

Hoyleton 62803

ZIP code · IL · Illinois · Washington County · Hoyleton

BALANCED MARKET

\$123K

MEDIAN SALE PRICE

11

SALES (12 MO)

\$98K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



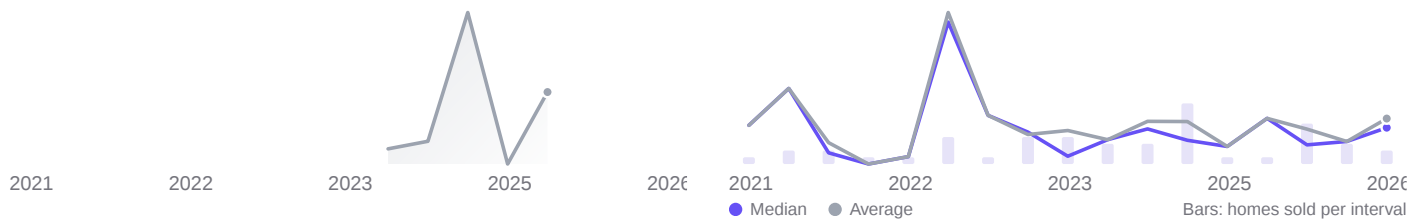
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$134K · Average \$159K

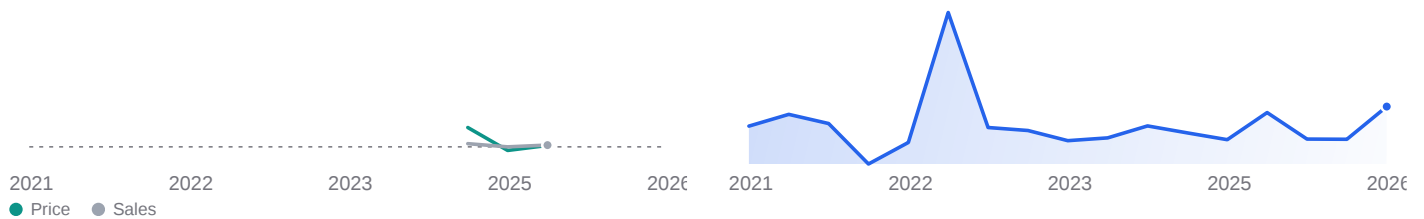


Growth (year over year)

Price +7.0% · Sales +8.3%

Price per square foot

\$117/ft²

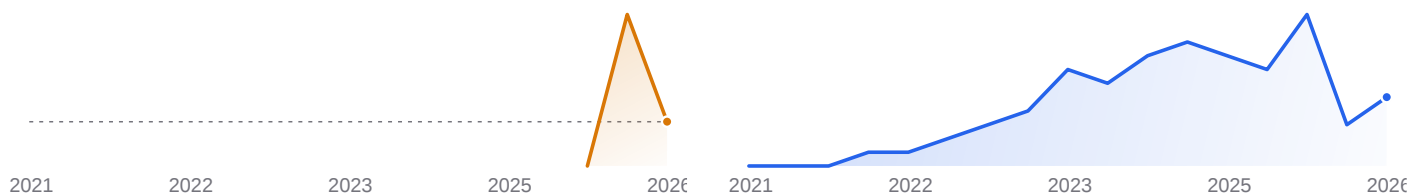


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

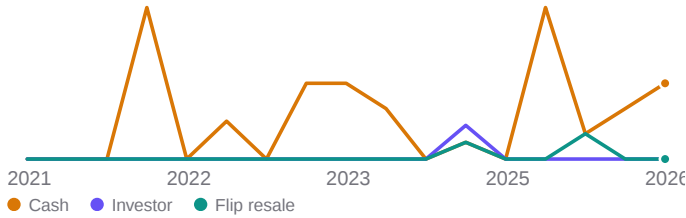
2.7%



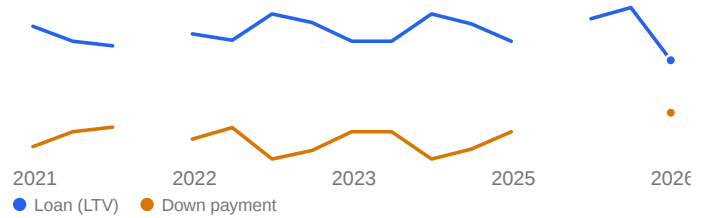
BUYERS & OUTCOMES

Buyer mix

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

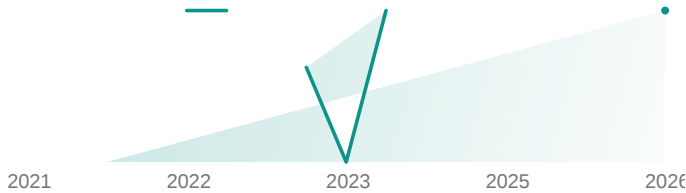


Financing (share of purchase price) Loan (LTV) 67% · Down payment 33%



Sellers who sold at a gain

100%



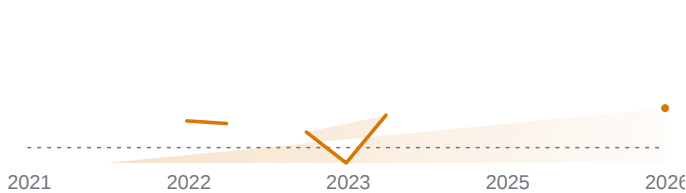
Typical hold before selling

8.3 yrs



Median annualized return at resale

+6.5%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	405
Median value (AVM)	\$98K
Median size	1,568 ft²
Median bedrooms	3
Median year built	1959
Single family	96%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	4.7%
Owner occupied	79%
Company owned	12%
Median loan-to-value	25%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	1,021
Density	18 / mi²
Median household income	\$87K
Average household income	\$101K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	180
Homes occupied	89%
Bachelor's or higher	19%
Poverty rate	9.7%
Unemployment	1.4%
Average temp	55°F
Annual precip	41 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.