

Newark 07106

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

SELLER'S MARKET

\$557K

MEDIAN SALE PRICE

+25.1%

1-YR CHANGE

189

SALES (12 MO)

\$473K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 66 / 100

Buyer's market

Balanced

Seller's market

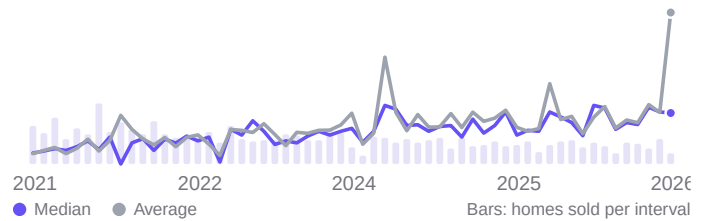
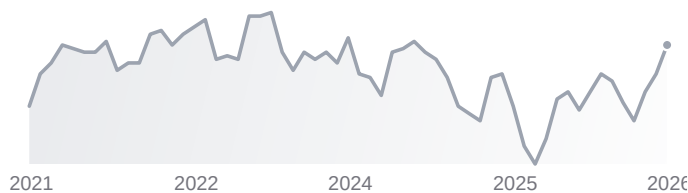
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

66 / 100

Sale prices

Median \$545K · Average \$1.1M

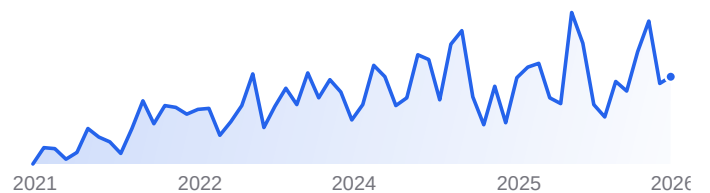
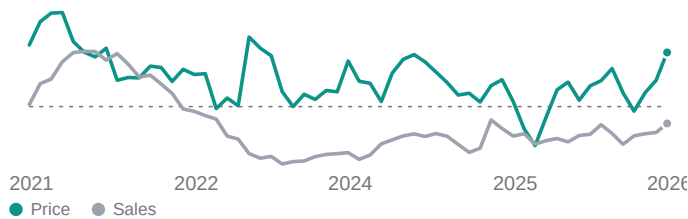


Growth (year over year)

Price +25.1% · Sales -7.8%

Price per square foot

\$192/ft²

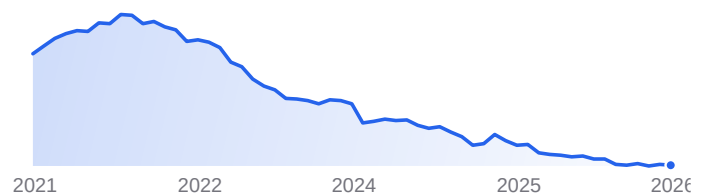
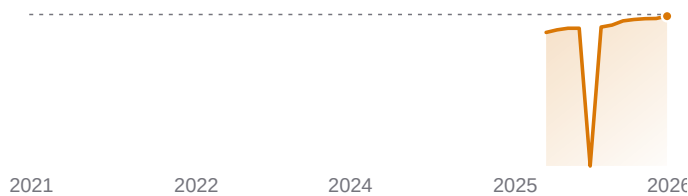


Sale premium vs estimated value

-0.6%

Annual turnover (share of homes sold)

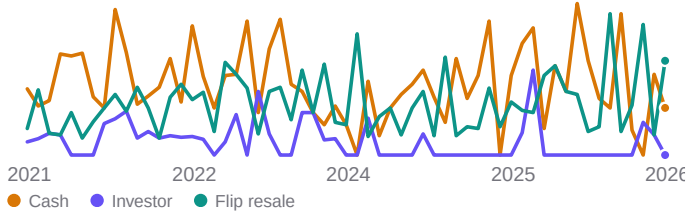
3.8%



BUYERS & OUTCOMES

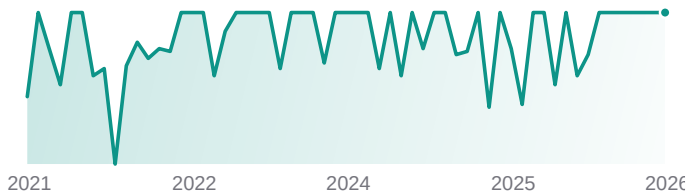
Buyer mix

Cash 11% · Investor 0% · Flip resale 22%



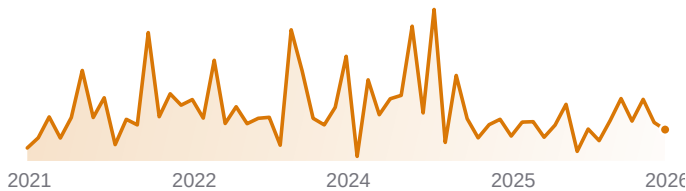
Sellers who sold at a gain

100%

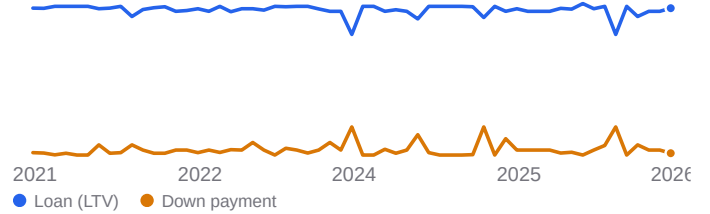


Median annualized return at resale

+8.1%

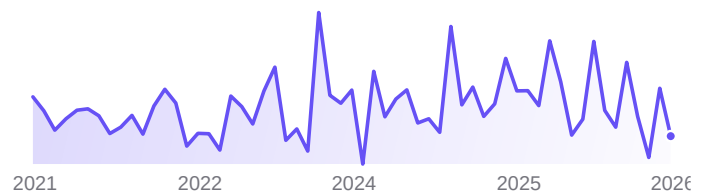


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.0%



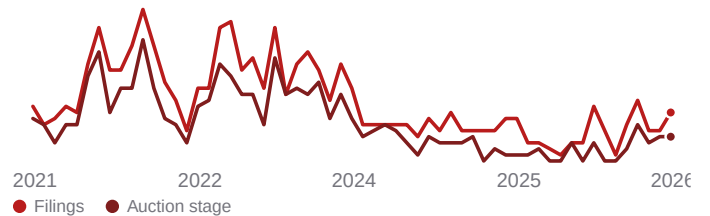
Typical hold before selling

2.3 yrs



Preforeclosure filings

Filings 8 · Auction stage 4



HOUSING STOCK

Homes	4,932
Median value (AVM)	\$473K
Median size	2,558 ft²
Median year built	1925
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	2.1%
Owner occupied	55%
Company owned	18%
Median loan-to-value	45%
Typical ownership tenure	15.7 yrs

COMMUNITY

Population	35,389
Density	24,908 / mi²
Median household income	\$59K
Average household income	\$80K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	101
Earthquake index (US avg 100)	109
Homes occupied	92%
Bachelor's or higher	13%
Poverty rate	15.9%
Unemployment	1.5%
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.