

Franklin 62638

ZIP code · IL · Illinois · Morgan County · Franklin

SELLER'S MARKET

\$294K

MEDIAN SALE PRICE

+145.1%

1-YR CHANGE

19

SALES (12 MO)

\$147K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 61 / 100



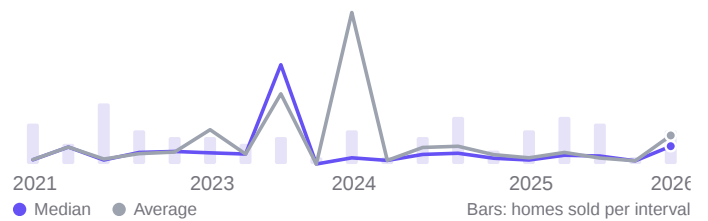
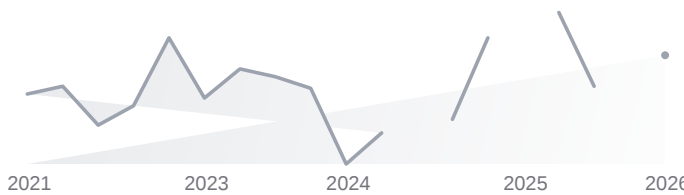
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

61 / 100

Sale prices

Median \$255K · Average \$383K

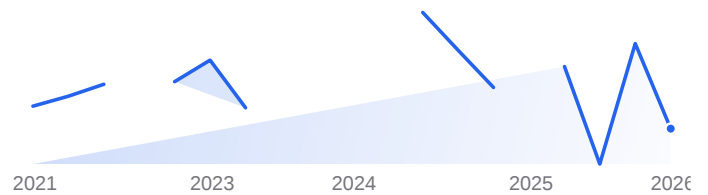
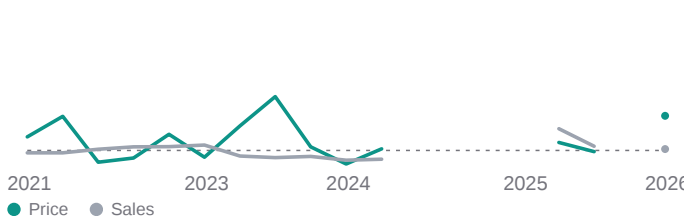


Growth (year over year)

Price +145.1% · Sales +5.6%

Price per square foot

\$61/ft²

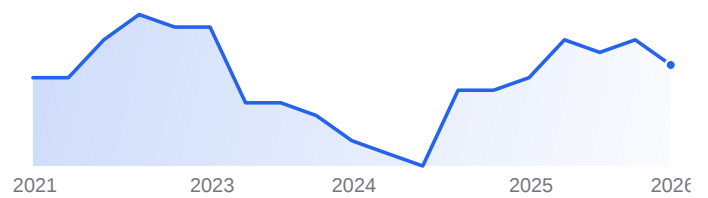


Sale premium vs estimated value

+17.7%

Annual turnover (share of homes sold)

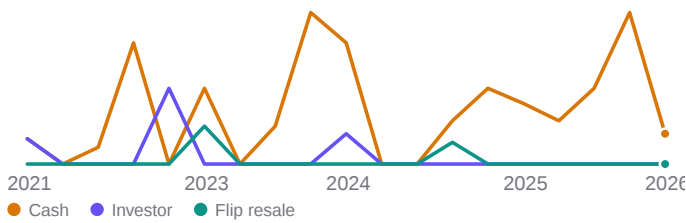
3.1%



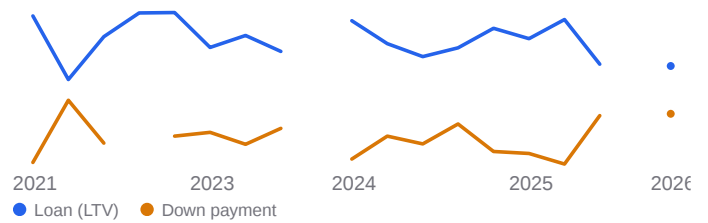
BUYERS & OUTCOMES

Buyer mix

Cash 20% · Investor 0% · Flip resale 0%

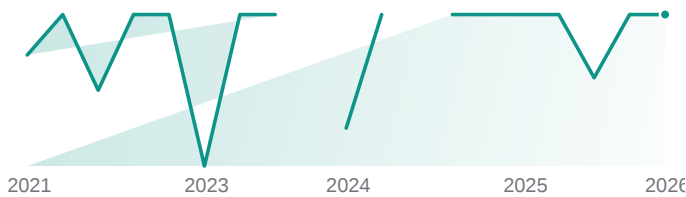


Financing (share of purchase price) Loan (LTV) 66% · Down payment 34%



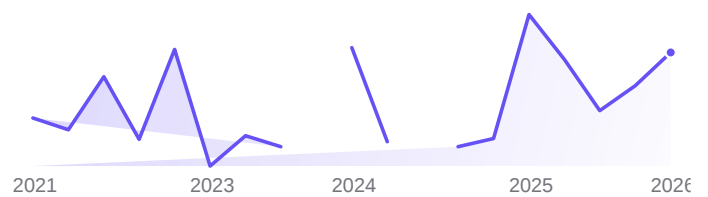
Sellers who sold at a gain

100%



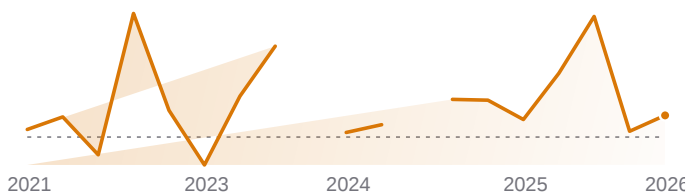
Typical hold before selling

13.5 yrs



Median annualized return at resale

+3.3%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	619
Median value (AVM)	\$147K
Median size	1,204 ft²
Median year built	1941
Single family	67%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	7.5%
Owner occupied	71%
Company owned	15%
Median loan-to-value	43%
Typical ownership tenure	9.0 yrs

COMMUNITY

Population	1,059
Density	14 / mi ²
Median household income	\$83K
Average household income	\$95K
Crime index (US avg 100)	83
Air pollution index (US avg 100)	74
Earthquake index (US avg 100)	60
Homes occupied	92%
Bachelor's or higher	16%
Poverty rate	8.4%
Unemployment	1.2%
Average temp	53°F
Annual precip	38 in
Sunshine	59%

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