

Atlantic City 08401

ZIP code · NJ · New Jersey > Atlantic County > Atlantic City

BALANCED MARKET

\$227K

MEDIAN SALE PRICE

+3.7%

1-YR CHANGE

562

SALES (12 MO)

\$205K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100

Buyer's market

Balanced

Seller's market

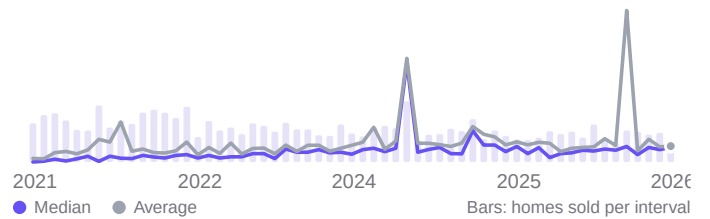
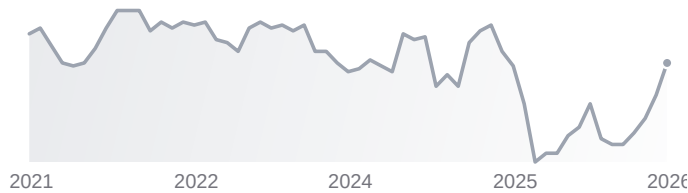
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

58 / 100

Sale prices

Median \$234K · Average \$242K

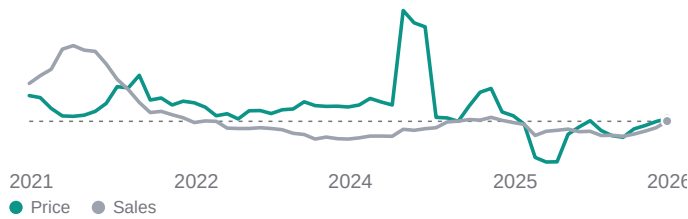


Growth (year over year)

Price +3.7% · Sales +0.4%

Price per square foot

\$177/ft²



Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

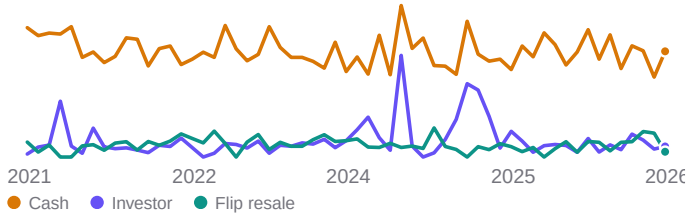
5.2%



BUYERS & OUTCOMES

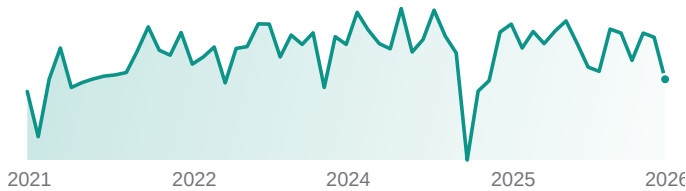
Buyer mix

Cash 54% · Investor 5.4% · Flip resale 2.7%



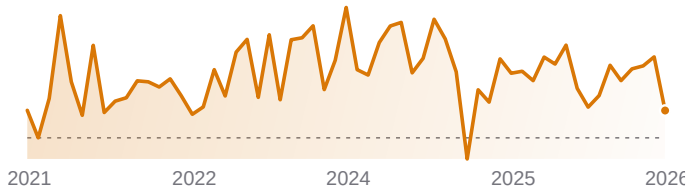
Sellers who sold at a gain

70%

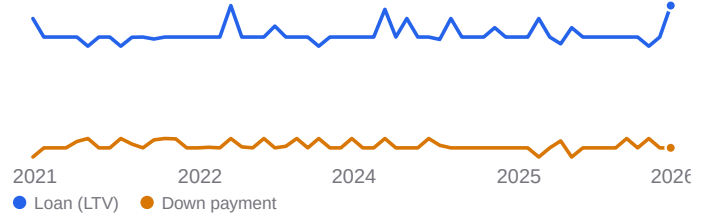


Median annualized return at resale

+3.4%

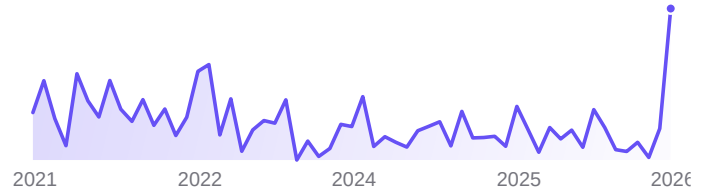


Financing (share of purchase price) Loan (LTV) 97% · Down payment 20%



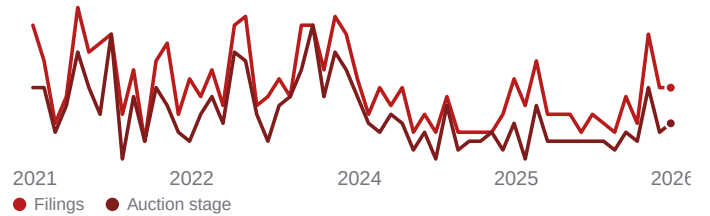
Typical hold before selling

13.7 yrs



Preforeclosure filings

Filings 8 · Auction stage 4



HOUSING STOCK

Homes	10,863
Median value (AVM)	\$205K
Median size	1,129 ft²
Median bedrooms	1
Median year built	1951
Single family	53%
Condos	45%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	73%
Underwater (LTV 125% or more)	3.0%
Owner occupied	29%
Company owned	30%
Median loan-to-value	0%

Typical ownership tenure

8.3 yrs

COMMUNITY

Population	39,394
Density	2,651 / mi²
Median household income	\$38K
Average household income	\$60K
Crime index (US avg 100)	151
Air pollution index (US avg 100)	117
Earthquake index (US avg 100)	43
Homes occupied	79%
Bachelor's or higher	14%
Poverty rate	26.6%
Unemployment	1.3%
Average temp	54°F
Annual precip	39 in
Sunshine	56%

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