ZIP 08741, Pine Beach, New Jersey.

Current market data.

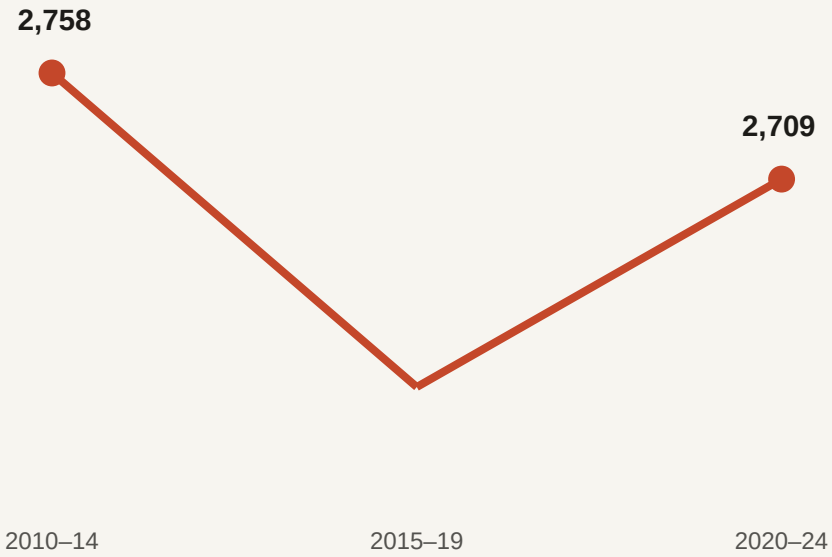
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

2,709 people call ZIP 08741 home.

2,709

people.



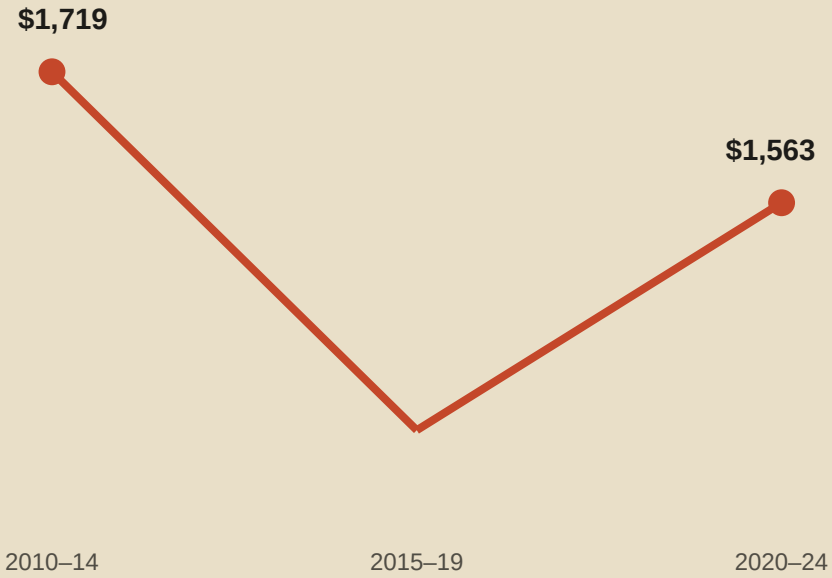
Source: Census ACS 5-year, 2020-2024

RENT

Median rent is down 9% since the 2010–2014 survey, before inflation.

$1,563

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



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

The median rent sits inside what local wages can carry.

is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

Most of the housing here is older than 2000.

87%

of all homes were built before 2000

Source: Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0–0.3% to the 1,167 homes here.

0–3

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

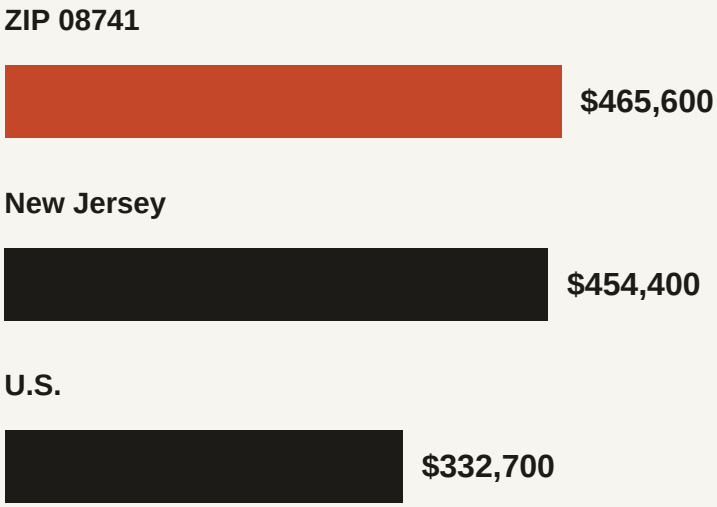
Source: Computed by the Almanac, 2023

HOME VALUE

A median home costs 2% more than New Jersey's.

$465,600

median home value in ZIP 08741.



Source: Census ACS 5-year, 2020-2024

THAT WAS ZIP 08741'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/zip/08741/**