

Kingston

Community · NJ · New Jersey · Somerset County

\$460K

MEDIAN SALE PRICE

-3.4%

1-YR CHANGE

7

SALES (12 MO)

\$619K

MEDIAN VALUE (AVM)

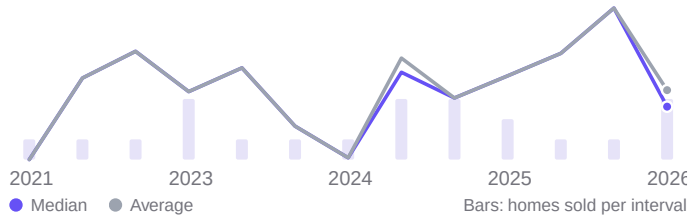
MARKET TRENDS (5 YEARS)

Sale prices

Median \$447K · Average \$503K

Growth (year over year)

Price -3.4% · Sales +16.7%



Price per square foot

\$318/ft²

Sale premium vs estimated value

-4.9%



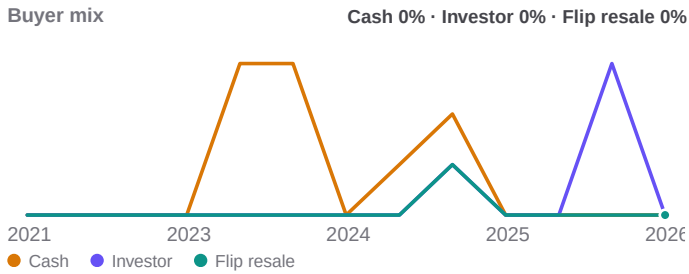
Annual turnover (share of homes sold)

6.7%



BUYERS & OUTCOMES

Buyer mix

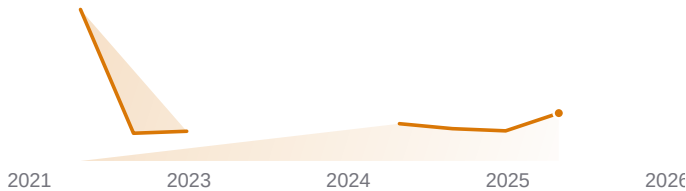


Sellers who sold at a gain

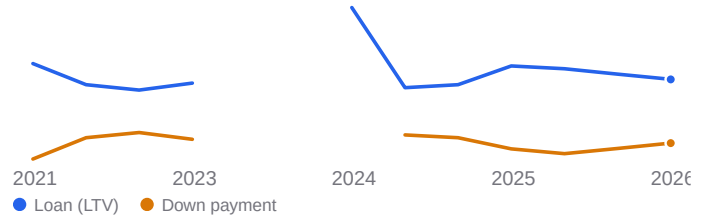
100%

Median annualized return at resale

+8.1%

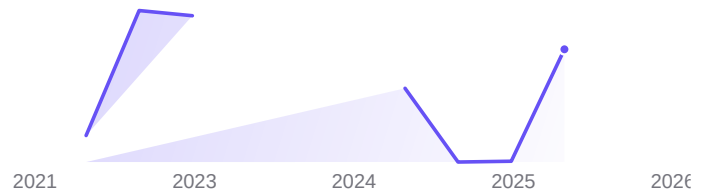


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

10.6 yrs



HOUSING STOCK

Homes	104
Median value (AVM)	\$619K
Median size	1,568 ft²
Median year built	1930
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	0%
Owner occupied	73%
Company owned	12%
Median loan-to-value	40%
Typical ownership tenure	20.9 yrs

COMMUNITY

Population	1,620
Density	864 / mi²
Median household income	\$88K
Average household income	\$146K
Crime index (US avg 100)	94
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	93
Homes occupied	95%
Bachelor's or higher	39%
Poverty rate	7.3%
Unemployment	1.4%
Average temp	52°F
Annual precip	49 in
Sunshine	56%

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.