



Ocean Gate, New Jersey.

Current market data.

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

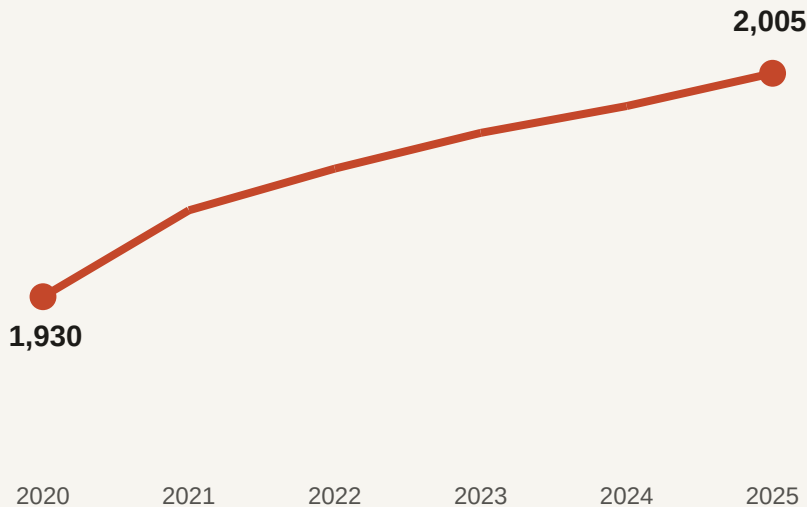


POPULATION

Growing. Up 3.9% since 2020.

2,005

people, the 262nd-largest of New Jersey's cities and towns.

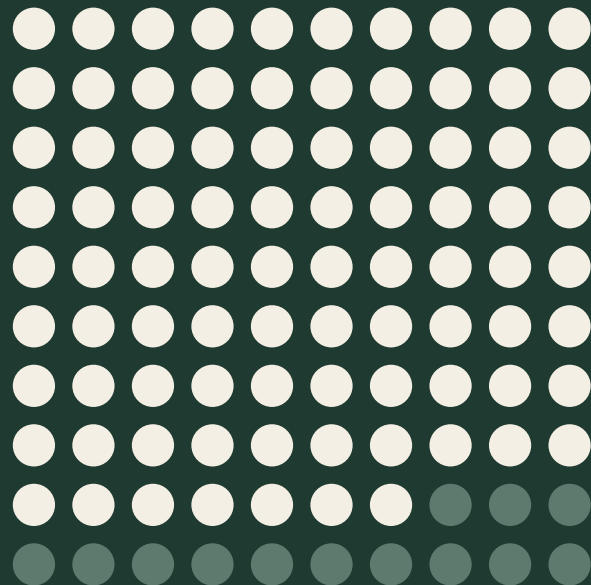


THE WORKDAY

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

87.1%

of 256 jobs located in Ocean Gate are filled by in-commuters.



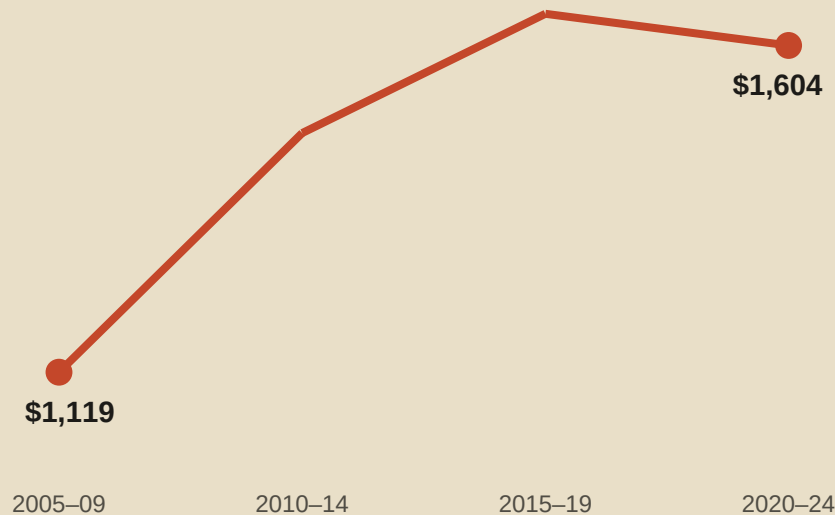
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 43%
since the 2005–2009
survey, before inflation.

\$1,604

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,877 gap between neighbors, the sharpest rent edge between adjacent tracts in Ocean County.

TRACT 7220.03

\$1,293

TRACT 7221

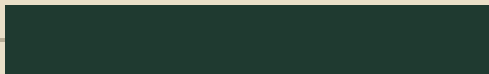
\$3,170



ROOM TO BUILD

The median rent is above what local wages can carry.

\$750–\$1,125



\$1,604 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

69

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

92%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.3% to the 1,185 homes here.

1–3

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



HOME VALUE

A median home costs 21% less than New Jersey's.

\$358,000

median home value in Ocean Gate.

Ocean Gate



\$358,000

New Jersey



\$454,400

U.S.



\$332,700

THAT WAS OCEAN GATE'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/ocean-gate/

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