

	AVERAGE RESIDENTIAL SALES PRICE Bergen County, NJ																			
	2015		2016		2017		2018		2019		2020		2021		2022		2023		2024	
	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price	# of Sales	\$ Avg Sale Price
Allendale	63	823,101.06	76	671,764.97	83	717,885.47	61	644,036.46	64	673,468.75	66	767,248.48	29	868,758.62	22	894,835.82	27	929,074.07	17	870,347.00
Alpine	11	2,456,545.45	19	3,267,105.26	11	2,886,818.18	10	2,917,850.00	9	1,997,111.11	12	2,469,375.00	27	2,369,792.15	19	4,058,500.00	20	4,142,079.25	12	3,911,469.08
Bergenfield	145	336,370.97	206	345,099.89	182	353,811.47	196	424,637.10	221	392,000.65	180	417,595.44	257	449,162.58	231	506,890.49	202	536,302.26	137	627,710.78
Bogota	40	278,742.53	34	321,210.00	50	314,460.00	56	343,721.29	56	349,425.68	68	375,388.24	66	419,929.41	73	458,096.63	46	473,428.26	24	598,041.67
Carlstadt	36	366,531.61	41	397,384.39	16	366,625.00	17	396,117.65	13	351,182.69	10	433,240.00	11	525,636.36	14	559,035.71	6	554,916.67	14	592,142.79
Cliffside Pk.	219	400,382.37	189	414,599.94	185	403,449.39	190	462,078.73	230	477,332.69	164	479,492.70	216	503,109.26	282	563,072.07	227	579,914.66	187	676,869.52
Closter	88	692,096.58	91	731,358.73	93	777,757.27	27	788,291.11	18	753,810.44	31	752,209.68	40	844,300.00	47	868,382.96	34	1,056,126.09	38	1,157,771.05
Cresskill	107	852,788.79	86	728,603.42	116	812,580.06	40	898,008.75	47	808,595.72	27	869,031.44	51	913,859.80	59	989,716.63	34	1,140,544.03	41	1,225,573.17
Demarest	55	887,523.98	59	1,029,728.81	56	856,567.84	76	959,092.42	56	1,013,501.79	34	1,064,514.71	97	985,447.30	69	1,191,238.12	60	1,350,129.98	70	1,280,100.54
Dumont	138	342,686.59	133	356,515.41	152	378,464.53	187	383,939.91	159	403,472.01	154	416,009.56	192	448,693.59	207	503,048.79	143	517,154.43	132	571,413.55
E. Rutherford	107	328,086.92	98	321,613.27	101	353,495.90	104	356,961.54	91	360,924.70	55	354,441.82	66	397,737.08	56	448,507.14	68	436,918.32	71	537,378.58
Edgewater	25	301,127.20	53	334,984.91	75	366,784.35	18	356,555.56	21	386,928.57	14	388,250.00	40	465,662.50	21	464,809.52	18	545,605.56	13	626,346.15
Elmwood Pk.	173	579,775.80	186	608,719.89	203	594,356.68	191	560,213.61	175	638,329.35	166	600,201.29	230	628,535.19	117	721,036.54	73	643,146.58	78	857,330.46
Emerson	48	469,311.46	75	482,583.40	52	483,913.81	54	483,509.54	58	503,332.72	64	500,459.38	68	556,850.74	77	572,524.91	51	646,219.37	49	711,395.90
Englewood	165	489,086.36	176	493,383.89	213	482,846.33	214	545,569.95	210	572,060.74	176	528,094.07	232	681,063.97	303	674,314.84	184	739,579.64	145	658,845.78
Englewood Cliffs	63	1,343,380.95	57	1,269,281.81	62	1,425,004.84	60	1,374,022.93	52	1,418,424.77	29	1,337,534.48	70	1,465,634.27	100	1,609,923.58	51	1,490,564.78	44	1,642,272.73
Fair Lawn	190	371,740.52	277	394,669.43	281	406,075.90	250	424,977.60	283	441,874.27	253	449,637.35	369	493,058.54	342	531,724.70	303	576,445.29	218	617,710.91
Fairview	38	377,726.32	61	355,277.05	71	384,128.87	74	392,401.35	78	413,306.41	22	411,477.27	30	521,366.67	37	533,818.92	21	572,376.19	21	603,119.05
Fort Lee	223	552,840.35	310	513,426.62	320	544,963.09	335	555,114.19	321	533,913.18	291	538,054.74	334	598,437.09	418	595,671.96	313	640,325.20	287	703,523.54
Franklin Lakes	82	1,120,669.50	94	1,141,465.31	107	1,072,829.66	112	1,104,180.29	115	1,126,203.48	101	1,244,864.95	171	1,266,247.04	160	1,383,914.04	131	1,522,421.39	86	1,611,332.74
Garfield	113	304,775.09	121	331,237.04	141	314,746.89	154	343,540.58	148	351,321.61	153	383,247.63	210	408,681.80	220	479,687.14	153	505,626.14	114	549,200.44
Glen Rock	122	596,504.10	131	611,676.40	109	595,771.07	104	641,263.93	142	636,697.25	113	659,864.25	138	686,029.56	131	738,173.93	85	772,501.41	77	839,571.00
Hackensack	251	238,266.47	104	267,254.09	131	256,308.67	118	258,094.92	114	262,830.22	94	271,762.23	386	310,105.98	129	359,820.62	103	385,792.88	281	388,831.11
Harrington Pk.	75	578,339.55	56	591,730.36	72	572,911.29	62	621,541.53	34	617,662.53	41	675,482.37	89	695,527.43	83	747,963.71	43	745,872.09	33	786,737.00
Hasbrouck Hts.	64	405,671.52	88	408,888.64	43	426,640.70	38	479,776.34	32	477,434.38	20	481,120.00	46	536,293.48	49	586,161.20	22	629,909.09	29	653,068.97
Haworth	28	728,090.64	35	701,978.57	48	751,305.21	35	725,542.86	38	743,868.42	26	702,390.38	65	800,484.62	58	813,023.33	43	952,030.21	31	1,165,387.10
Hillsdale	97	510,222.81	103	515,176.71	109	521,403.83	96	522,591.08	91	509,485.34	82	502,376.15	160	565,670.62	120	609,115.08	104	645,329.57	80	741,069.38
Ho-Ho-Kus	42	900,397.10	59	860,923.73	58	816,387.93	37	829,452.68	35	909,642.83	41	892,307.32	72	1,058,512.63	62	1,188,033.40	68	1,181,514.68	36	1,235,753.47
Leonia	44	502,285.23	61	494,018.03	75	482,917.33	78	500,465.38	88	514,763.92	70	541,650.71	82	565,730.62	94	613,693.11	74	707,250.68	57	685,456.12
Little Ferry	32	258,690.63	24	273,882.50	25	287,525.04	18	329,972.22	22	328,747.59	11	392,099.00	29	388,451.00	34	450,534.65	18	531,733.44	19	483,736.84
Lodi	107	312,279.17	111	308,302.71	126	347,361.39	130	356,018.97	151	384,798.84	129	396,525.58	154	454,793.90	181	488,269.41	120	501,553.87	98	557,402.47
Lyndhurst	145	320,651.23	113	353,200.88	166	365,169.25	132	381,163.17	131	386,802.09	142	408,269.72	158	434,760.01	177	512,135.54	45	582,013.07	32	566,953.13
Mahwah	294	515,023.30	355	486,314.88	323	498,836.47	353	529,757.26	365	534,499.99	341	524,545.48	458	566,414.30	461	693,011.27	335	653,347.58	255	713,449.93
Maywood	78	364,745.82	73	365,115.07	99	397,771.73	80	407,138.39	85	422,192.94	73	420,146.85	45	500,029.78	29	534,742.52	24	544,161.96	27	596,496.30
Midland Pk.	50	502,072.00	86	455,683.73	73	461,096.32	77	486,209.49	73	480,069.86	52	467,752.60	105	524,522.34	64	557,131.31	68	622,437.50	47	700,942.94

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Montvale	65	572,219.23	91	637,314.29	90	613,712.07	88	604,979.77	93	650,271.96	75	644,095.33	146	692,846.55	127	707,842.12	88	704,031.08	84	836,461.35	
Moonachie	13	289,269.23	5	364,380.00	4	289,250.00	4	351,750.00	6	454,583.33	3	441,666.67	4	437,000.00	4	475,750.00	4	666,000.00	6	510,583.33	
New Milford	80	357,390.16	90	392,880.46	118	402,415.25	114	428,576.75	117	425,748.72	92	433,716.30	118	467,697.67	121	539,879.48	98	573,543.49	70	640,672.13	
N. Arlington	88	335,041.48	106	333,097.17	39	356,852.49	28	366,428.57	31	376,983.87	19	409,210.53	53	455,449.68	47	523,319.15	33	516,082.15	34	607,411.74	
Northvale	31	449,083.87	42	467,897.62	54	477,044.44	47	459,476.60	44	481,644.98	37	483,787.84	65	532,214.23	46	582,742.39	28	558,450.00	34	649,382.35	
Norwood	40	604,208.10	47	668,946.81	59	629,049.97	51	645,470.59	55	618,692.29	56	626,394.52	75	650,911.33	63	750,403.60	40	820,625.00	35	854,400.00	
Oakland	126	480,330.73	125	469,830.83	129	484,766.39	153	508,172.93	144	491,232.86	140	483,450.24	216	534,355.64	63	612,434.79	57	660,807.00	44	678,138.66	
Old Tappan	64	855,364.78	66	861,665.15	75	769,127.35	71	791,094.85	59	873,687.08	63	854,534.73	108	789,765.05	103	1,021,716.08	81	1,108,562.67	46	1,299,408.20	
Oradell	59	618,093.22	88	584,057.94	23	649,734.78	34	617,697.06	23	583,736.96	32	552,360.06	36	672,138.89	25	728,115.52	29	762,229.17	21	1,019,035.19	
Palisades Pk.	131	507,145.03	153	551,925.33	207	541,437.73	195	578,816.67	175	592,297.66	38	718,089.47	87	658,086.21	61	675,865.59	34	840,693.53	50	856,632.98	
Paramus	173	630,728.61	197	625,936.81	233	632,219.88	201	648,381.25	202	648,262.81	58	740,036.21	96	892,720.78	72	887,256.94	76	944,575.36	77	1,092,988.16	
Park Ridge	95	516,418.61	99	529,277.27	109	544,861.28	98	558,738.78	77	513,711.23	89	557,903.06	148	591,808.64	125	652,188.11	107	705,832.70	85	725,796.20	
Ramsey	166	500,955.42	68	500,601.46	189	533,717.22	214	536,277.58	212	530,743.28	155	545,379.34	269	582,664.95	218	641,549.25	207	689,441.07	150	711,660.38	
Ridgefield	52	423,217.31	69	470,407.96	85	495,768.53	98	523,306.14	77	497,445.86	66	495,748.48	79	571,803.29	37	633,132.43	18	633,166.67	20	687,500.00	
Ridgefield Pk.	71	283,192.96	65	320,290.75	74	325,913.24	89	345,622.46	58	363,252.59	27	396,981.48	56	412,549.11	36	476,956.25	30	505,493.33	38	544,302.63	
Ridgewood	298	881,420.39	301	831,249.77	315	847,040.82	305	842,562.38	286	877,502.37	309	852,247.19	372	904,418.28	319	1,018,590.75	189	1,085,590.44	188	1,257,380.26	
River Edge	104	473,855.62	105	451,456.10	112	488,082.21	107	505,002.11	94	530,530.61	101	518,670.28	130	558,937.30	116	622,776.32	100	678,674.88	65	725,220.03	
River Vale	92	566,696.48	97	572,282.63	102	585,890.04	106	577,849.59	99	602,216.57	95	608,255.78	145	654,827.08	166	711,202.61	122	749,007.73	86	830,260.42	
Rochelle Pk.	47	320,850.00	54	327,801.85	61	342,195.89	63	374,134.92	50	364,616.00	49	405,247.35	80	407,289.23	57	473,837.02	66	494,195.74	54	554,518.52	
Rockleigh	5	1,587,600.00	1	575,000.00	3	1,943,333.33	2	2,042,500.00	2	1,810,000.00	1	880,000.00	6	1,857,333.33	0	0.00	1	1,600,000.00	2	1,462,500.00	
Rutherford	114	416,983.32	185	428,085.21	187	445,295.19	151	455,828.64	149	471,689.71	160	451,802.71	218	497,588.79	227	533,305.38	153	549,779.20	94	567,239.85	
Saddle Brook	114	322,107.68	122	353,182.79	32	407,336.44	39	381,526.03	41	406,876.83	35	423,091.43	40	473,275.00	42	528,619.05	42	495,666.67	51	596,624.33	
Saddle Rvr.	28	2,040,561.43	34	1,646,647.06	25	1,687,560.00	17	1,315,264.41	28	1,806,041.43	36	1,986,882.22	70	1,508,856.40	57	1,974,768.82	38	2,253,907.89	30	2,107,316.67	
S. Hackensack	10	345,005.00	0	0.00	2	510,000.00	3	453,333.33	4	447,190.00	3	375,000.00	7	586,735.71	4	543,500.00	4	569,437.50	5	616,800.00	
Teaneck	269	395,673.85	304	439,533.82	317	414,169.43	353	434,265.00	357	450,095.28	321	441,417.10	397	522,642.40	415	568,853.69	300	605,486.47	87	657,849.43	
Tenafly	148	877,651.69	182	886,013.93	178	935,726.77	178	925,211.42	131	914,817.21	158	930,658.99	229	1,052,549.73	253	1,170,788.49	157	1,271,939.59	138	1,259,218.79	
Teterboro	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	
Upper Saddle Rvr.	74	920,020.34	94	968,472.15	97	966,083.09	88	917,596.38	111	912,110.76	80	973,952.66	179	984,982.63	149	1,174,758.16	94	1,199,948.61	72	1,262,679.72	
Waldwick	91	420,033.52	115	432,199.48	105	430,900.48	91	429,847.47	131	454,007.92	118	463,215.25	126	503,575.44	153	530,071.86	98	585,952.48	38	627,730.26	
Wallington	44	330,800.00	38	291,194.74	66	365,265.15	56	395,825.88	54	379,933.33	39	402,051.28	63	449,001.67	70	535,090.86	48	551,302.08	44	575,659.09	
Washington Twp.	84	477,283.65	102	493,776.23	96	519,306.99	110	518,853.58	91	540,352.21	103	529,730.20	141	564,153.00	136	656,523.91	82	695,265.34	76	728,708.36	
Westwood	82	428,378.66	99	433,338.89	36	445,632.33	25	467,650.00	36	466,085.97	24	451,511.46	37	506,413.51	23	512,956.52	22	568,636.36	20	572,300.80	
Woodcliff Lake	56	740,735.71	24	625,290.63	17	720,783.82	18	796,554.28	17	718,176.47	8	694,312.50	32	899,962.50	30	1,167,373.33	25	1,009,826.28	18	1,152,499.94	
Wood-Ridge	57	347,874.56	69	350,907.61	39	388,623.51	64	417,525.11	64	406,764.06	60	417,015.00	105	446,337.52	110	525,592.98	80	544,898.63	68	639,273.53	
Wyckoff	130	749,771.72	162	760,050.90	173	812,282.76	175	755,725.96	190	770,168.88	123	776,961.02	250	818,684.46	233	885,194.94	130	935,468.45	84	941,272.02	

Source: NJ Division of Taxation; <https://www.nj.gov/treasury/taxation/lpt/statdata.shtml>. Compiled by Bergen County Dept. of Planning & Engineering 2025