

ZIP 08248

ZIP code · NJ · New Jersey

BUYER'S MARKET

\$1.5M

MEDIAN SALE PRICE

13

SALES (12 MO)

\$1.3M

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



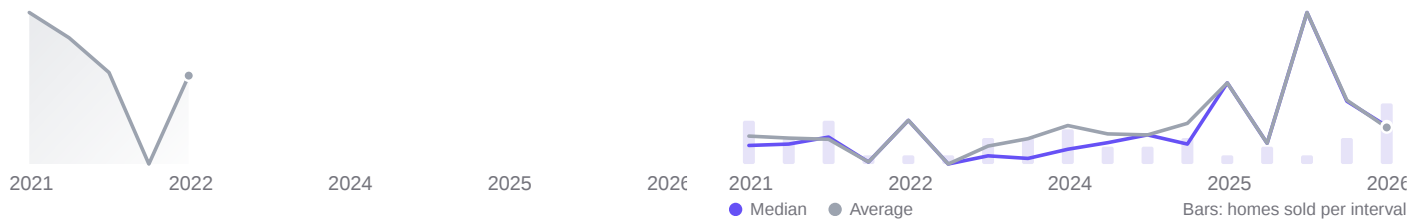
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

38 / 100

Sale prices

Median \$1.7M · Average \$1.6M



Growth (year over year)

Price +156.9% · Sales -20.0%

Price per square foot

\$1966/ft²

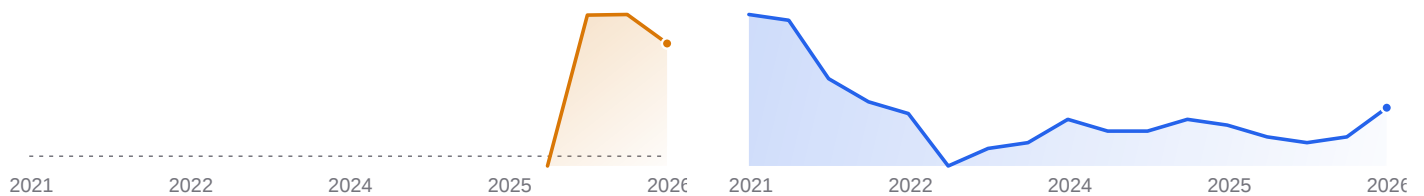


Sale premium vs estimated value

+49.6%

Annual turnover (share of homes sold)

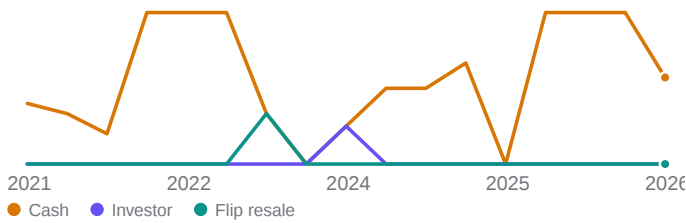
2.7%



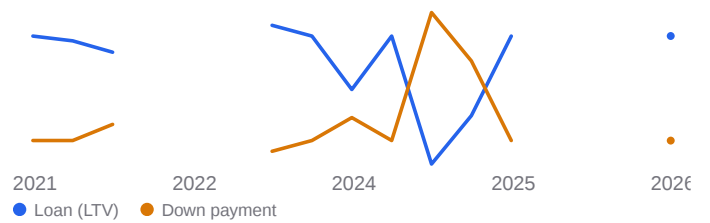
BUYERS & OUTCOMES

Buyer mix

Cash 57% · Investor 0% · Flip resale 0%

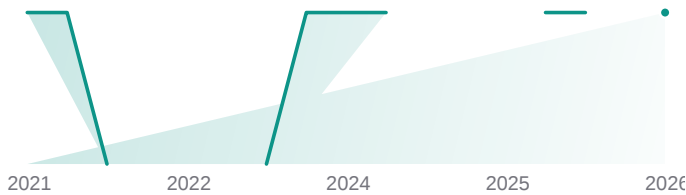


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



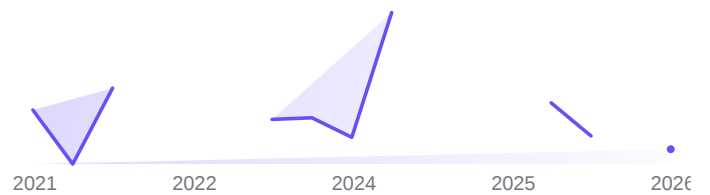
Sellers who sold at a gain

100%



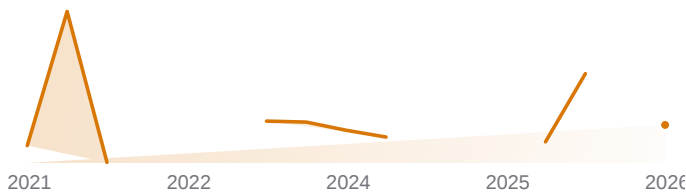
Typical hold before selling

4.3 yrs



Median annualized return at resale

+11.5%



HOUSING STOCK

Homes	488
Median value (AVM)	\$1.3M
Median size	1,693 ft²
Median year built	1962
Single family	98%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	73%
Underwater (LTV 125% or more)	3.3%
Owner occupied	7.0%
Company owned	24%
Median loan-to-value	24%
Typical ownership tenure	22.7 yrs

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.