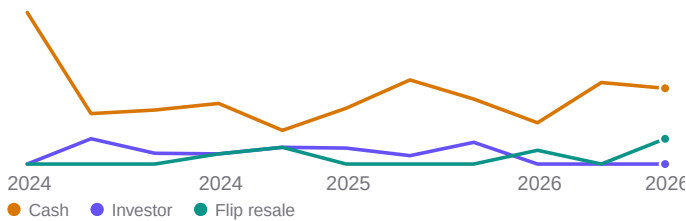
4.2%



BUYERS & OUTCOMES

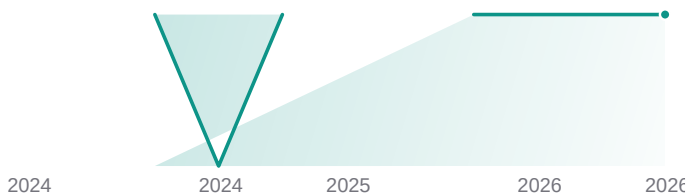
Buyer mix

Cash 50% · Investor 0% · Flip resale 17%



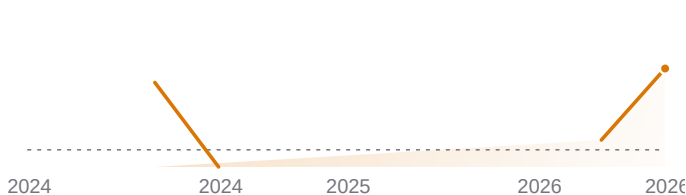
Sellers who sold at a gain

100%

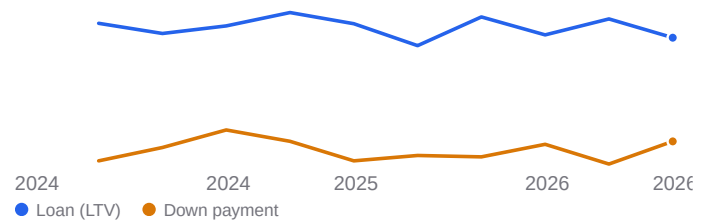


Median annualized return at resale

+12.0%

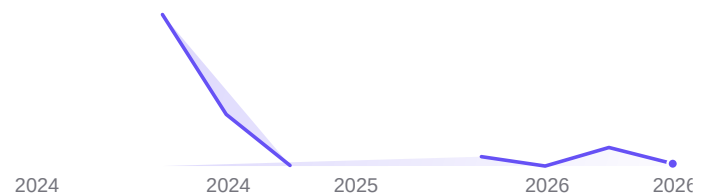


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



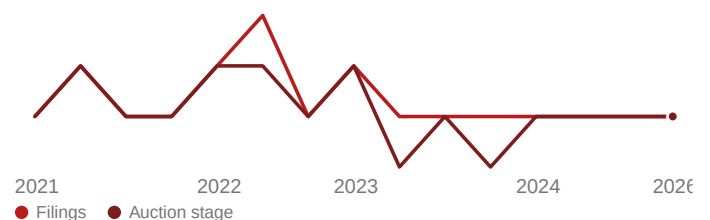
Typical hold before selling

0.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,332
Median value (AVM)	\$101K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	1.0%
Owner occupied	84%
Company owned	5.6%
Median loan-to-value	0%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	3,134
Density	58 / mi²
Median household income	\$59K
Average household income	\$93K
Crime index (US avg 100)	94
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	31
Homes occupied	90%
Bachelor's or higher	17%
Poverty rate	10.9%
Unemployment	1.1%
Average temp	52°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.