



Manasquan, New Jersey.

Current market data.

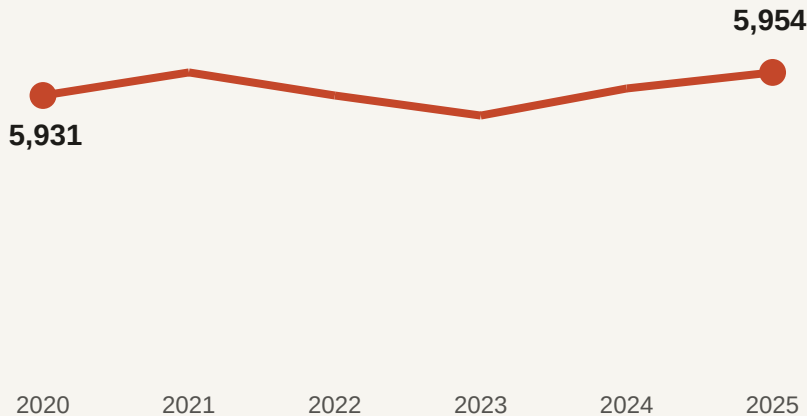
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

5,954

people, the 180th-largest of New Jersey's cities and towns.



THE WORKDAY

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

85.2%

of 1,935 jobs located in Manasquan are filled by in-commuters.



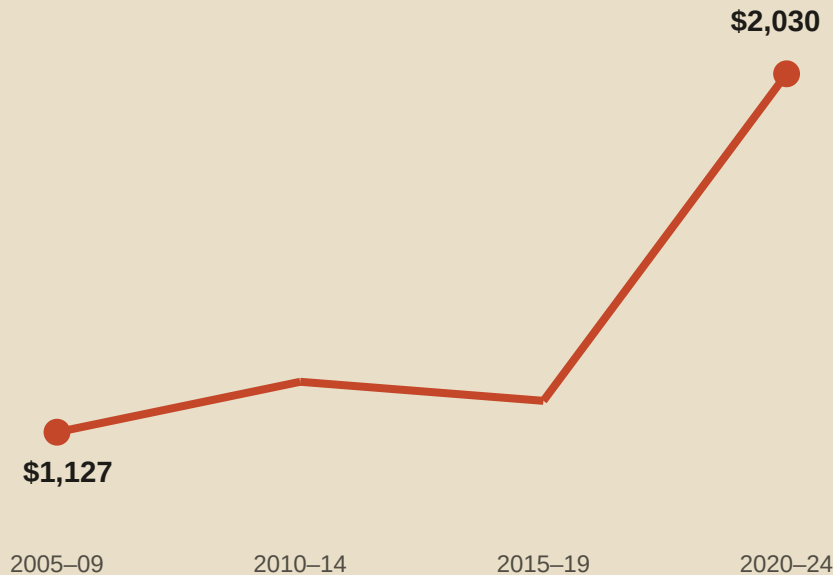
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 80%
since the 2005–2009
survey, before inflation.

\$2,030

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





THE SEAM

Cross one tract line and median rent doubles.

A \$3,168 gap between neighbors, the sharpest rent edge between adjacent tracts in Monmouth County.

TRACT 8053

\$333

TRACT 8042

\$3,501

ROOM TO BUILD

The median rent is above what local wages can carry.

\$864–\$1,297



\$2,030 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

287

homes permitted in ten years,
2016–2025

13%

of those were in multifamily
buildings

81%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.6% to the 3,354 homes here.

4–19

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



HOME VALUE

A median home costs
117% more than New
Jersey's.

\$988,100

median home value in Manasquan.

Manasquan



\$988,100

New Jersey



\$454,400

U.S.



\$332,700

THAT WAS MANASQUAN'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/manasquan/

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