

Plainfield 07060

ZIP code · NJ · New Jersey > Union County > Plainfield

BALANCED MARKET

\$461K

MEDIAN SALE PRICE

-15.5%

1-YR CHANGE

258

SALES (12 MO)

\$500K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



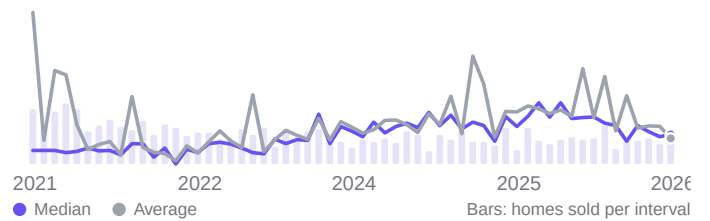
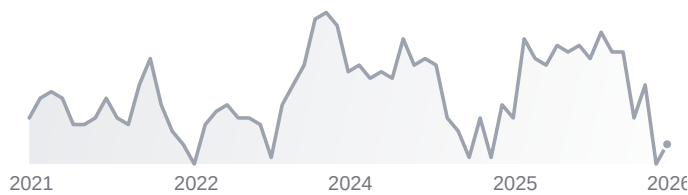
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$460K · Average \$443K

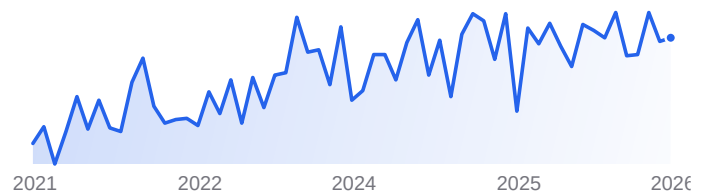
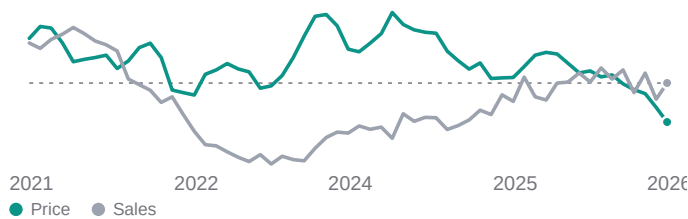


Growth (year over year)

Price -15.5% · Sales +0.0%

Price per square foot

\$293/ft²

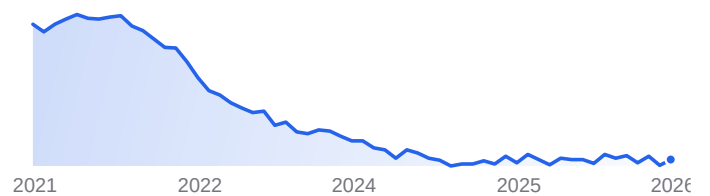


Sale premium vs estimated value

+1.8%

Annual turnover (share of homes sold)

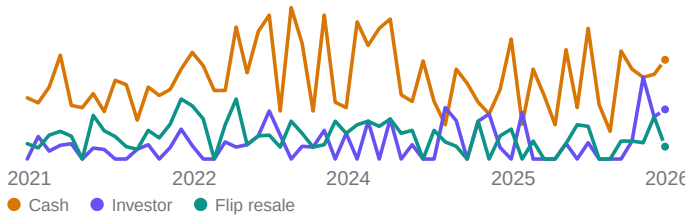
3.3%



BUYERS & OUTCOMES

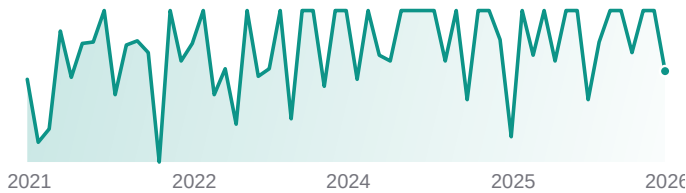
Buyer mix

Cash 28% · Investor 14% · Flip resale 3.4%



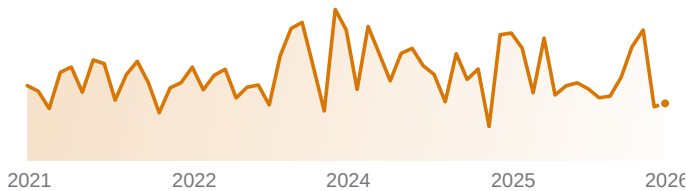
Sellers who sold at a gain

92%

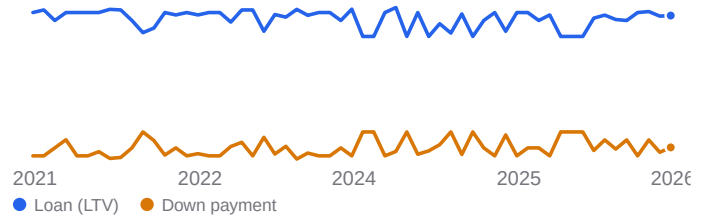


Median annualized return at resale

+4.8%

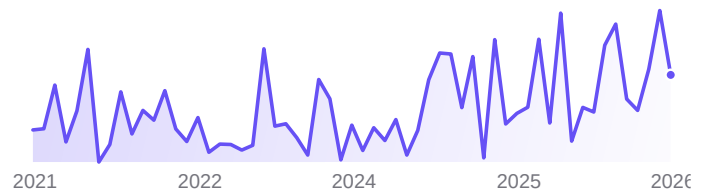


Financing (share of purchase price) Loan (LTV) 93% · Down payment 10%



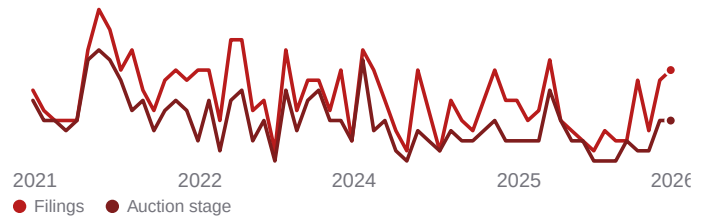
Typical hold before selling

10.5 yrs



Preforeclosure filings

Filings 9 · Auction stage 4



HOUSING STOCK

Homes	7,934
Median value (AVM)	\$500K
Median size	1,643 ft²
Median bedrooms	14
Median year built	1931
Single family	96%
Condos	2.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.1%
Owner occupied	48%
Company owned	14%
Median loan-to-value	47%

Typical ownership tenure

13.7 yrs

COMMUNITY

Population	49,888
Density	9,905 / mi²
Median household income	\$70K
Average household income	\$95K
Crime index (US avg 100)	125
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	103
Homes occupied	96%
Bachelor's or higher	17%
Poverty rate	19.3%
Unemployment	1.5%
Average temp	52°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.