

West Long Branch 07764

ZIP code · NJ · New Jersey > Monmouth County > West Long Branch

BALANCED MARKET

\$1M

MEDIAN SALE PRICE

+29.8%

1-YR CHANGE

74

SALES (12 MO)

\$964K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



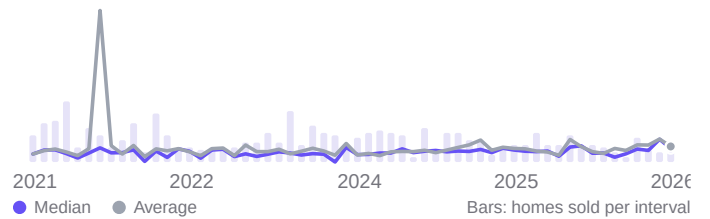
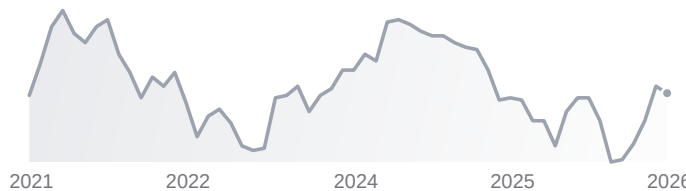
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$925K · Average \$1M

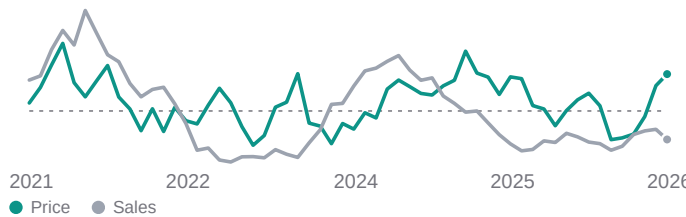


Growth (year over year)

Price +29.8% · Sales -22.9%

Price per square foot

\$538/ft²

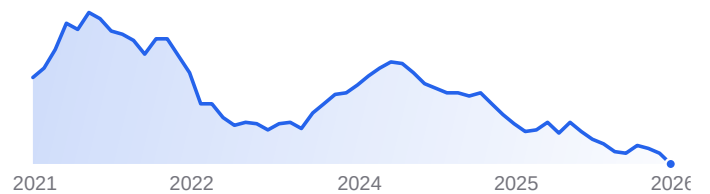
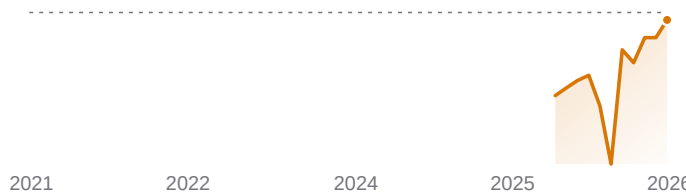


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

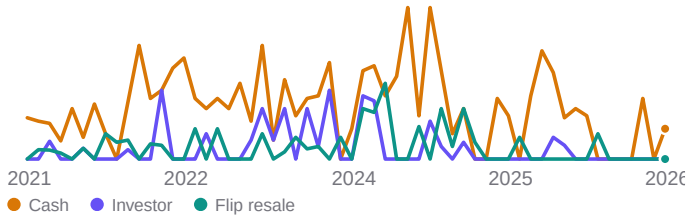
3.1%



BUYERS & OUTCOMES

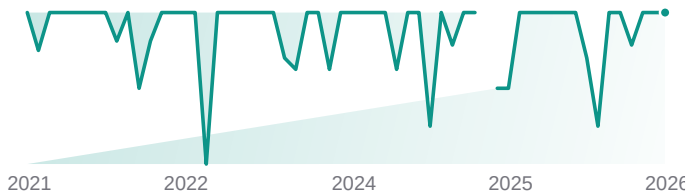
Buyer mix

Cash 20% · Investor 0% · Flip resale 0%



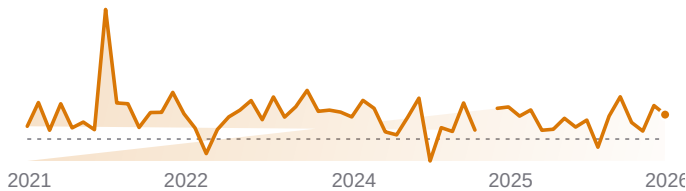
Sellers who sold at a gain

100%

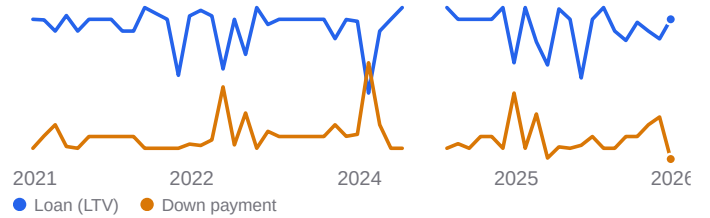


Median annualized return at resale

+9.4%

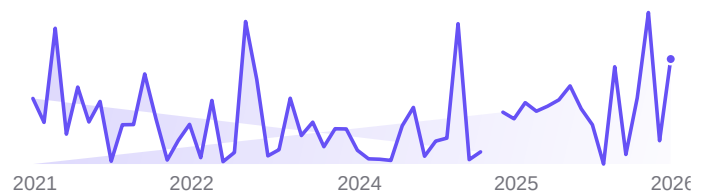


Financing (share of purchase price) Loan (LTV) 75% · Down payment 15%



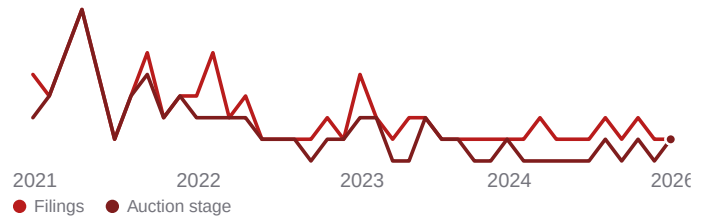
Typical hold before selling

11.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,369
Median value (AVM)	\$964K
Median size	2,054 ft²
Median bedrooms	3
Median year built	1959
Single family	99%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	0.8%
Owner occupied	76%
Company owned	13%
Median loan-to-value	31%
Typical ownership tenure	14.3 yrs

COMMUNITY

Population	8,603
Density	2,991 / mi²
Median household income	\$125K
Average household income	\$161K
Crime index (US avg 100)	74
Air pollution index (US avg 100)	119
Earthquake index (US avg 100)	86
Homes occupied	93%
Bachelor's or higher	31%
Poverty rate	5.3%
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.