

Leonía 07605

ZIP code · NJ · New Jersey > Bergen County > Leonía

BALANCED MARKET

\$748K

MEDIAN SALE PRICE

+2.5%

1-YR CHANGE

69

SALES (12 MO)

\$845K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



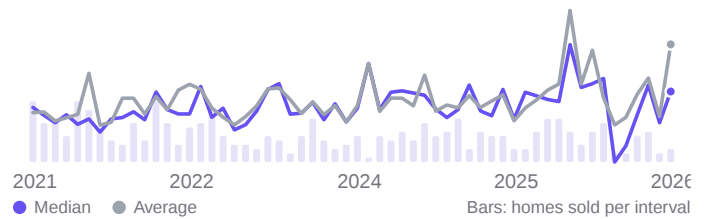
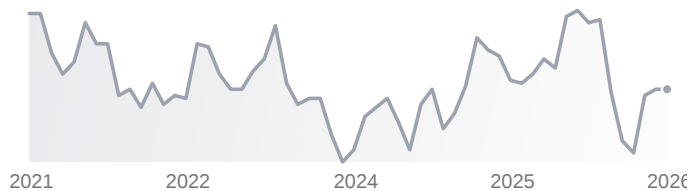
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$805K · Average \$1.1M

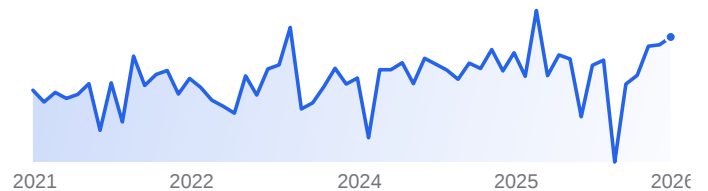
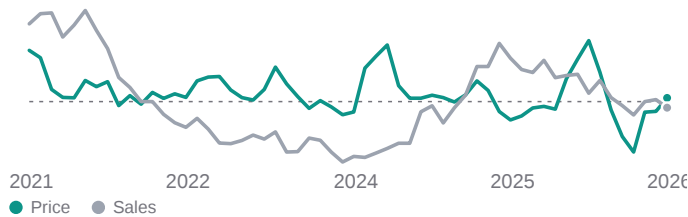


Growth (year over year)

Price +2.5% · Sales -4.2%

Price per square foot

\$494/ft²

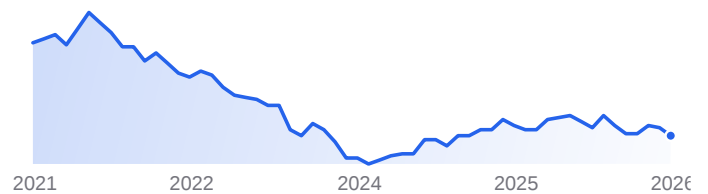
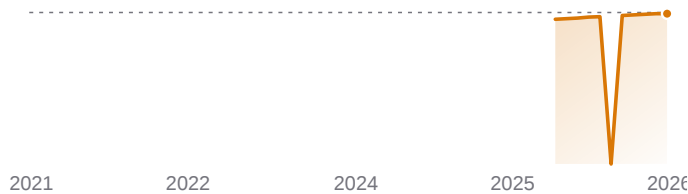


Sale premium vs estimated value

-0.5%

Annual turnover (share of homes sold)

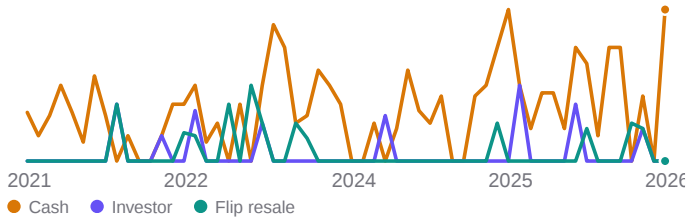
3.2%



BUYERS & OUTCOMES

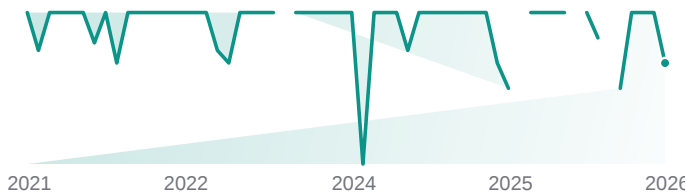
Buyer mix

Cash 67% · Investor 0% · Flip resale 0%



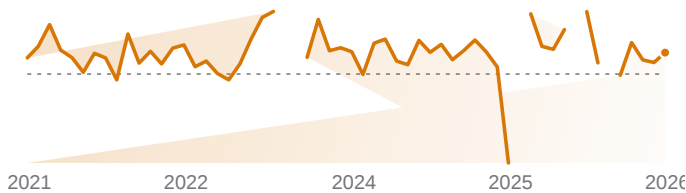
Sellers who sold at a gain

67%

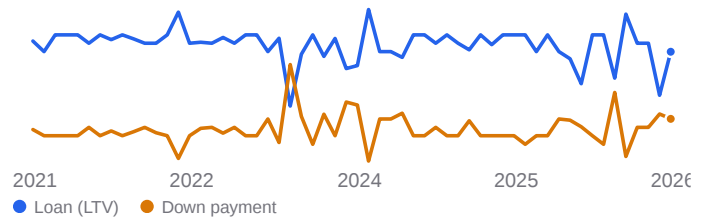


Median annualized return at resale

+3.9%

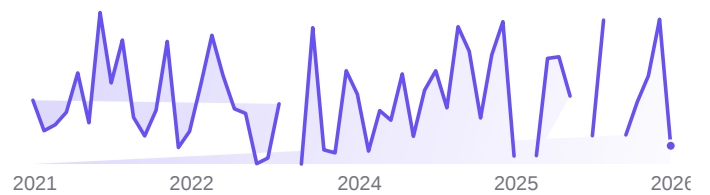


Financing (share of purchase price) Loan (LTV) 70% · Down payment 30%



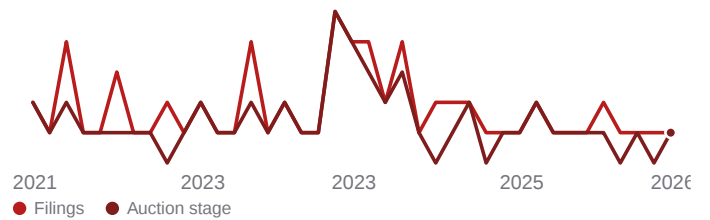
Typical hold before selling

2.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,158
Median value (AVM)	\$845K
Median size	1,890 ft²
Median bedrooms	2
Median year built	1935
Single family	97%
Condos	2.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	1.1%
Owner occupied	89%
Company owned	7.2%
Median loan-to-value	45%

Typical ownership tenure

18.6 yrs

COMMUNITY

Population	9,714
Density	6,041 / mi ²
Median household income	\$108K
Average household income	\$147K
Crime index (US avg 100)	98
Air pollution index (US avg 100)	120
Earthquake index (US avg 100)	118
Homes occupied	97%
Bachelor's or higher	37%
Poverty rate	4.6%
Unemployment	1.2%
Average temp	53°F
Annual precip	49 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.