



Modesto, Illinois.

Current market data.

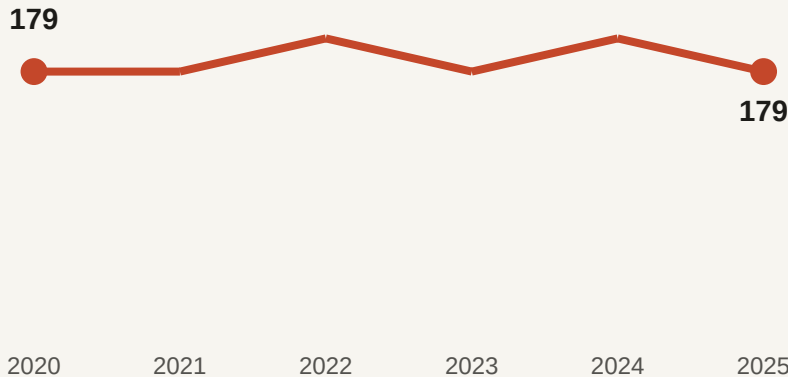
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

179

people, the 1128th-largest of Illinois's cities and towns.



THE WORKDAY

9 in 10 jobs here go to people who live somewhere else.

88.9%

of 9 jobs located in Modesto are filled by in-commuters.



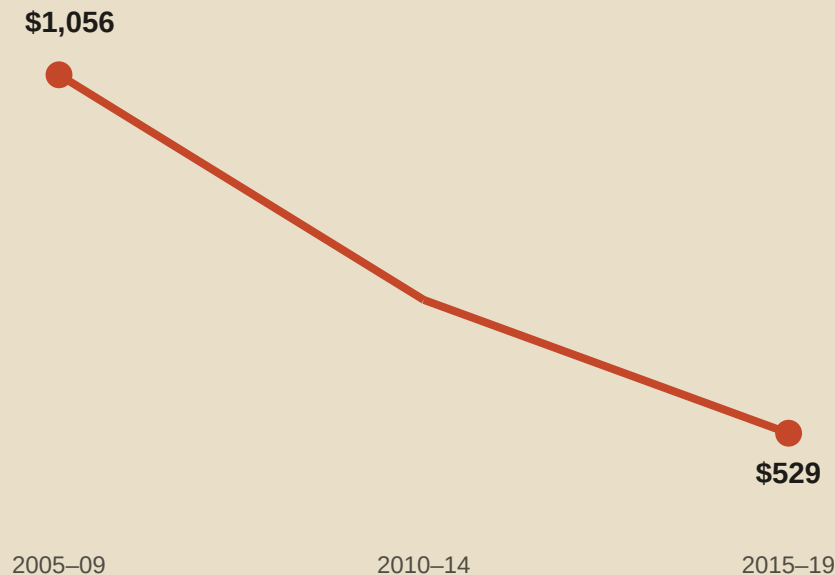
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is down 50%
since the 2005–2009
survey, before inflation.

\$529

a month. Illinois's median is \$1,274.





THE SEAM

Cross one tract line and median rent jumps \$383.

A \$383 gap between neighbors, the sharpest rent edge between adjacent tracts in Macoupin County.

TRACT 9562

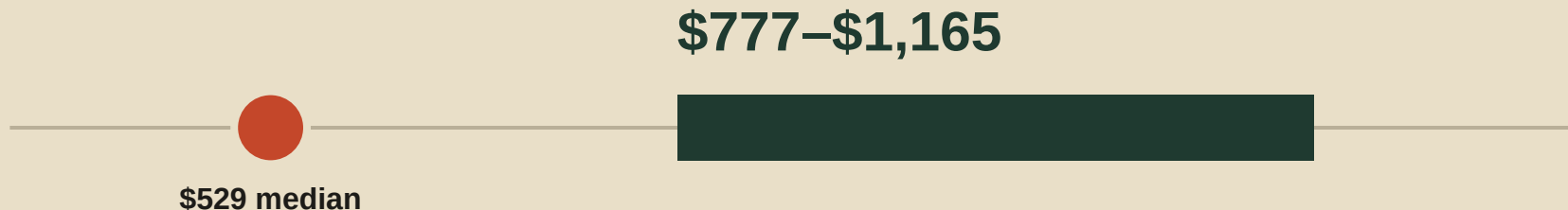
\$705

TRACT 9563

\$1,088

ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

91%

of all homes were built before 2000



UNITS NEEDED

None of three estimates finds a housing shortfall here.

0

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 69% less than Illinois's.

\$81,400

median home value in Modesto.

Modesto



\$81,400

Illinois



\$263,300

U.S.



\$332,700

THAT WAS MODESTO'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at almanacdata.ai/e/il/modesto/

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