

Newark 07104

ZIP code · NJ · New Jersey > Essex County > Newark

BUYER'S MARKET

\$558K

MEDIAN SALE PRICE

-2.7%

1-YR CHANGE

163

SALES (12 MO)

\$483K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 30 / 100



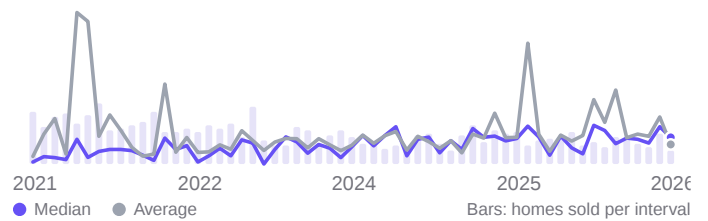
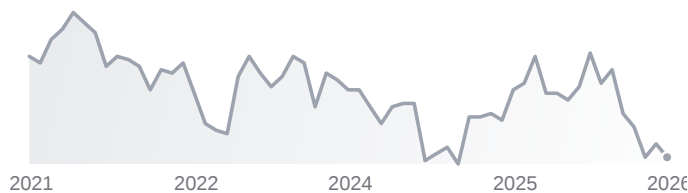
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

30 / 100

Sale prices

Median \$545K · Average \$490K

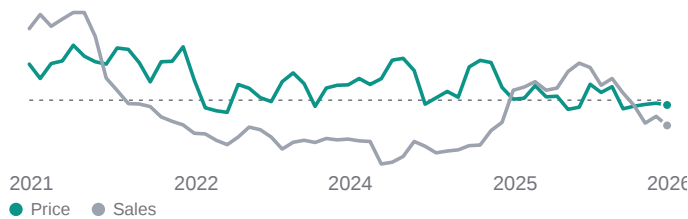


Growth (year over year)

Price -2.7% · Sales -14.2%

Price per square foot

\$258/ft²

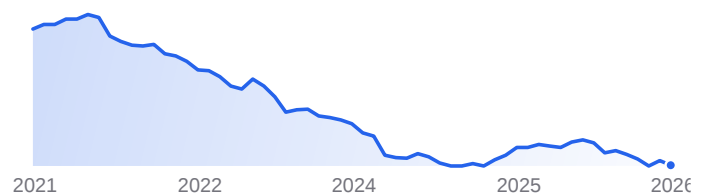


Sale premium vs estimated value

+12.4%

Annual turnover (share of homes sold)

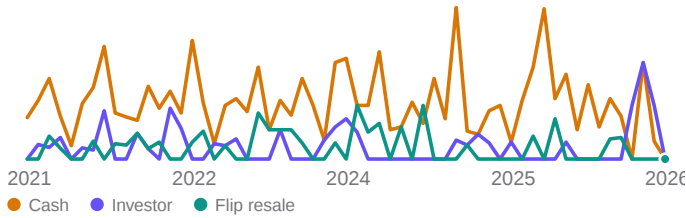
2.6%



BUYERS & OUTCOMES

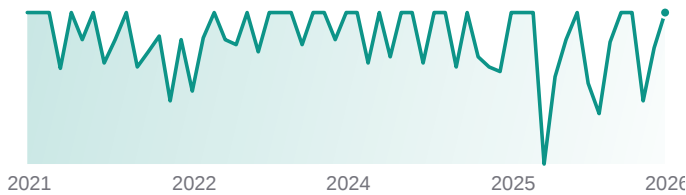
Buyer mix

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



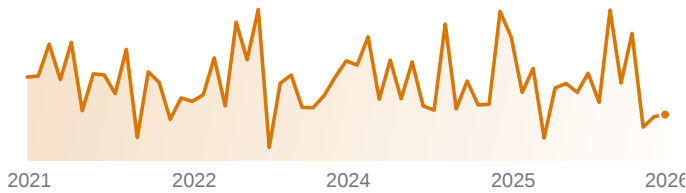
Sellers who sold at a gain

100%

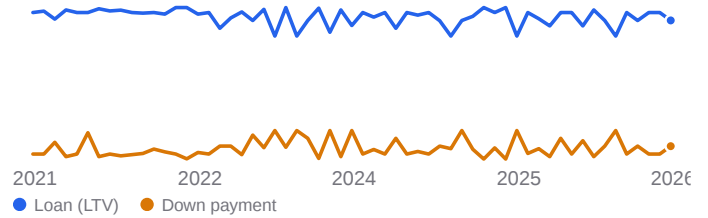


Median annualized return at resale

+5.6%

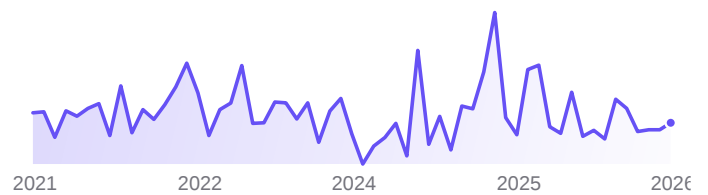


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



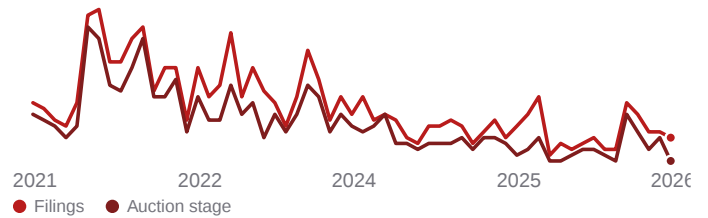
Typical hold before selling

5.3 yrs



Preforeclosure filings

Filings 4 · Auction stage 0



HOUSING STOCK

Homes	6,180
Median value (AVM)	\$483K
Median size	2,720 ft²
Median year built	1910
Single family	78%
Condos	12%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.8%
Owner occupied	47%
Company owned	29%
Median loan-to-value	45%
Typical ownership tenure	18.3 yrs

COMMUNITY

Population	54,859
Density	19,868 / mi²
Median household income	\$48K
Average household income	\$68K
Crime index (US avg 100)	129
Air pollution index (US avg 100)	102
Earthquake index (US avg 100)	113
Homes occupied	95%
Bachelor's or higher	13%
Poverty rate	21.8%
Unemployment	1.7%
Average temp	53°F
Annual precip	48 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.