

Edgewater 07020

ZIP code · NJ · New Jersey > Bergen County > Edgewater

BUYER'S MARKET

\$610K

MEDIAN SALE PRICE

-12.7%

1-YR CHANGE

159

SALES (12 MO)

\$721K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



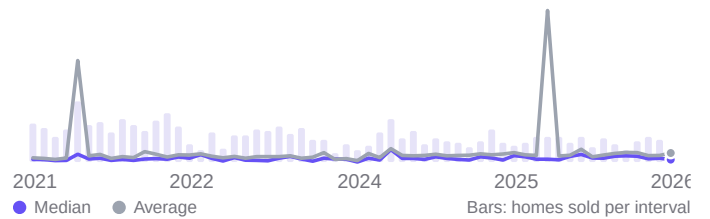
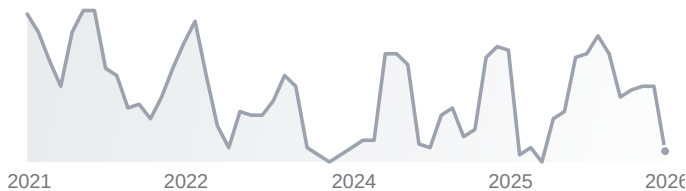
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

34 / 100

Sale prices

Median \$570K · Average \$927K

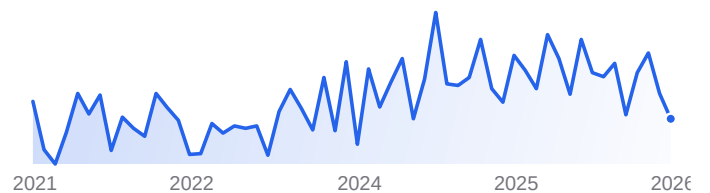
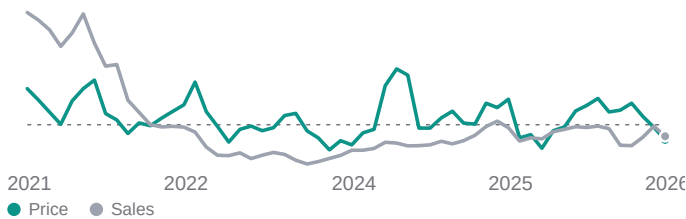


Growth (year over year)

Price -12.7% · Sales -9.7%

Price per square foot

\$430/ft²

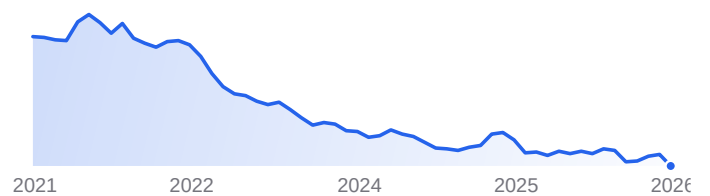


Sale premium vs estimated value

+0.1%

Annual turnover (share of homes sold)

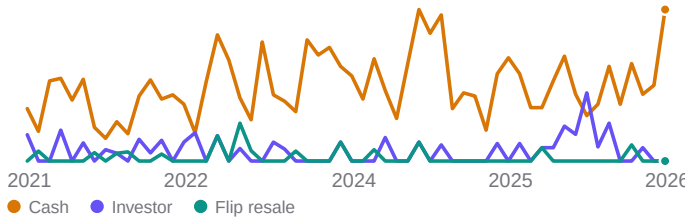
4.0%



BUYERS & OUTCOMES

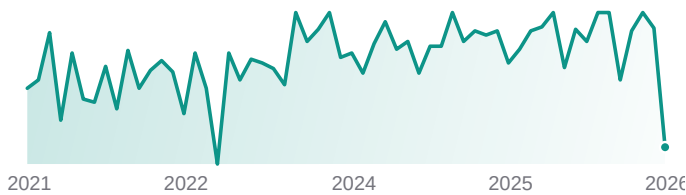
Buyer mix

Cash 67% · Investor 0% · Flip resale 0%



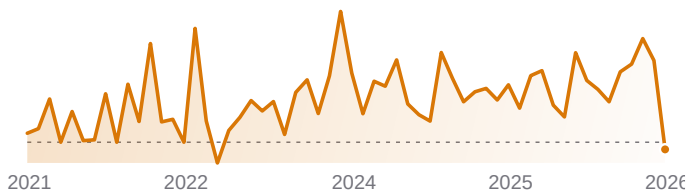
Sellers who sold at a gain

33%

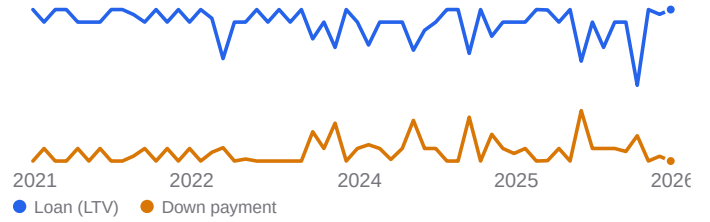


Median annualized return at resale

-0.3%

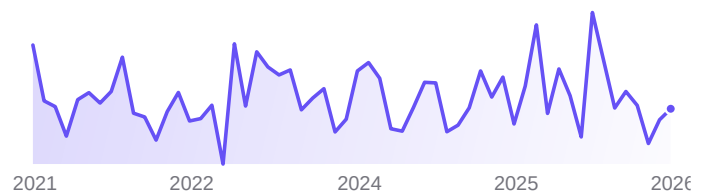


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



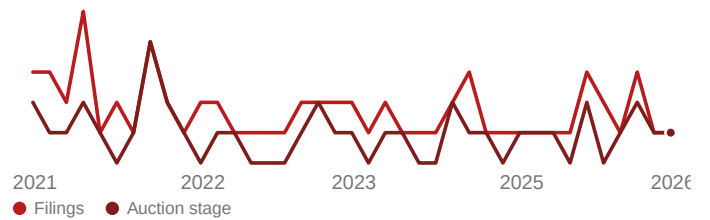
Typical hold before selling

7.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,972
Median value (AVM)	\$721K
Median size	1,420 ft²
Median bedrooms	5
Median year built	1990
Single family	65%
Condos	33%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.2%
Owner occupied	34%
Company owned	25%
Median loan-to-value	46%

Typical ownership tenure

11.3 yrs

COMMUNITY

Population	8,958
Density	9,707 / mi ²
Median household income	\$121K
Average household income	\$181K
Crime index (US avg 100)	168
Air pollution index (US avg 100)	124
Earthquake index (US avg 100)	113
Homes occupied	93%
Bachelor's or higher	38%
Poverty rate	6.4%
Unemployment	1.3%
Average temp	54°F
Annual precip	48 in
Sunshine	56%

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