

Hancocks Bridge 08038

ZIP code · NJ · New Jersey > Salem County > Hancocks Bridge

\$280K

MEDIAN SALE PRICE

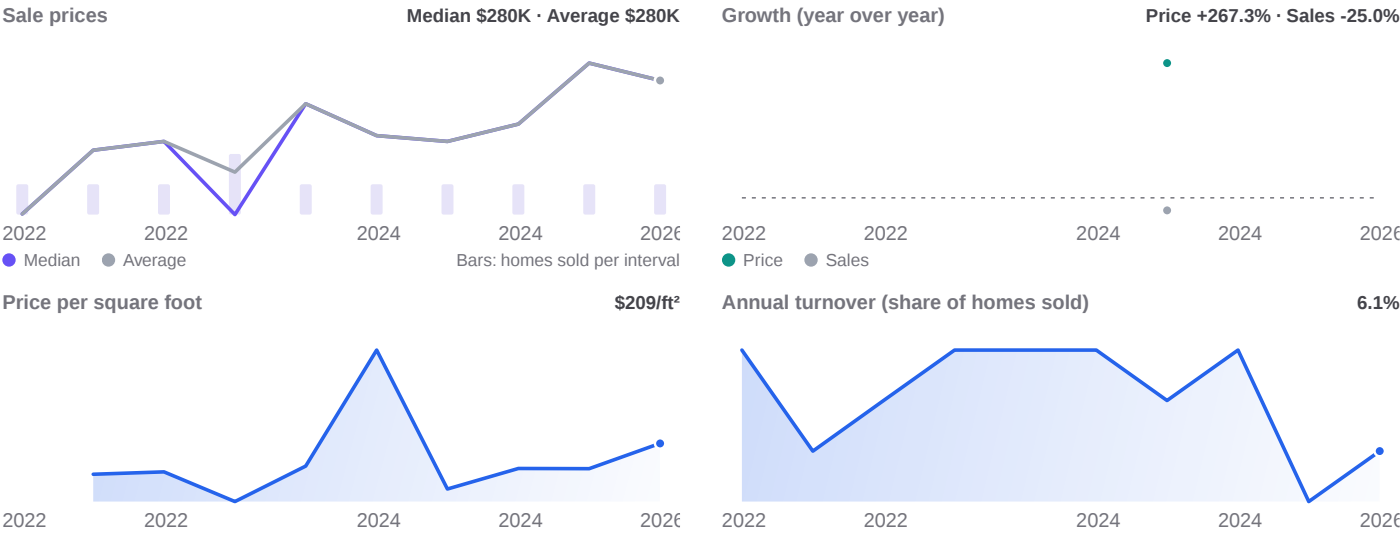
2

SALES (12 MO)

\$241K

MEDIAN VALUE (AVM)

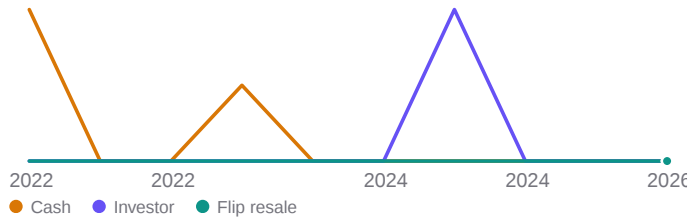
MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

Buyer mix

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



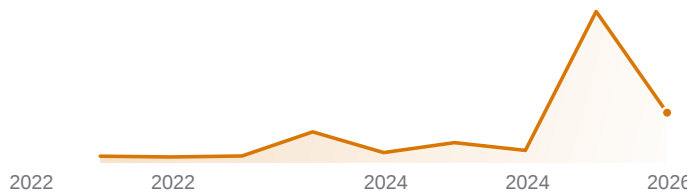
Sellers who sold at a gain

100%

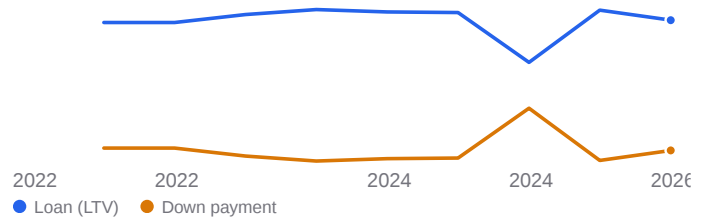


Median annualized return at resale

+16.0%

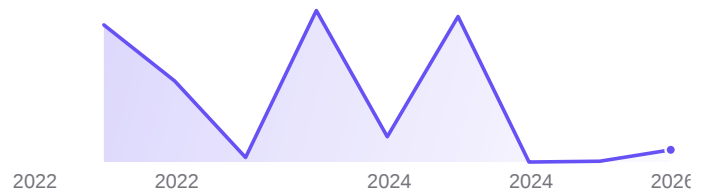


Financing (share of purchase price) Loan (LTV) 91% · Down payment 8.6%



Typical hold before selling

3.8 yrs



HOUSING STOCK

Homes	33
Median value (AVM)	\$241K
Median size	1,440 ft²
Median year built	1898
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	3.3%
Owner occupied	45%
Company owned	3.0%
Median loan-to-value	40%
Typical ownership tenure	12.9 yrs

COMMUNITY

Population	4
Density	23 / mi²
Median household income	\$87K
Average household income	\$100K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	69
Homes occupied	86%
Bachelor's or higher	8%
Poverty rate	7.2%
Unemployment	2.1%
Average temp	55°F
Annual precip	44 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.