

Plainville 62365

ZIP code · IL · Illinois > Adams County > Plainville

\$85K

MEDIAN SALE PRICE

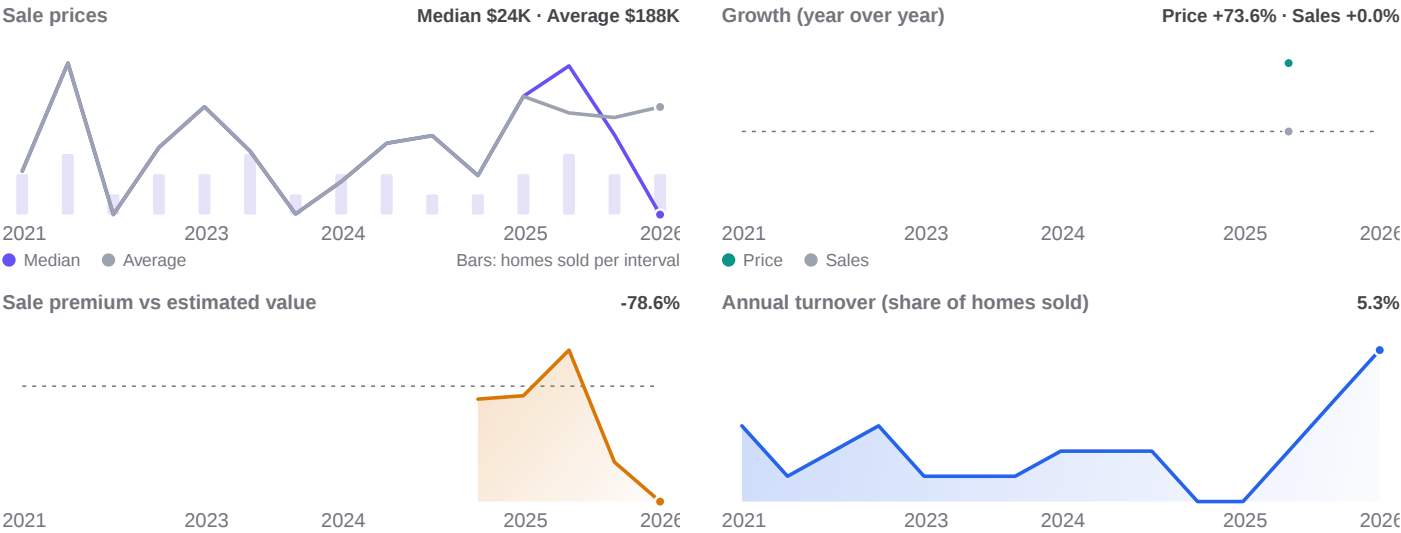
10

SALES (12 MO)

\$121K

MEDIAN VALUE (AVM)

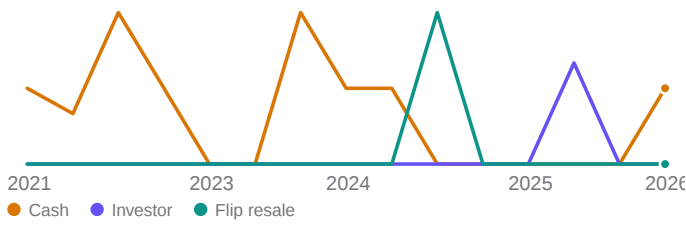
MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

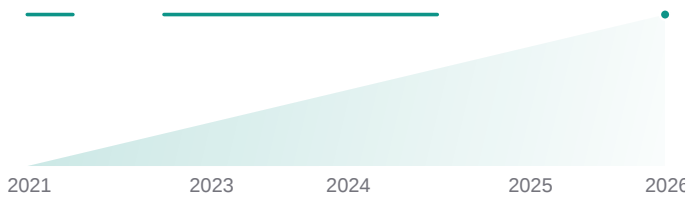
Buyer mix

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



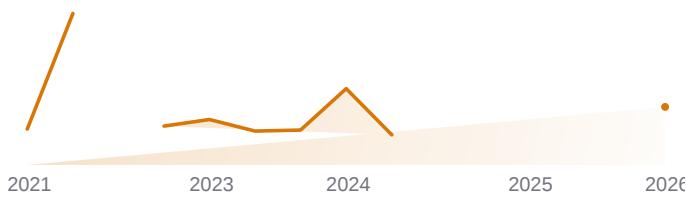
Sellers who sold at a gain

100%



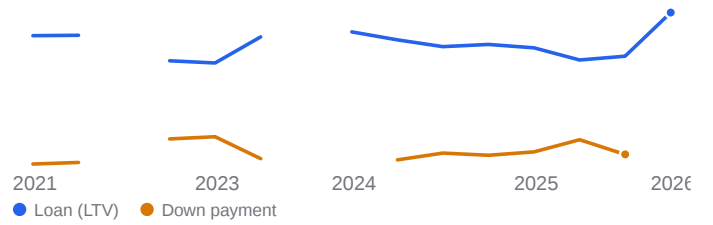
Median annualized return at resale

+6.4%



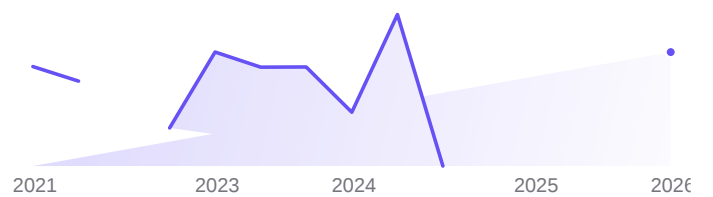
Financing (share of purchase price)

Loan (LTV) 116% · Down payment 9.1%



Typical hold before selling

13.6 yrs



HOUSING STOCK

Homes	187
Median value (AVM)	\$121K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	2.9%
Owner occupied	71%
Company owned	5.3%
Median loan-to-value	45%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	375
Density	15 / mi²
Median household income	\$100K
Average household income	\$96K
Crime index (US avg 100)	76
Air pollution index (US avg 100)	77
Earthquake index (US avg 100)	42
Homes occupied	91%
Bachelor's or higher	16%
Poverty rate	7.4%
Unemployment	1.6%
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.