

Deal 07723

ZIP code · NJ · New Jersey > Monmouth County > Deal

SELLER'S MARKET

\$4.5M

MEDIAN SALE PRICE

+75.6%

1-YR CHANGE

19

SALES (12 MO)

\$4.7M

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100

Buyer's market

Balanced

Seller's market

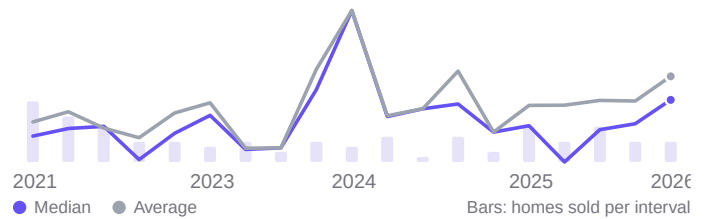
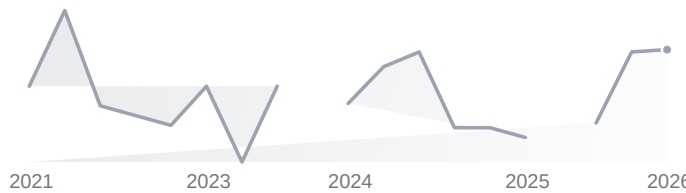
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

62 / 100

Sale prices

Median \$3.9M · Average \$5.1M

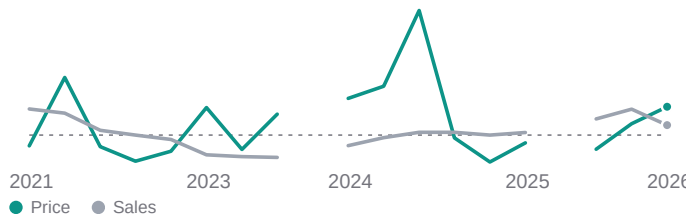


Growth (year over year)

Price +75.6% · Sales +26.7%

Price per square foot

\$921/ft²

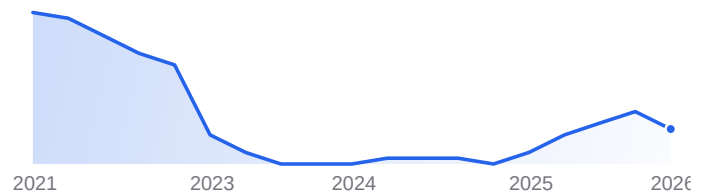
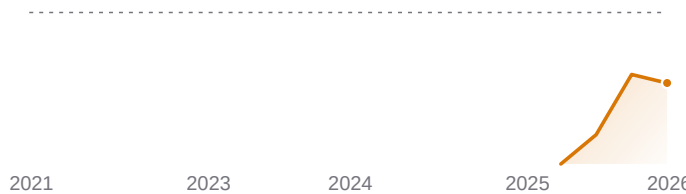


Sale premium vs estimated value

-3.9%

Annual turnover (share of homes sold)

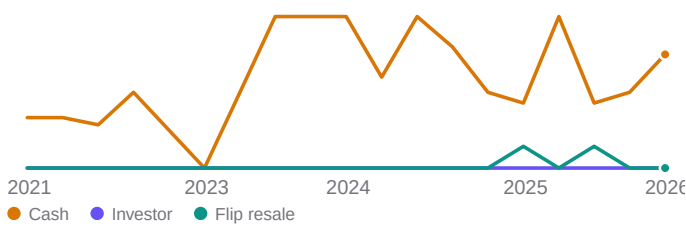
1.8%



BUYERS & OUTCOMES

Buyer mix

Cash 75% · Investor 0% · Flip resale 0%



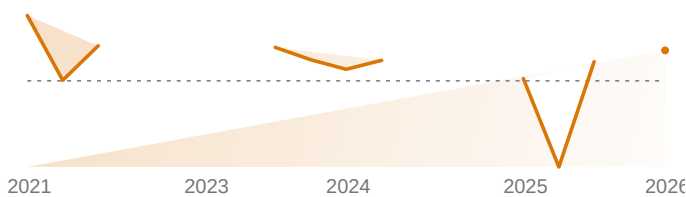
Sellers who sold at a gain

100%



Median annualized return at resale

+14.9%

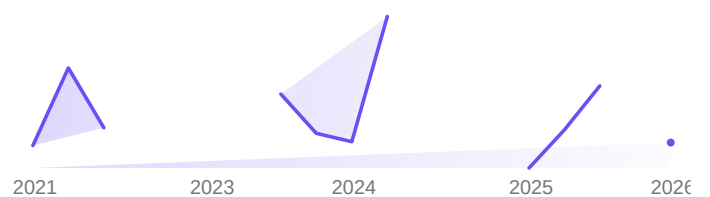


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



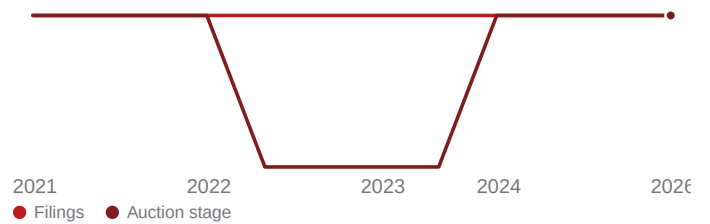
Typical hold before selling

4.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,069
Median value (AVM)	\$4.7M
Median size	3,722 ft²
Median bedrooms	4
Median year built	1960
Single family	95%
Condos	3.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	89%
Underwater (LTV 125% or more)	0.8%
Owner occupied	22%
Company owned	34%
Median loan-to-value	13%

Typical ownership tenure

24.0 yrs

COMMUNITY

Population	1,515
Density	886 / mi ²
Median household income	\$88K
Average household income	\$112K
Crime index (US avg 100)	170
Air pollution index (US avg 100)	120
Earthquake index (US avg 100)	82
Homes occupied	49%
Bachelor's or higher	27%
Poverty rate	8.3%
Unemployment	1.1%
Average temp	53°F
Annual precip	49 in
Sunshine	56%

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