

Parsippany 07054

ZIP code · NJ · New Jersey > Morris County > Parsippany

BALANCED MARKET

\$713K

MEDIAN SALE PRICE

+4.7%

1-YR CHANGE

214

SALES (12 MO)

\$729K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



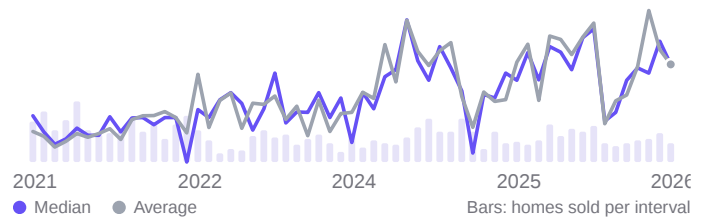
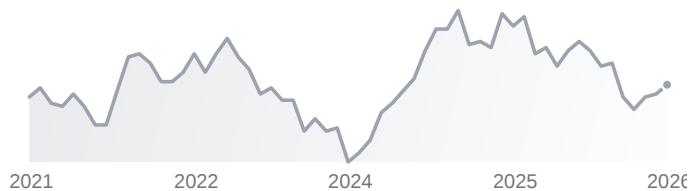
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

50 / 100

Sale prices

Median \$700K · Average \$700K

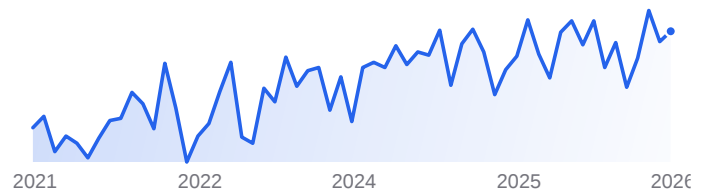
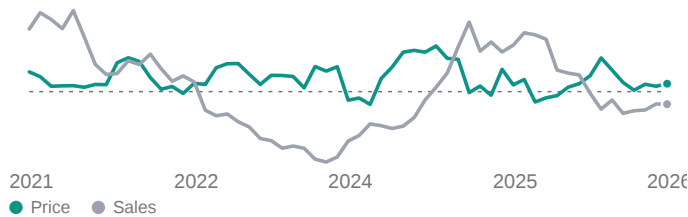


Growth (year over year)

Price +4.7% · Sales -7.4%

Price per square foot

\$370/ft²

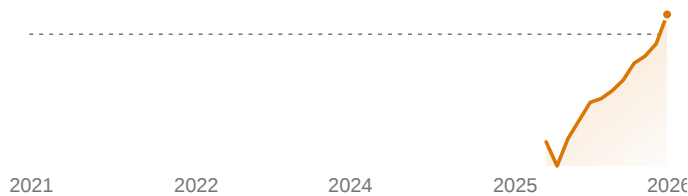


Sale premium vs estimated value

+0.8%

Annual turnover (share of homes sold)

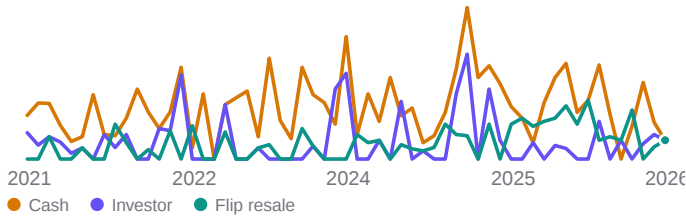
3.2%



BUYERS & OUTCOMES

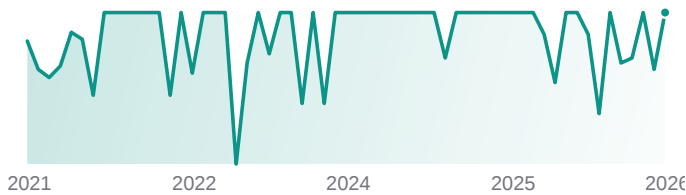
Buyer mix

Cash 7.7% · Investor 7.7% · Flip resale 7.7%



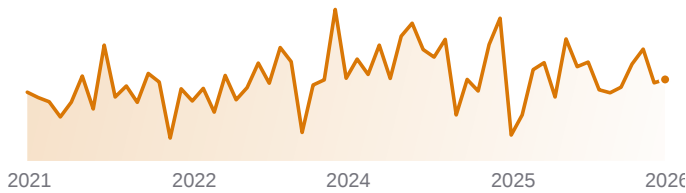
Sellers who sold at a gain

100%

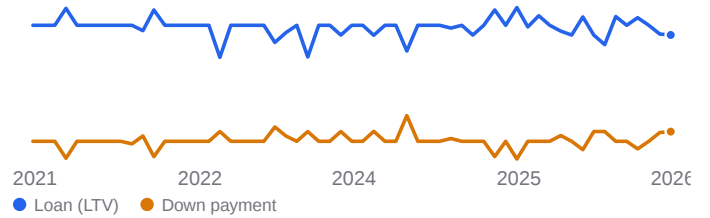


Median annualized return at resale

+4.1%

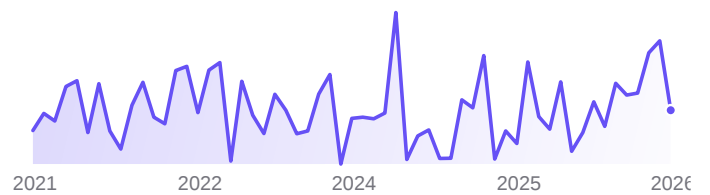


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



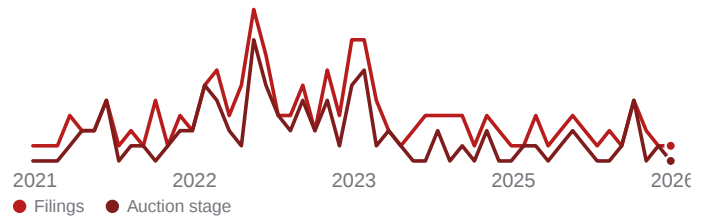
Typical hold before selling

9.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	6,744
Median value (AVM)	\$729K
Median size	1,986 ft²
Median year built	1965
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	1.3%
Owner occupied	86%
Company owned	7.5%
Median loan-to-value	47%
Typical ownership tenure	19.0 yrs

COMMUNITY

Population	29,886
Density	2,067 / mi²
Median household income	\$114K
Average household income	\$140K
Crime index (US avg 100)	88
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	112
Homes occupied	97%
Bachelor's or higher	37%
Poverty rate	5.2%
Unemployment	1.3%
Average temp	51°F
Annual precip	51 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.