

Clifton 07012

ZIP code · NJ · New Jersey > Passaic County > Clifton

SELLER'S MARKET

\$700K

MEDIAN SALE PRICE

+16.1%

1-YR CHANGE

113

SALES (12 MO)

\$620K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 76 / 100

Buyer's market

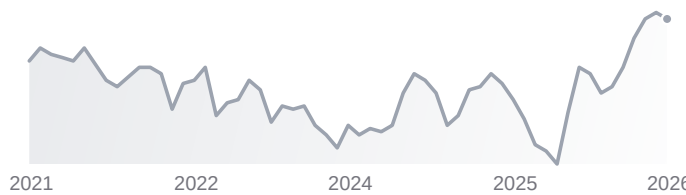
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

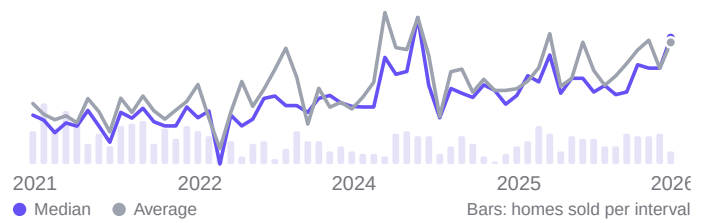
Market temperature (0–100)

76 / 100



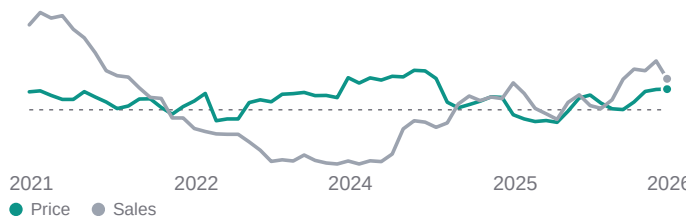
Sale prices

Median \$775K · Average \$757K



Growth (year over year)

Price +16.1% · Sales +24.2%



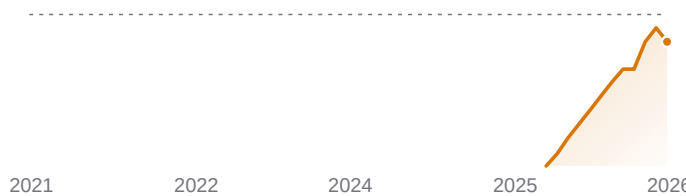
Price per square foot

\$402/ft²



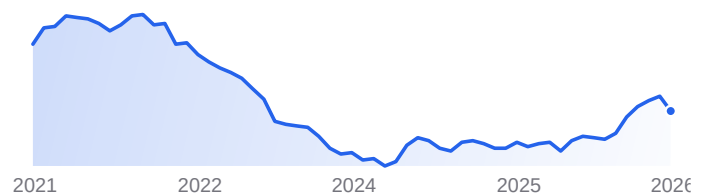
Sale premium vs estimated value

-0.9%



Annual turnover (share of homes sold)

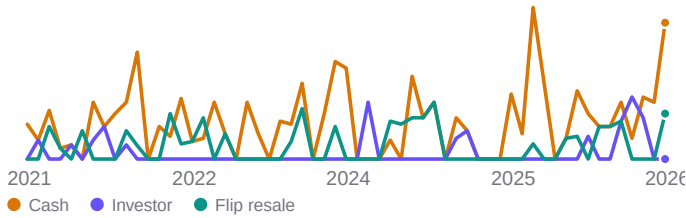
3.6%



BUYERS & OUTCOMES

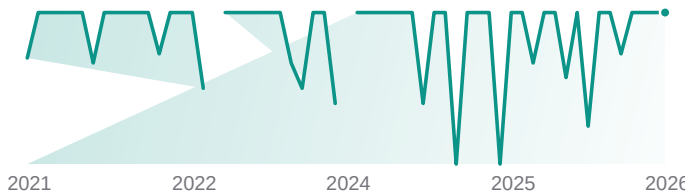
Buyer mix

Cash 60% · Investor 0% · Flip resale 20%



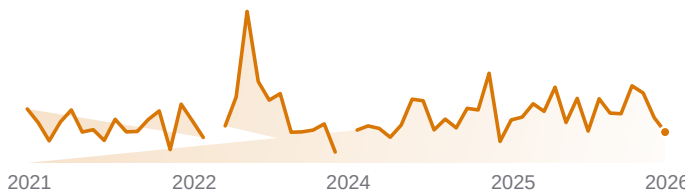
Sellers who sold at a gain

100%

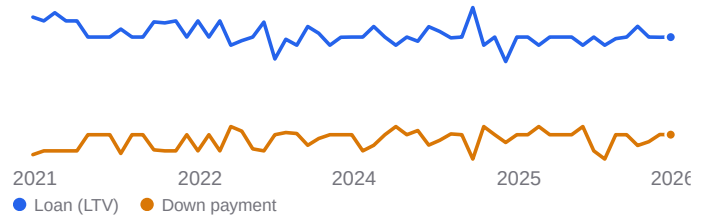


Median annualized return at resale

+3.3%

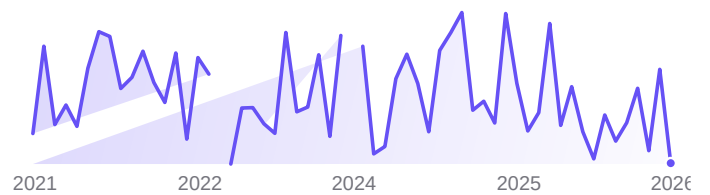


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



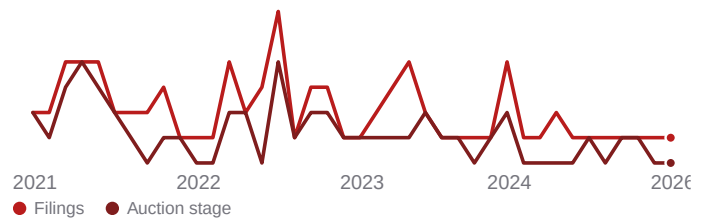
Typical hold before selling

0.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	3,132
Median value (AVM)	\$620K
Median size	1,452 ft²
Median year built	1950
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.1%
Owner occupied	82%
Company owned	6.3%
Median loan-to-value	44%
Typical ownership tenure	17.3 yrs

COMMUNITY

Population	13,065
Density	5,987 / mi²
Median household income	\$103K
Average household income	\$125K
Crime index (US avg 100)	83
Air pollution index (US avg 100)	111
Earthquake index (US avg 100)	114
Homes occupied	97%
Bachelor's or higher	28%
Poverty rate	5.0%
Unemployment	1.6%
Average temp	53°F
Annual precip	50 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.