

Marshall 62441

ZIP code · IL · Illinois > Clark County > Marshall

SELLER'S MARKET

\$184K

MEDIAN SALE PRICE

+37.1%

1-YR CHANGE

117

SALES (12 MO)

\$145K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 73 / 100

Buyer's market

Balanced

Seller's market

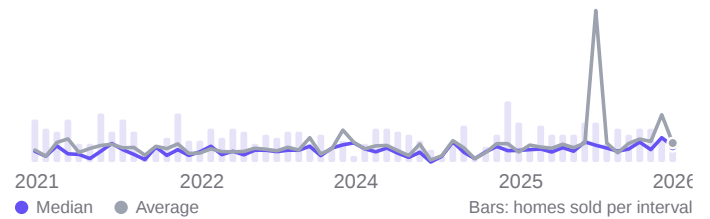
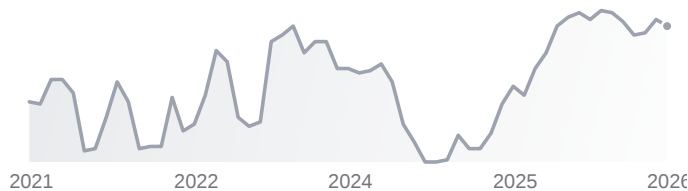
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

73 / 100

Sale prices

Median \$167K · Average \$198K

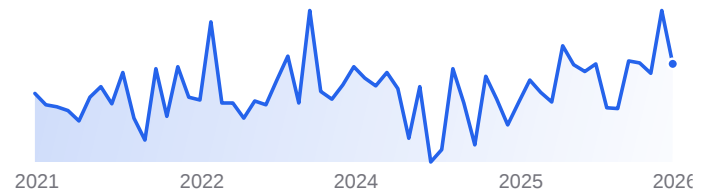
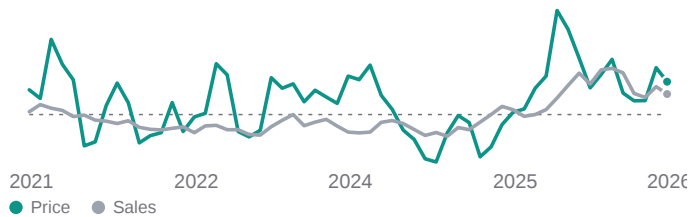


Growth (year over year)

Price +37.1% · Sales +23.2%

Price per square foot

\$116/ft²

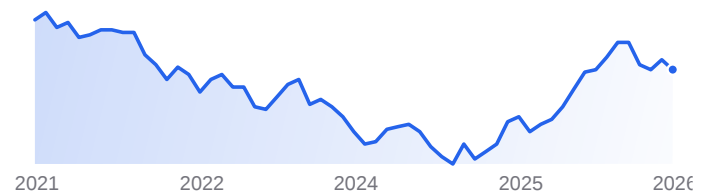


Sale premium vs estimated value

+2.2%

Annual turnover (share of homes sold)

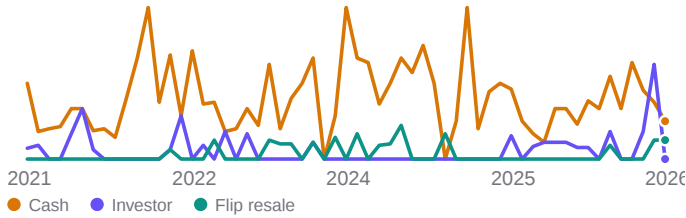
3.7%



BUYERS & OUTCOMES

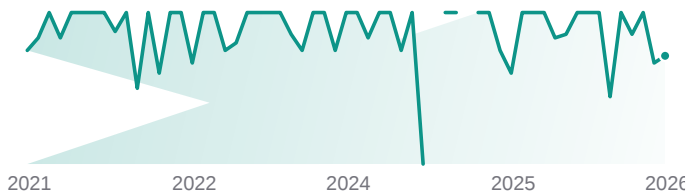
Buyer mix

Cash 25% · Investor 0% · Flip resale 13%



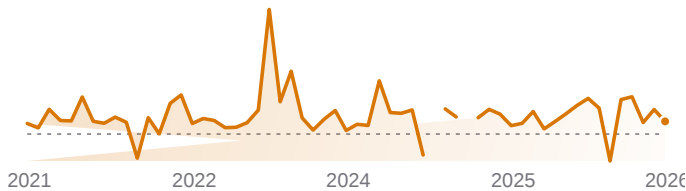
Sellers who sold at a gain

71%

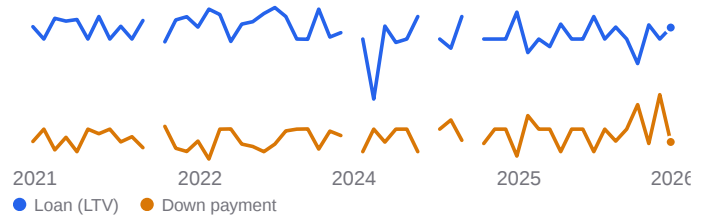


Median annualized return at resale

+4.8%

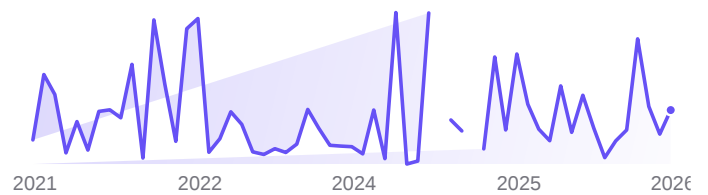


Financing (share of purchase price) Loan (LTV) 88% · Down payment 11%



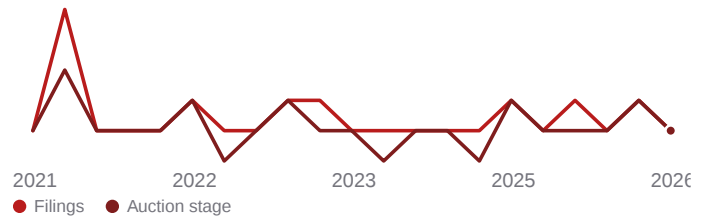
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,202
Median value (AVM)	\$145K
Median size	1,552 ft²
Median year built	1969
Single family	77%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	5.6%
Owner occupied	74%
Company owned	10%
Median loan-to-value	41%
Typical ownership tenure	20.8 yrs

COMMUNITY

Population	6,963
Density	40 / mi²
Median household income	\$78K
Average household income	\$88K
Crime index (US avg 100)	88
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	94
Homes occupied	91%
Bachelor's or higher	22%
Poverty rate	7.3%
Unemployment	1.4%
Average temp	54°F
Annual precip	42 in
Sunshine	59%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.