



Egg Harbor City, New Jersey.

Current market data.

10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

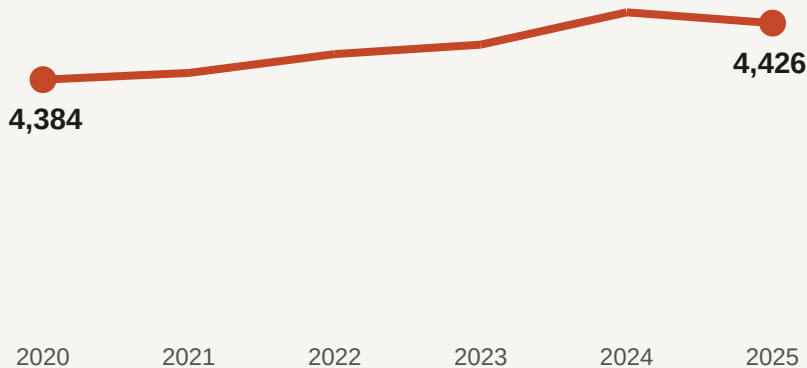


POPULATION

**Growing. Up 1.0% since
2020.**

4,426

people, the 207th-largest of New Jersey's cities and towns.



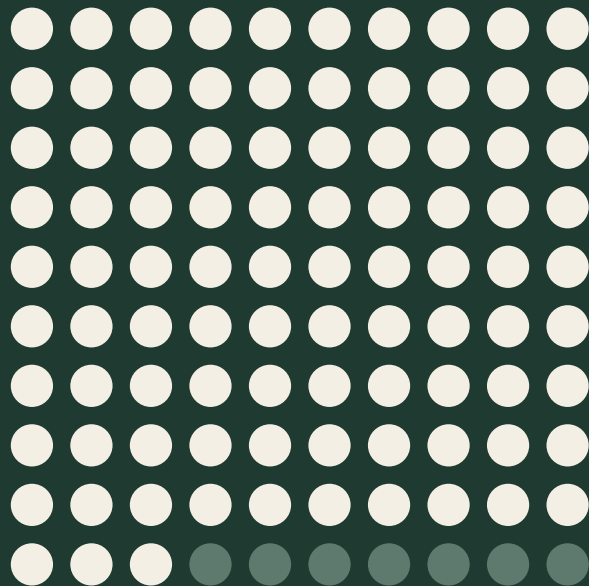
THE WORKDAY

9 in 10 jobs here go to
people who live somewhere
else.

93.4%

of 1,844 jobs located in Egg Harbor City are filled by
in-commuters.

Source: Census LEHD LODES, 2023



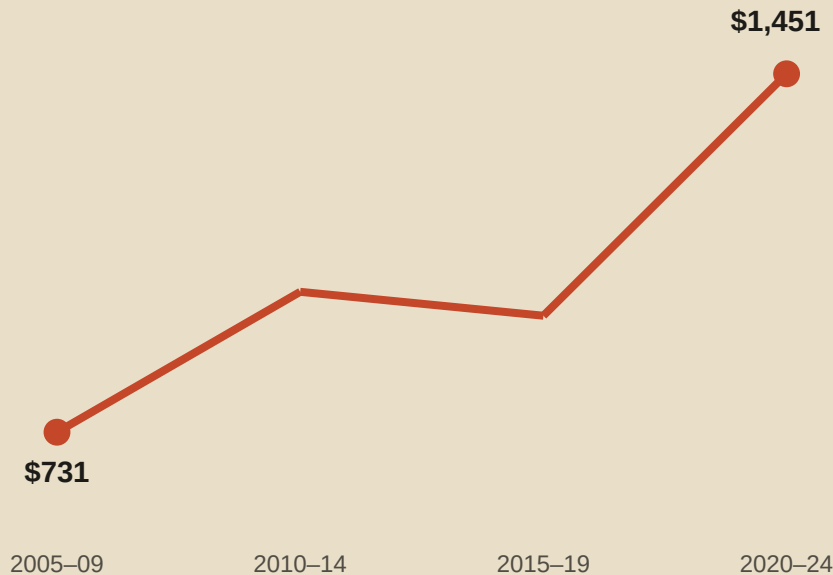
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 98%
since the 2005–2009
survey, before inflation.

\$1,451

a month. New Jersey's median is \$1,720.





THE SEAM

Cross one tract line and median rent doubles.

A \$1,954 gap between neighbors, the sharpest rent edge between adjacent tracts in Atlantic County.

TRACT 127.02

\$632

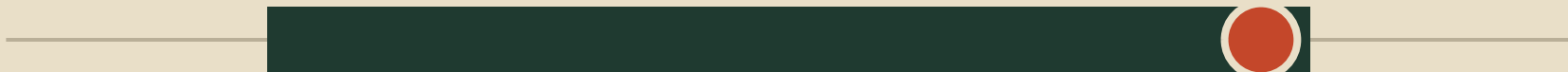
TRACT 118.04

\$2,586

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$982–\$1,474



\$1,451 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

50

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

91%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–0.9% to the 1,985 homes here.

6–18

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 57% less than New Jersey's.

\$197,100

median home value in Egg Harbor City.

Egg Harbor City



\$197,100

New Jersey



\$454,400

U.S.



\$332,700

THAT WAS EGG HARBOR CITY'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at almanacdata.ai/e/nj/egg-harbor-city/

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