

TABLE OF AGGREGATES  
OF TAXABLE AND EXEMPT PROPERTY IN THE TAXING DISTRICT OF EDGEWATER

FOR 2025

(1) VALUE OF LAND	1706,145,300	
(2) VALUE OF IMPROVEMENTS	2681,892,800	
(3) TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR		4388,038,100
(4) TAX VALUE MACH,IMPLMNT & EQUIPT OF TELEPHONE, PETROLEUM REFINERIES MISCELLANEOUS		2,256,908
(5) EXEMPTIONS		
POLLUTION CONTROL (RS 54:4-3.56)		
FIRE SUPPRESSION (RS 54:4-3.13)	2,444,045	
FALLOUT SHELTER (RS 54:4-3.48)		
WATER/SEWAGE FAC. (RS 54:4-3.59)		
UEZ ABATEMENT (RS 54:4-3.139)		
HOME IMPROVEMENT (RS 54:4-3.72)		
MULTI FAMILY (RS 54:4-3.121)		
CL 4 ABATEMENT (RS 54:4-3.95)		
RENEWABLE ENERGY (RS 54:4-3.113)		
DWELL ABATEMENT (RS 40A:21-5)		
DWELL EXEMPTION (RS 40A:21-5)		
NEW DWL/CONV ABATE (RS 40A:21-5)		
NEW DWL/CONV EXEM (RS 40A:21-5)		
MUL DWELL EXEM (RS 40A:21-6)		
MUL DWELL ABATE (RS 40A:21-6)		
COM/IND EXEMPTION (RS 40A:21-7)		
TOTAL	2,444,045	
(5A) DEDUCTIONS ALLOWED (C.73,L.1976)		
NBR VETERANS	19	
NBR VETERANS WIDOWS	4	
TOTAL	23	
NBR SENIOR CITIZENS	6	
NBR DISABLED PERSONS	1	
NBR SURVIVING SPOUSE		
TOTAL	30	
(6) NET VALUATION TAXABLE	4387,850,963	
(7) TAX RATE - GENL TAX RATE PER \$100 TAXABLE VALUE		
(8) RATIO - AVERAGE RATIO OF ASSESSED TO TRUE VALUE OF REAL PROPERTY		%
(9A) UEZ EXPIRED (-)		
(9B) TRUE VALUE CL II RR PROPERTY (+)		
(10) EQUALIZATION		
(11) NET VALUE ON WHICH COUNTY TAXES ARE APPORTIONED		
(12) APPORTIONMENT OF TAXES		
TOTAL CNTY TAX APPRT ADJUSTMENTS		
CNTY EQUAL TBL APPL (+ OR -)		
APPEALS & CORR. (+ OR -)		
NET CNTY TAX APPOR		
LESS EXCESS STATE AID		

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	21,970,900
OTHER SCHOOL PROP	876,900
PUBLIC PROP	119,153,200
CHURCH & CHARITABLE PROP	2,775,100
CEMETERY & GRAVEYARD	3,116,300
OTHER EXEMPT PROP	115,765,100
TOTAL VALUE	263,657,500

(14) MISC REVENUE FOR SUPPORT OF BUDGET	
SURPLUS REVENUE APPROPRIATED	
MISC REVENUE ANTICIPATED	
RECEIPT FROM DELINQUENT TAX & LIEN	
TOTAL MISCELLANEOUS REVENUE	

(15) APPORTIONMENT OF TAXES

ITEM	AMOUNT	RATE
NET CNTY TX LESS ST AID		
COUNTY LIBRARY TAX		
COUNTY HEALTH TAX		
COUNTY OPEN SPACE		
DISTRICT SCHOOL TAX		
CONSOLIDATED SCHOOL TAX		
REGIONAL SCHOOL TAX		
MUNICIPAL OPEN SPACE		
MUNICIPAL LIBRARY TAX		
LOCAL MUNCLP PURPOSE TAX		
TOTAL TAX LEVY		

AUTHORIZED RATE

(16) REAL PROPERTY CLASSIFICATION SUMMARY

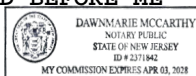
	ITEMS	TAX VALUE
1.	VACANT LAND	173
2.	RESIDENTIAL	3,904
3A.	FARM (REGULAR)	
3B.	FARM (QUALIFIED)	
4A.	COMMERCIAL	113
4B.	INDUSTRIAL	6
4C.	APARTMENT	54
	TOTAL CLASS 4A,4B,4C	720,981,700
		9,095,400
		832,444,255
	TOTAL ALL CLASSES	1562,521,355
		4385,594,055

STATE OF NEW JERSEY BERGEN COUNTY

I (WE) ARTHUR B. CARLSON, JR. CTA ASSESSOR(S) OF THE TAXING DISTRICT OF EDGEWATER DO SWEAR (OR AFFIRM) THAT THE FOREGOING TAX LIST AND TAX DUPLICATE CONTAIN THE VALUATIONS OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING DISTRICT IN WHICH I (WE) AM (ARE) TAX ASSESSOR(S), AND THAT SUCH PROPERTY HAS BEEN VALUED WITHOUT FAVOR OR PARTIALITY AT ITS TAXABLE VALUE AND I (WE) HAVE ALLOWED ONLY SUCH EXEMPTIONS AND DEDUCTIONS AS ARE PRESCRIBED BY LAW

I (WE) DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2025, I (WE) HAVE COMPLETED AND PUT INTO OPERATION A DISTRICT-WIDE ADJUSTMENTS OF REAL PROPERTY TAXABLE VALUATIONS AND SUCH TAXABLE VALUATIONS CONFORM TO THE PERCENTAGE LEVEL ESTABLISHED FOR SUCH YEAR FOR EXPRESSING THE TAXABLE VALUE OF REAL PROPERTY IN THE COUNTY.

SWORN AND SUBSCRIBED BEFORE ME  
08/12/25



ARTHUR B. CARLSON, JR. CTA

Electronically Signed

08/12/25

ASSESSOR(S)

CERTIFICATION BY COUNTY BOARD

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND COMPLETE RECORD OF THE TAXES ASSESSED FOR THE YEAR 2025 IN THE TAXING DISTRICT OF EDGEWATER, COUNTY OF BERGEN, NEW JERSEY, AND THAT \$ 4,387,850,963 IS THE NET VALUATION TAXABLE AND \$ IS THE NET VALUATION ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES ARE APPORTIONED.

ATTEST:

Harold Colburn Jr. PRESIDENT  
Christopher W. Eilet V. PRESIDENT  
[Signature] COMMISSIONER  
[Signature] COMMISSIONER  
Paul P. Hummel COMMISSIONER  
[Signature] COMMISSIONER  
[Signature] COMMISSIONER

TAX ADMINISTRATOR  
COUNTY BOARD OF TAXATION

TAXING DISTRICT 13 EDGEWATER		2025 TAX LIST DISTRICT SUMMARY				COUNTY 02 BERGEN		03/07/25
CLASSIFICATION	NO. OF PARCELS	LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE	
1 VACANT LAND	173	203,534,800	0	203,534,800		0	203,534,800	
2 RESIDENTIAL	3,904	1,045,653,400	1,573,884,500	2,619,537,900		0	2,619,537,900	
3A FARM (REGULAR)	0	0	0	0		0	0	
3B FARM (QUALIFIED)	0	0	0	0		0	0	
4A COMMERCIAL	113	229,178,800	492,045,800	721,224,600		242,900	720,981,700	
4B INDUSTRIAL	6	7,877,200	1,218,200	9,095,400		0	9,095,400	
4C APARTMENT	54	219,901,100	614,744,300	834,645,400		2,201,145	832,444,255	
CLASS 4 TOTAL	173	456,957,100	1,108,008,300	1,564,965,400		2,444,045	1,562,521,355	
RATABLE TOTAL	4,250	1,706,145,300	2,681,892,800	4,388,038,100		2,444,045	4,385,594,055	
5A CLASS 1 RAILROAD	0	0	0	0		0	0	
5B CLASS 2 RAILROAD	0	0	0	0		0	0	
RAILROAD TOTAL	0	0	0	0		0	0	
6A TELEPHONE	1				2,256,908		2,256,908	
6B PETROL REFINRIES	0				0		0	
6C MISCELLANEOUS	0				0		0	
PUBLIC UTIL. TOTAL	1				2,256,908		2,256,908	
15A PUBLIC SCHOOL	4	7,850,700	14,120,200	21,970,900		0	21,970,900	
15B OTHER SCHOOL	1	465,000	411,900	876,900		0	876,900	
15C PUBLIC PROPERTY	95	88,835,800	30,317,400	119,153,200		0	119,153,200	
15D CHARITABLE	1	520,200	2,254,900	2,775,100		0	2,775,100	
15E CEMETERY	1	3,116,300	0	3,116,300		0	3,116,300	
15F MISCELLANEOUS	214	15,938,200	99,826,900	115,765,100		0	115,765,100	
EXEMPT TOTAL	316	116,726,200	146,931,300	263,657,500		0	263,657,500	
----- D E D U C T I O N S -----			----- E X E M P T I O N S -----			----- E X E M P T I O N S -----		
CLASSIFICATION	NO. OF DEDUCTS	DEDUCTION AMOUNT	CLASSIFICATION	NO. OF PARCELS	EXEMPTION AMOUNT	CLASSIFICATION	NO. OF PARCELS	EXEMPTION AMOUNT
SENIOR CITIZEN	6	1,500	FIRE SUPPRESS	2	2,444,045	DWELL ABATE	0	0
DISABLED PERSON	1	250	POLLUTION CNTRL	0	0	DWELL EXEMP	0	0
SURVIVING SPOUSE	0	0	FALLOUT SHELTER	0	0	NEW DWEL/CONV ABAT	0	0
VETERAN	19	4,750	WATER/SEWAGE FAC	0	0	NEW DWEL/CONV EXMT	0	0
WIDOW OF VETERAN	4	1,000	HOME IMPROVEMENT	0	0	MUL DWELL EXEMP	0	0
			CLASS 4 ABATEMENT	0	0	MUL DWELL ABATE	0	0
			MULTI-FAMILY DWELL	0	0	COM/IND EXEMP	0	0
			UEZ ABATEMENT	0	0	RENEWABLE ENERGY	0	0

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