

Macon 62544

ZIP code · IL · Illinois › Macon County › Macon

SELLER'S MARKET

\$241K

MEDIAN SALE PRICE

+51.5%

1-YR CHANGE

20

SALES (12 MO)

\$140K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100



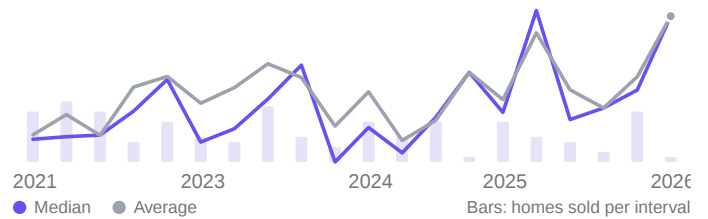
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

62 / 100

Sale prices

Median \$340K · Average \$340K

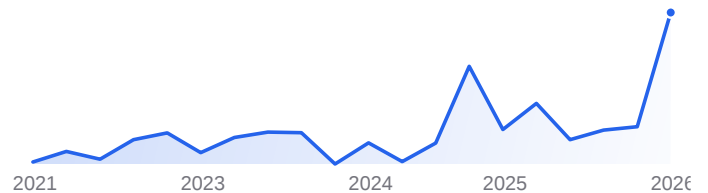
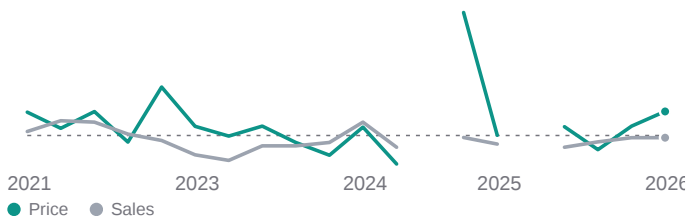


Growth (year over year)

Price +51.5% · Sales -4.8%

Price per square foot

\$336/ft²

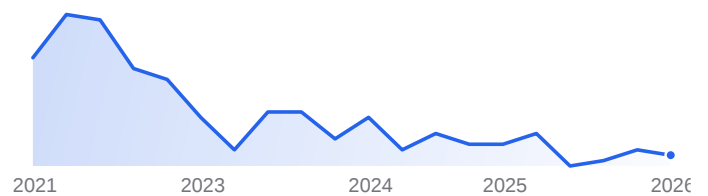


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

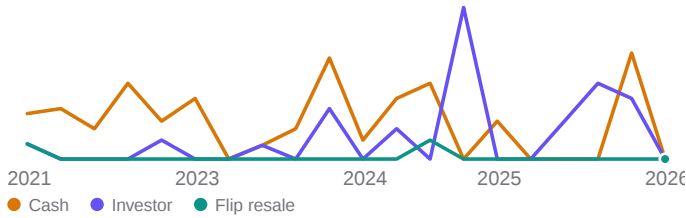
2.6%



BUYERS & OUTCOMES

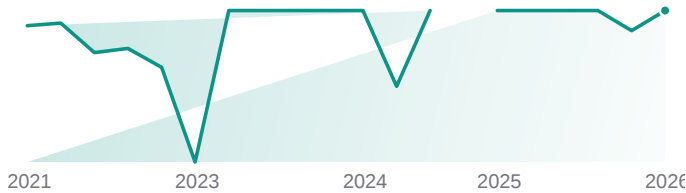
Buyer mix

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



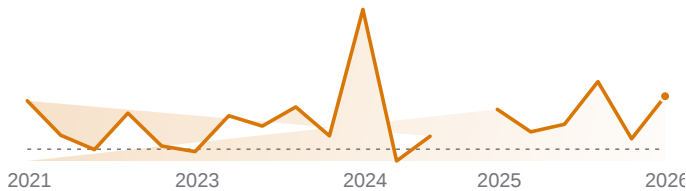
Sellers who sold at a gain

100%

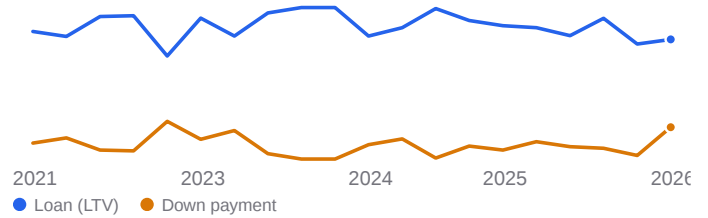


Median annualized return at resale

+11.6%

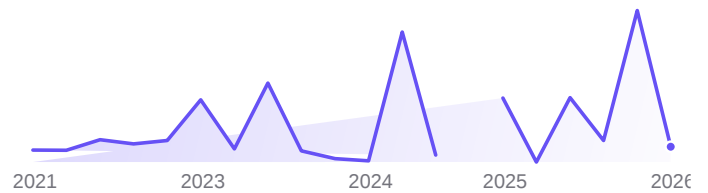


Financing (share of purchase price) Loan (LTV) 78% · Down payment 22%



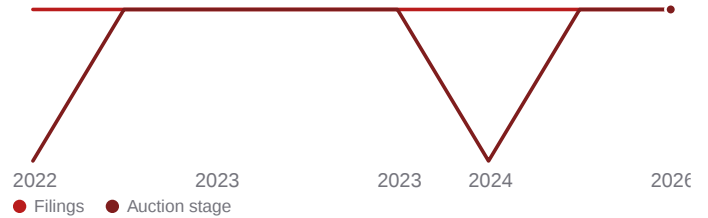
Typical hold before selling

4.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	762
Median value (AVM)	\$140K
Median size	1,276 ft²
Median bedrooms	2
Median year built	1955
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	2.9%
Owner occupied	83%
Company owned	7.6%
Median loan-to-value	45%
Typical ownership tenure	20.5 yrs

COMMUNITY

Population	2,884
Density	36 / mi²
Median household income	\$79K
Average household income	\$93K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	66
Homes occupied	94%
Bachelor's or higher	17%
Poverty rate	5.6%
Unemployment	1.7%
Average temp	53°F
Annual precip	39 in
Sunshine	59%

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.