Alloway 08001

ZIP code · NJ · New Jersey › Salem County › Alloway

BALANCED MARKET

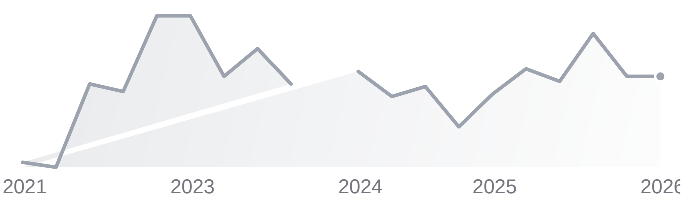
$391K	+12.5%	15	$305K
MEDIAN SALE PRICE	1-YR CHANGE	SALES (12 MO)	MEDIAN VALUE (AVM)

Market temperature Balanced market · 53 / 100

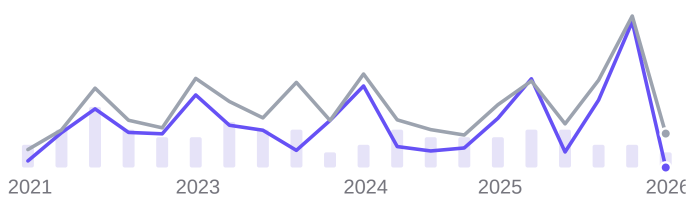
Buyer's market Balanced Seller's market

MARKET TRENDS (5 YEARS)

Market temperature (0–100) 53 / 100

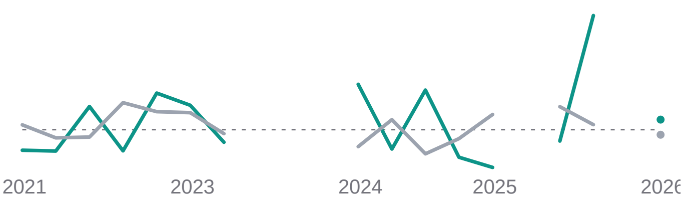


Sale prices Median $73K · Average $172K



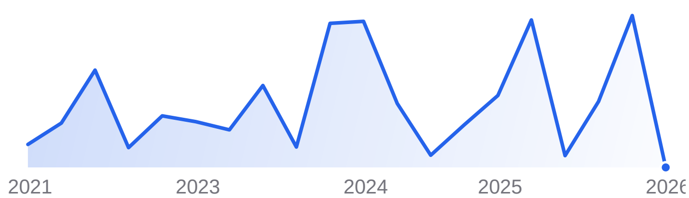
Median Average Bars: homes sold per interval

Growth (year over year) Price +12.5% · Sales -6.3%

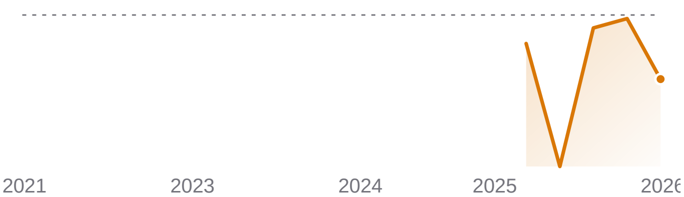


Price Sales

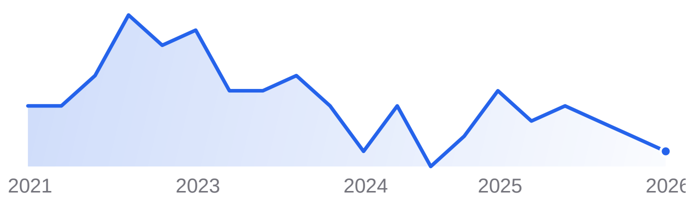
Price per square foot $91/ft²



Sale premium vs estimated value -9.4%

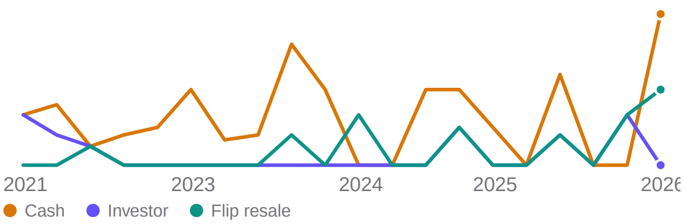


Annual turnover (share of homes sold) 3.6%

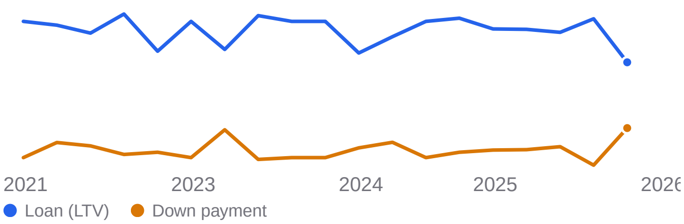


BUYERS & OUTCOMES

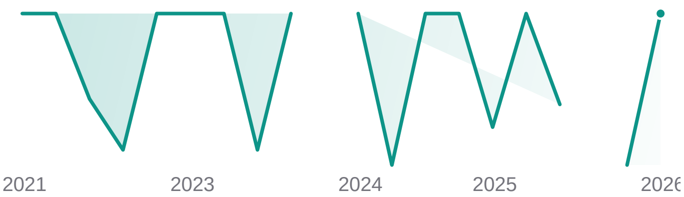
Buyer mix — Cash 100% · Investor 0% · Flip resale 50%



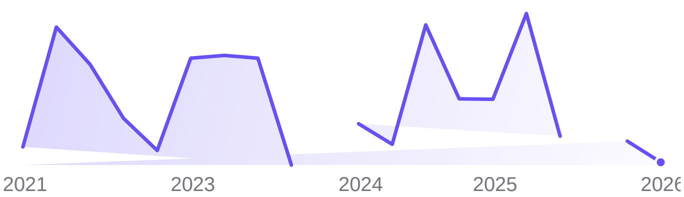
Financing (share of purchase price) — Loan (LTV) 68% · Down payment 25%



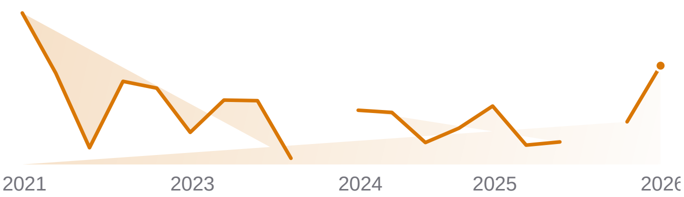
Sellers who sold at a gain — 100%



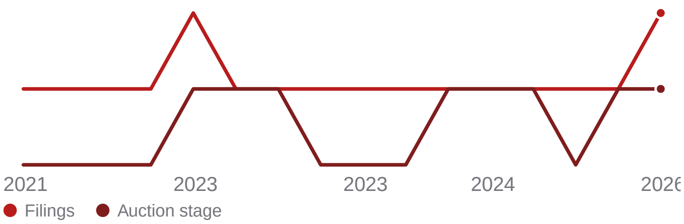
Typical hold before selling — 0.6 yrs



Median annualized return at resale — +13.0%



Preforeclosure filings — Filings 2 · Auction stage 1



HOUSING STOCK

Homes	**414**
Median value (AVM)	**$305K**
Median size	**1,606 ft²**
Median year built	**1950**
Single family	**100%**

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	**64%**
Underwater (LTV 125% or more)	**0.5%**
Owner occupied	**23%**
Company owned	**7.5%**
Median loan-to-value	**40%**
Typical ownership tenure	**19.4 yrs**

COMMUNITY

Population	259
Density	98 / mi²
Median household income	$126K
Average household income	$138K
Crime index (US avg 100)	62
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	64
Homes occupied	92%
Bachelor's or higher	24%
Poverty rate	1.4%
Unemployment	1.7%
Average temp	54°F
Annual precip	45 in
Sunshine	56%

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