

De Soto 62924

ZIP code · IL · Illinois · Jackson County · De Soto

BALANCED MARKET

\$207K

MEDIAN SALE PRICE

3

SALES (12 MO)

\$107K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100



MARKET TRENDS (5 YEARS)

Market temperature (0–100)

58 / 100

Sale prices

Median \$207K · Average \$207K



2025

2021

2022

2022

2023

2025

● Median ● Average

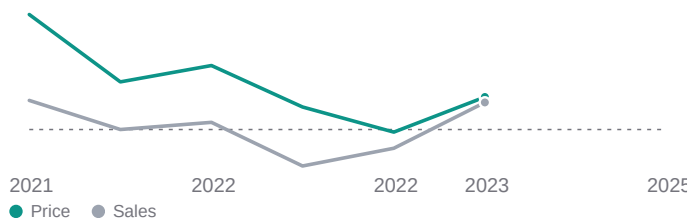
Bars: homes sold per interval

Growth (year over year)

Price +17.2% · Sales +14.3%

Price per square foot

\$394/ft²



2025

2021

2022

2022

2023

● Price ● Sales

2021

2022

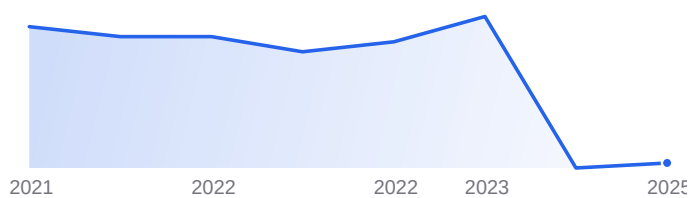
2022

2023

2025

Annual turnover (share of homes sold)

0.3%



2025

2021

2022

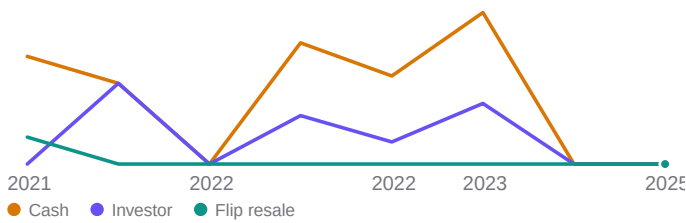
2022

2023

BUYERS & OUTCOMES

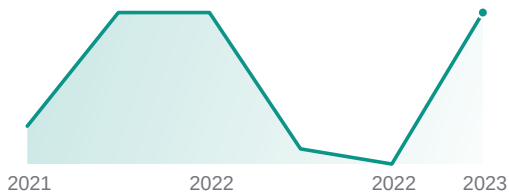
Buyer mix

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



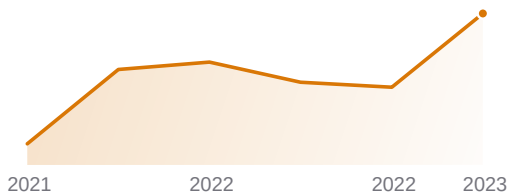
Sellers who sold at a gain

100%

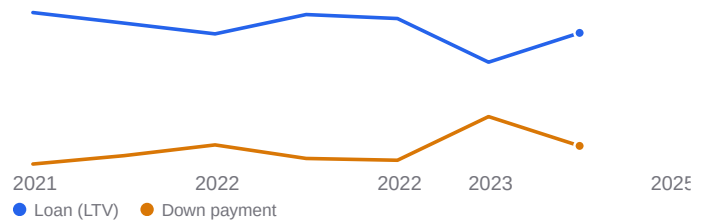


Median annualized return at resale

+16.8%

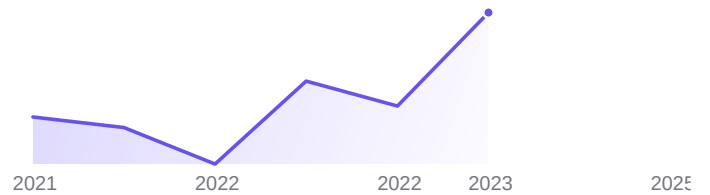


Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



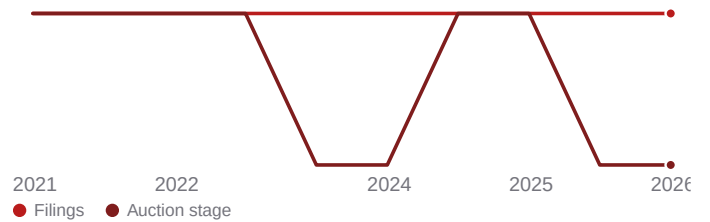
Typical hold before selling

11.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,174
Median value (AVM)	\$107K
Median size	1,188 ft²
Median bedrooms	3
Median year built	1973
Single family	88%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	3.4%
Owner occupied	73%
Company owned	11%
Median loan-to-value	36%
Typical ownership tenure	15.8 yrs

COMMUNITY

Population	3,114
Density	72 / mi²
Median household income	\$59K
Average household income	\$78K
Crime index (US avg 100)	102
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	251
Homes occupied	88%
Bachelor's or higher	17%
Poverty rate	12.6%
Unemployment	1.5%
Average temp	57°F
Annual precip	45 in
Sunshine	59%

Market metrics are derived from recorded arms-length deeds through April 2025, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.