

Camden County, NJ

County · NJ · New Jersey

BALANCED MARKET

\$352K

MEDIAN SALE PRICE

+4.7%

1-YR CHANGE

6,003

SALES (12 MO)

\$348K

MEDIAN VALUE (AVM)

Market temperature

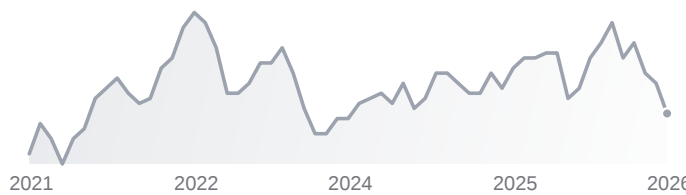
Balanced market · 58 / 100



MARKET TRENDS (5 YEARS)

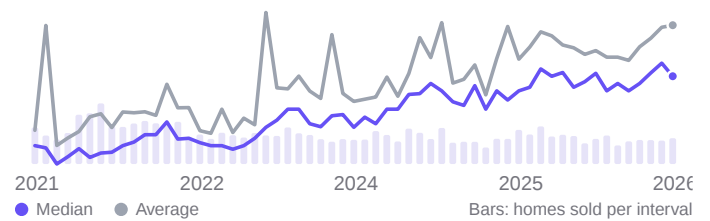
Market temperature (0-100)

58 / 100



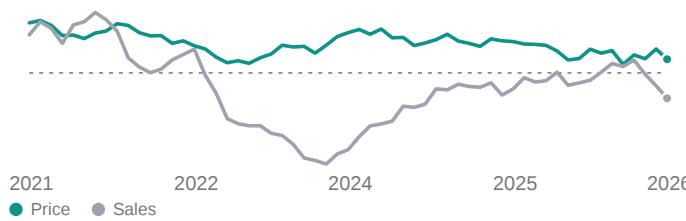
Sale prices

Median \$345K · Average \$415K



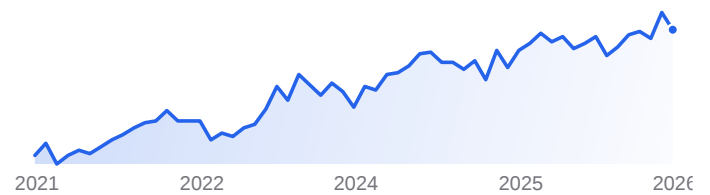
Growth (year over year)

Price +4.7% · Sales -8.8%



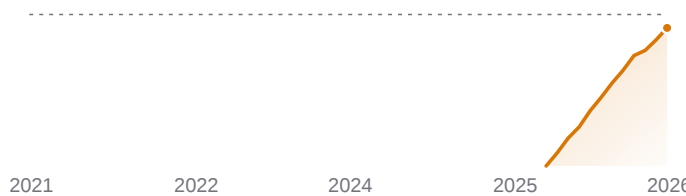
Price per square foot

\$226/ft²



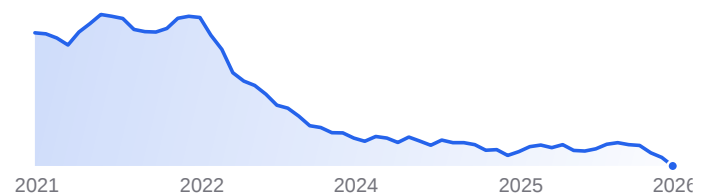
Sale premium vs estimated value

-0.5%



Annual turnover (share of homes sold)

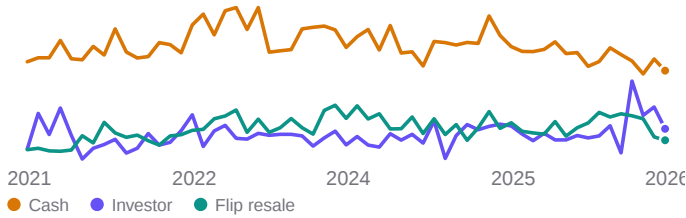
3.8%



BUYERS & OUTCOMES

Buyer mix

Cash 21% · Investor 10% · Flip resale 8.3%



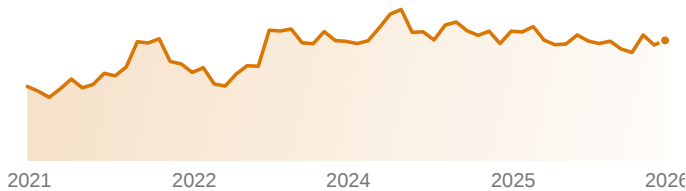
Sellers who sold at a gain

95%

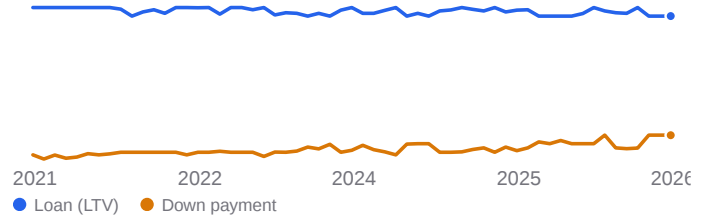


Median annualized return at resale

+7.5%

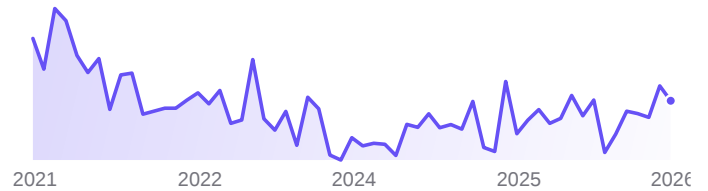


Financing (share of purchase price) Loan (LTV) 90% · Down payment 20%



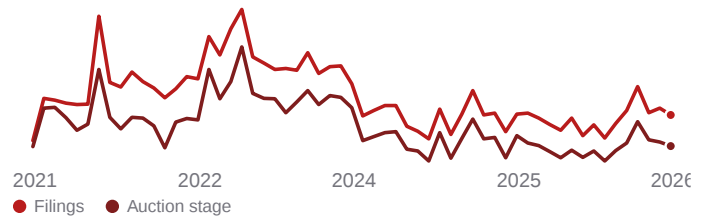
Typical hold before selling

6.7 yrs



Preforeclosure filings

Filings 108 · Auction stage 39



HOUSING STOCK

Homes	156,047
Median value (AVM)	\$348K
Median size	1,568 ft²
Median bedrooms	2
Median year built	1960
Single family	97%
Condos	2.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.4%
Owner occupied	78%
Company owned	11%
Median loan-to-value	47%

Typical ownership tenure

15.5 yrs

COMMUNITY

Population	535,132
Density	2,418 / mi²
Median household income	\$83K
Average household income	\$112K
Crime index (US avg 100)	93
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	72
Homes occupied	94%
Bachelor's or higher	22%
Poverty rate	12.0%
Unemployment	1.6%
Average temp	55°F
Annual precip	47 in
Sunshine	56%

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