

Glen Rock 07452

ZIP code · NJ · New Jersey > Bergen County > Glen Rock

SELLER'S MARKET

\$1.2M

MEDIAN SALE PRICE

+27.7%

1-YR CHANGE

132

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

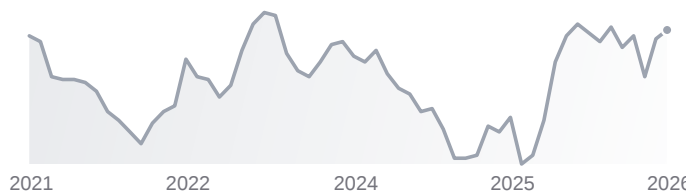
Seller's market · 73 / 100



MARKET TRENDS (5 YEARS)

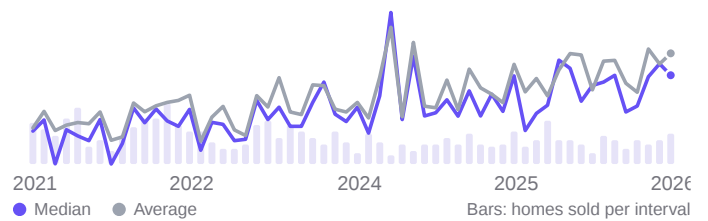
Market temperature (0–100)

73 / 100



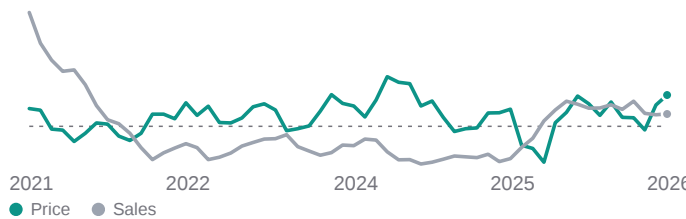
Sale prices

Median \$1.2M · Average \$1.3M



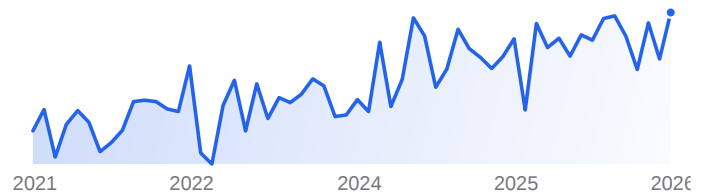
Growth (year over year)

Price +27.7% · Sales +10.9%



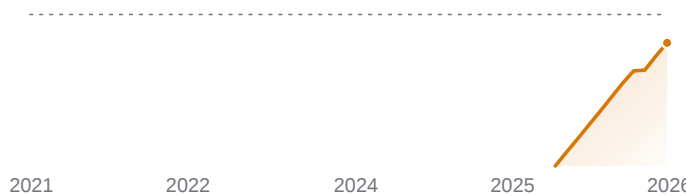
Price per square foot

\$591/ft²



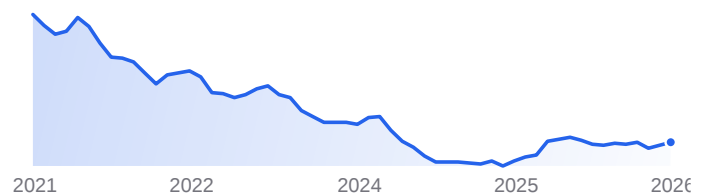
Sale premium vs estimated value

-1.2%



Annual turnover (share of homes sold)

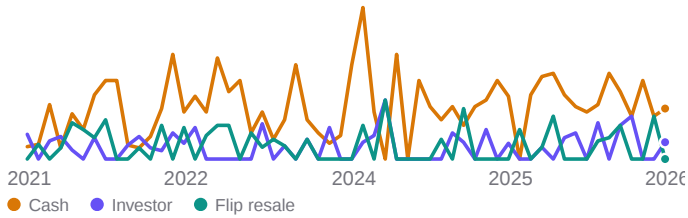
3.4%



BUYERS & OUTCOMES

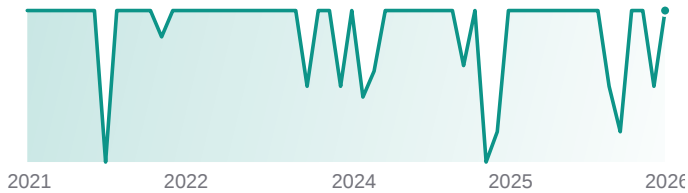
Buyer mix

Cash 21% · Investor 7.1% · Flip resale 0%



Sellers who sold at a gain

100%

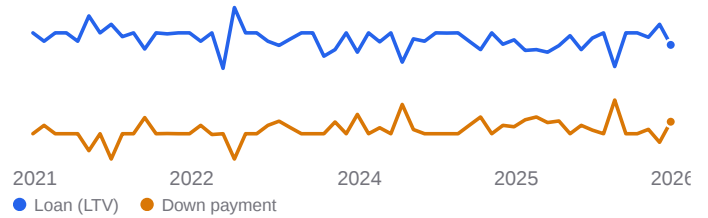


Median annualized return at resale

+7.0%

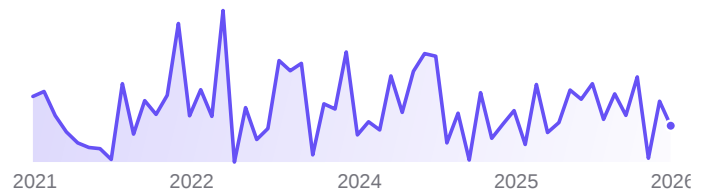


Financing (share of purchase price) Loan (LTV) 73% · Down payment 27%



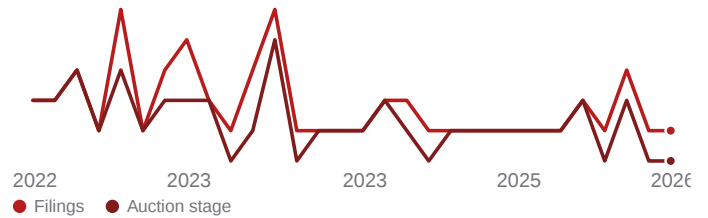
Typical hold before selling

7.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	3,872
Median value (AVM)	\$1.1M
Median size	2,092 ft²
Median bedrooms	2
Median year built	1950
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.1%
Owner occupied	92%
Company owned	6.3%
Median loan-to-value	43%
Typical ownership tenure	15.8 yrs

COMMUNITY

Population	12,488
Density	4,577 / mi²
Median household income	\$185K
Average household income	\$207K
Crime index (US avg 100)	1
Air pollution index (US avg 100)	117
Earthquake index (US avg 100)	117
Homes occupied	98%
Bachelor's or higher	38%
Poverty rate	3.1%
Unemployment	1.2%
Average temp	52°F
Annual precip	50 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through June 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.