

South Plainfield 07080

ZIP code · NJ · New Jersey · Middlesex County · South Plainfield

SELLER'S MARKET

\$564K

MEDIAN SALE PRICE

+9.9%

1-YR CHANGE

218

SALES (12 MO)

\$570K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 60 / 100



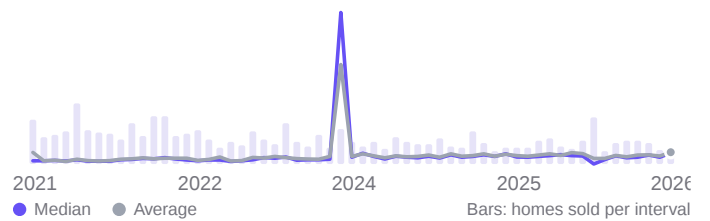
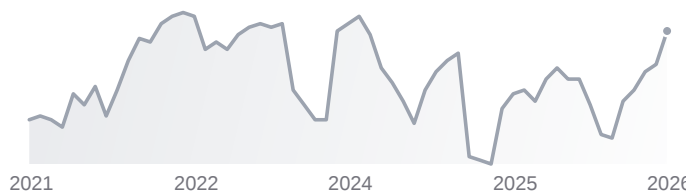
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

60 / 100

Sale prices

Median \$625K · Average \$649K

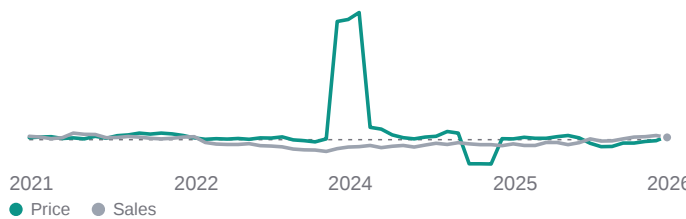


Growth (year over year)

Price +9.9% · Sales +6.9%

Price per square foot

\$419/ft²

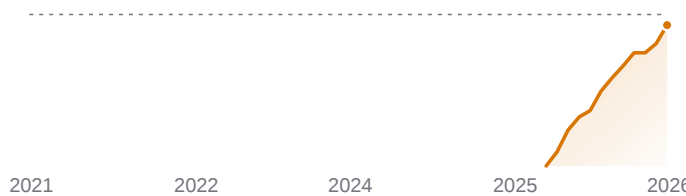


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

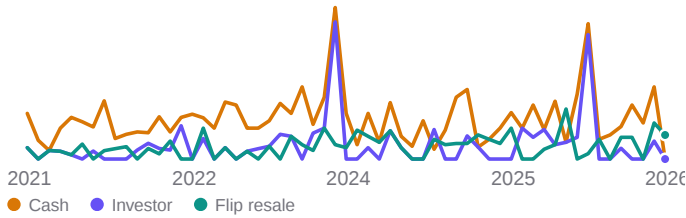
2.9%



BUYERS & OUTCOMES

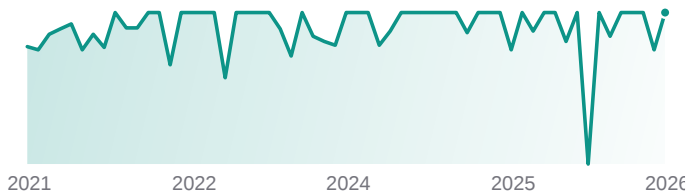
Buyer mix

Cash 0% · Investor 0% · Flip resale 11%



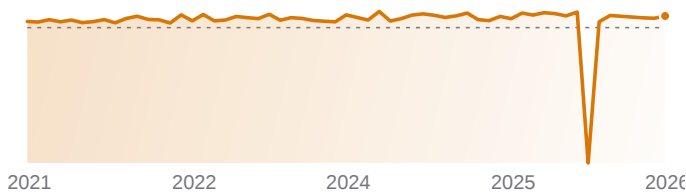
Sellers who sold at a gain

100%

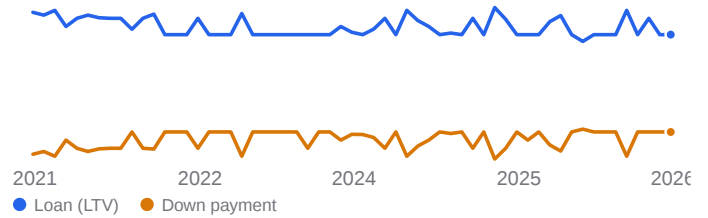


Median annualized return at resale

+6.5%

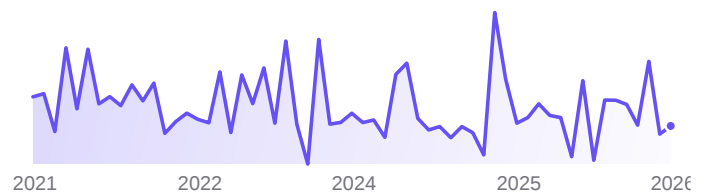


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



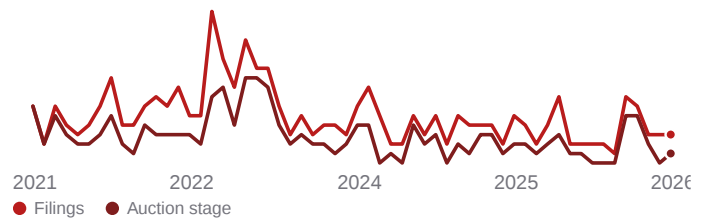
Typical hold before selling

5.2 yrs



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	7,536
Median value (AVM)	\$570K
Median size	1,634 ft²
Median year built	1960
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	0.7%
Owner occupied	86%
Company owned	7.0%
Median loan-to-value	47%
Typical ownership tenure	19.0 yrs

COMMUNITY

Population	25,481
Density	3,053 / mi²
Median household income	\$125K
Average household income	\$146K
Crime index (US avg 100)	35
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	101
Homes occupied	98%
Bachelor's or higher	25%
Poverty rate	3.2%
Unemployment	1.6%
Average temp	53°F
Annual precip	49 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.