

River Edge 07661

ZIP code · NJ · New Jersey > Bergen County > River Edge

BALANCED MARKET

\$743K

MEDIAN SALE PRICE

+0.7%

1-YR CHANGE

95

SALES (12 MO)

\$906K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



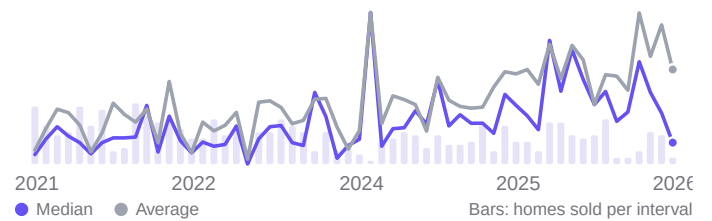
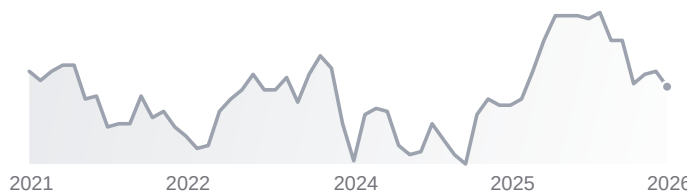
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$600K · Average \$994K

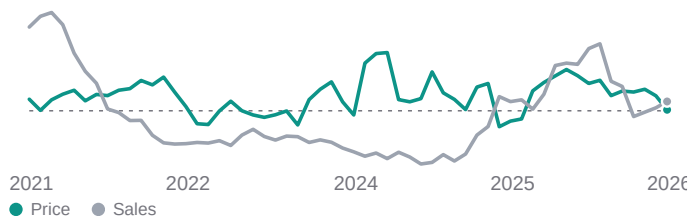


Growth (year over year)

Price +0.7% · Sales +6.7%

Price per square foot

\$499/ft²

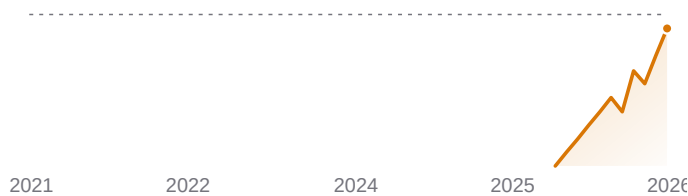


Sale premium vs estimated value

-0.7%

Annual turnover (share of homes sold)

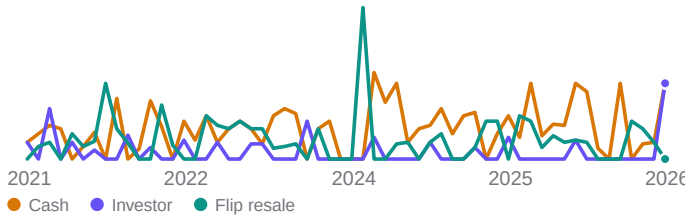
2.9%



BUYERS & OUTCOMES

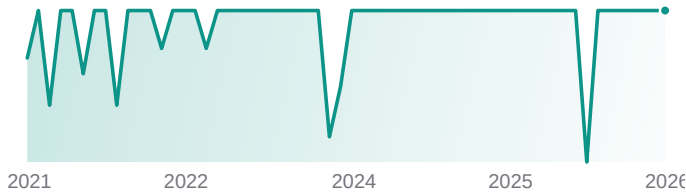
Buyer mix

Cash 50% · Investor 50% · Flip resale 0%



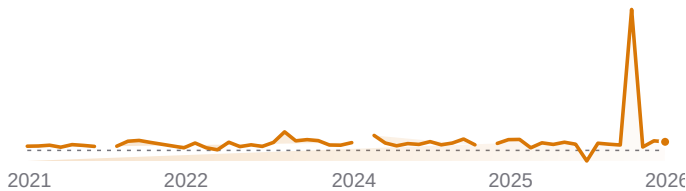
Sellers who sold at a gain

100%

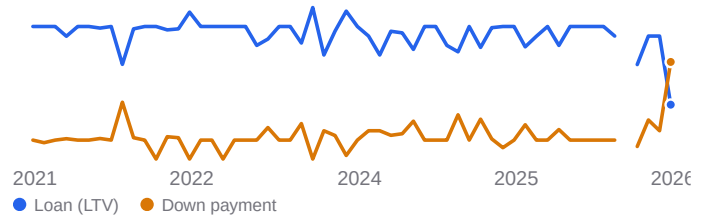


Median annualized return at resale

+6.9%

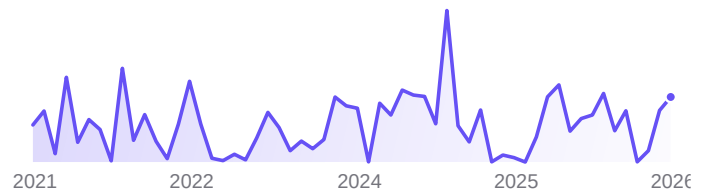


Financing (share of purchase price) Loan (LTV) 39% · Down payment 61%



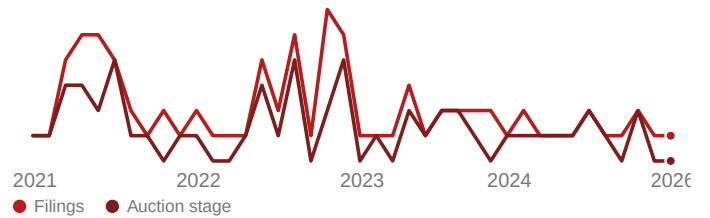
Typical hold before selling

10.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	3,246
Median value (AVM)	\$906K
Median size	1,821 ft²
Median bedrooms	3
Median year built	1945
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	1.0%
Owner occupied	91%
Company owned	6.3%
Median loan-to-value	40%
Typical ownership tenure	18.1 yrs

COMMUNITY

Population	12,275
Density	6,589 / mi²
Median household income	\$146K
Average household income	\$197K
Crime index (US avg 100)	35
Air pollution index (US avg 100)	117
Earthquake index (US avg 100)	120
Homes occupied	97%
Bachelor's or higher	42%
Poverty rate	3.0%
Unemployment	1.3%
Average temp	53°F
Annual precip	48 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.