



Shrewsbury, New Jersey.

Current market data.

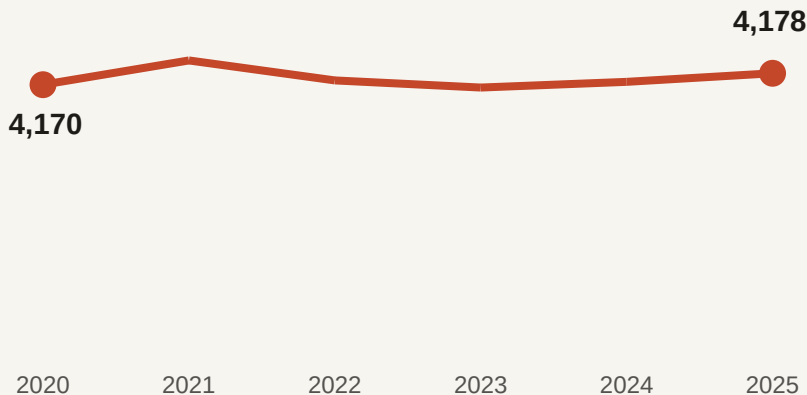
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

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

4,178

people, the 216th-largest of New Jersey's cities and towns.



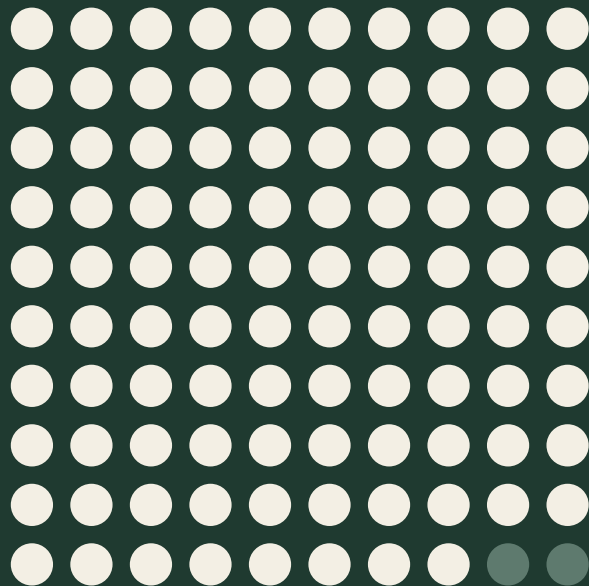
THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

98.3%

of 6,498 jobs located in Shrewsbury are filled by
in-commuters.

Source: Census LEHD LODES, 2023



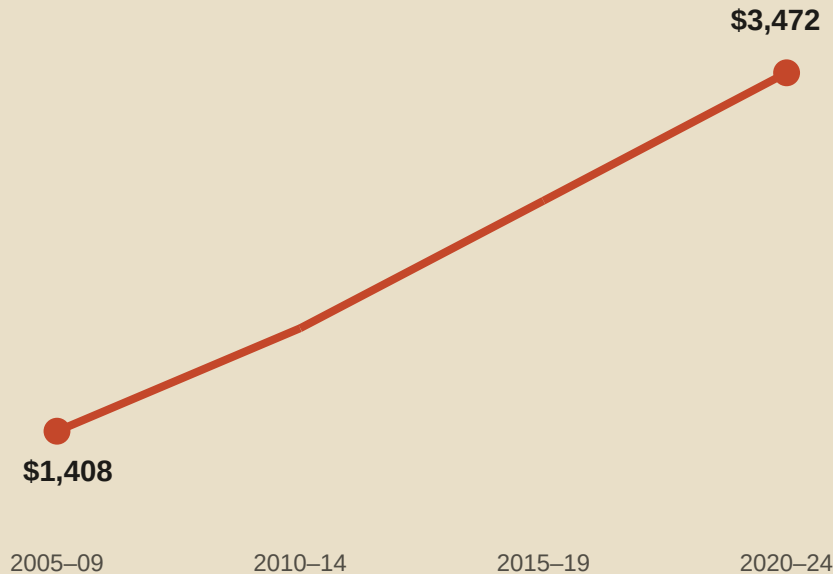
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 147%
since the 2005–2009
survey, before inflation.

\$3,472

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.

\$1,059–\$1,588



\$3,472 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

31

homes permitted in ten years,
2016–2025

32%

of those were in multifamily
buildings

76%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–4.2% to the 1,546 homes here.

2–65

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



HOME VALUE

A median home costs 79%
more than New Jersey's.

\$811,400

median home value in Shrewsbury.

Shrewsbury



\$811,400

New Jersey



\$454,400

U.S.



\$332,700

THAT WAS SHREWSBURY'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/shrewsbury/

The Almanac · your hyper-diligent research partner