

Neptune 07753

ZIP code · NJ · New Jersey > Monmouth County

BUYER'S MARKET

\$522K

MEDIAN SALE PRICE

-6.6%

1-YR CHANGE

450

SALES (12 MO)

\$570K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



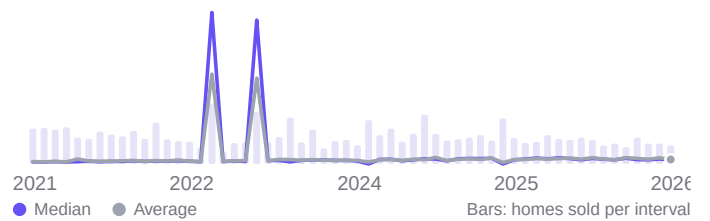
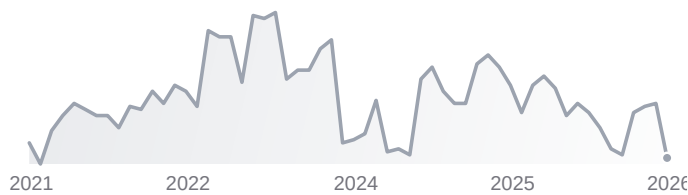
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

38 / 100

Sale prices

Median \$510K · Average \$525K

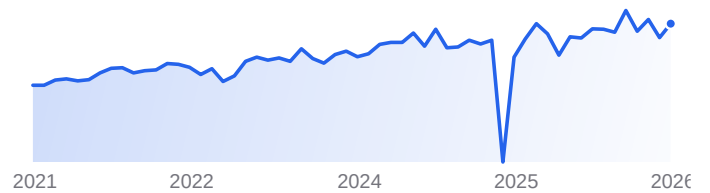
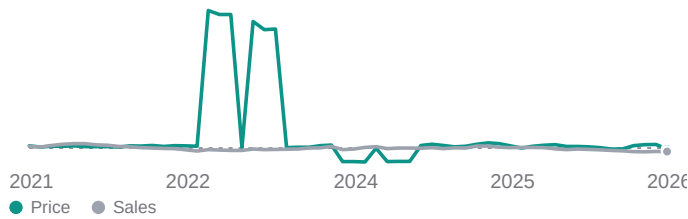


Growth (year over year)

Price -6.6% · Sales -22.9%

Price per square foot

\$387/ft²

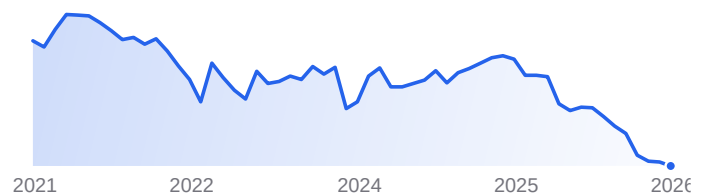
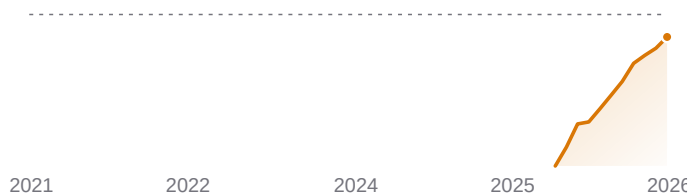


Sale premium vs estimated value

-1.0%

Annual turnover (share of homes sold)

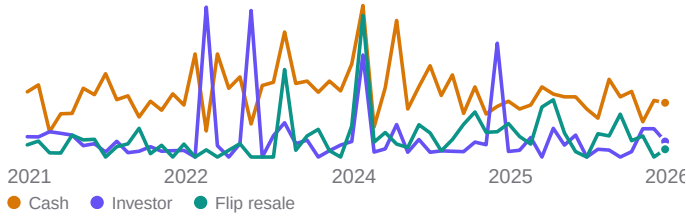
3.8%



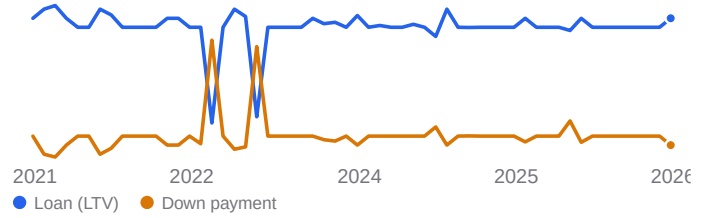
BUYERS & OUTCOMES

Buyer mix

Cash 23% · Investor 6.5% · Flip resale 3.2%

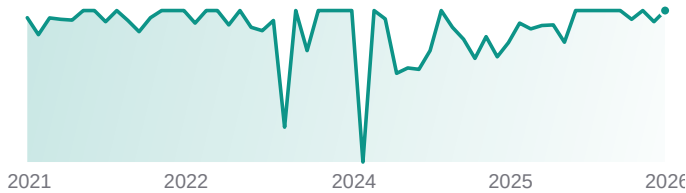


Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



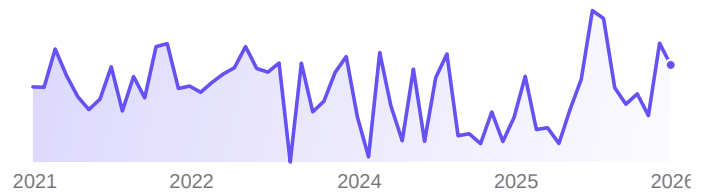
Sellers who sold at a gain

100%



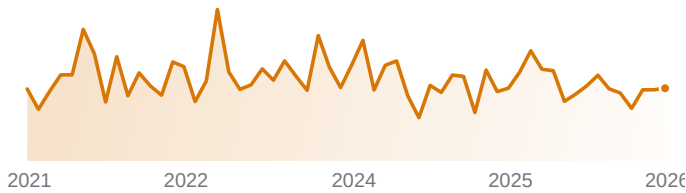
Typical hold before selling

5.2 yrs



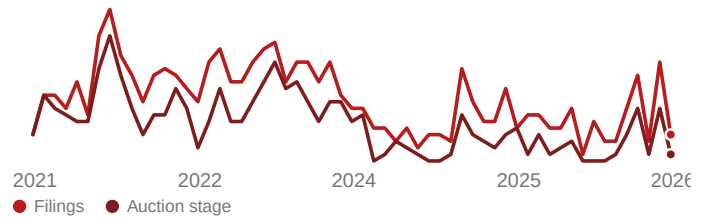
Median annualized return at resale

+7.9%



Preforeclosure filings

Filings 4 · Auction stage 1



HOUSING STOCK

Homes	11,804
Median value (AVM)	\$570K
Median size	1,521 ft²
Median bedrooms	3
Median year built	1962
Single family	92%
Condos	7.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	0.8%
Owner occupied	79%
Company owned	11%
Median loan-to-value	42%

Typical ownership tenure

16.1 yrs

COMMUNITY

Population	37,526
Density	1,993 / mi²
Median household income	\$96K
Average household income	\$121K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	119
Earthquake index (US avg 100)	78
Homes occupied	95%
Bachelor's or higher	28%
Poverty rate	7.7%
Unemployment	1.2%
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.