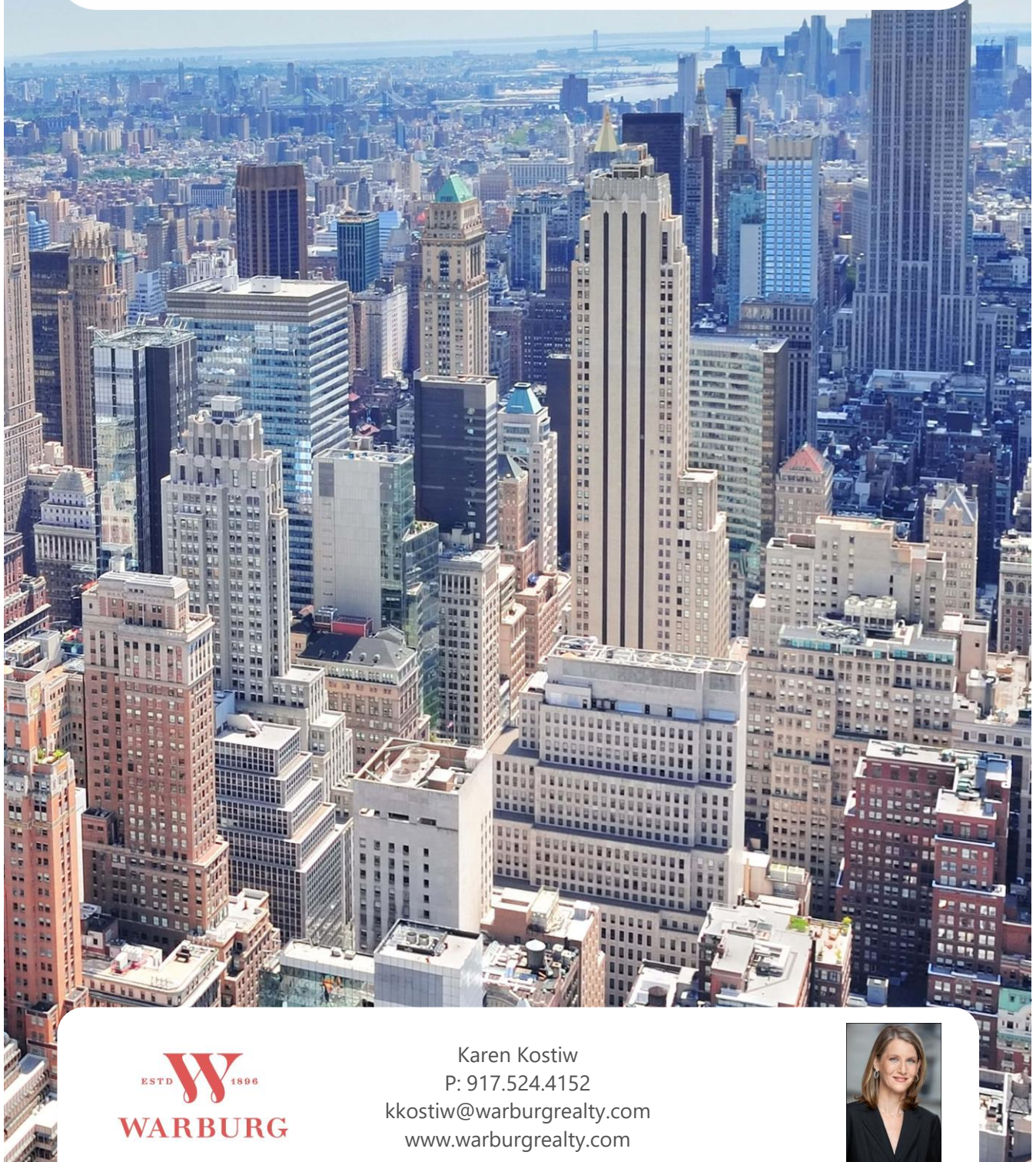


HUDSON SQUARE

A quarterly analysis of residential sales
in Hudson Square, Manhattan

4th Quarter 2017



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Residential Market Report, 4th Quarter 2017

Hudson Square, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$2.05M

-5% YoY

NO. OF TRANSACTIONS

6

-54% YoY

MEDIAN PRICE/SQ.FT.

\$1,852

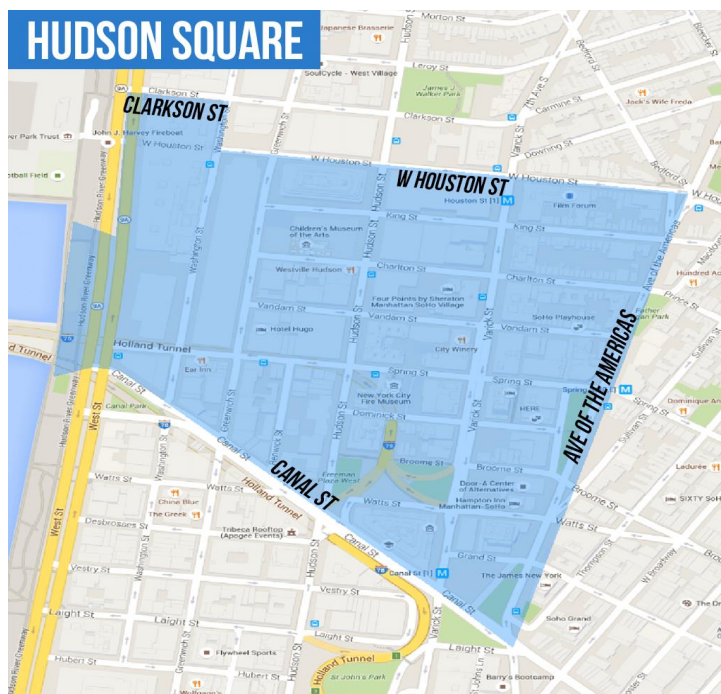
15% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.1M

11% YoY

NEIGHBORHOOD BOUNDARIES

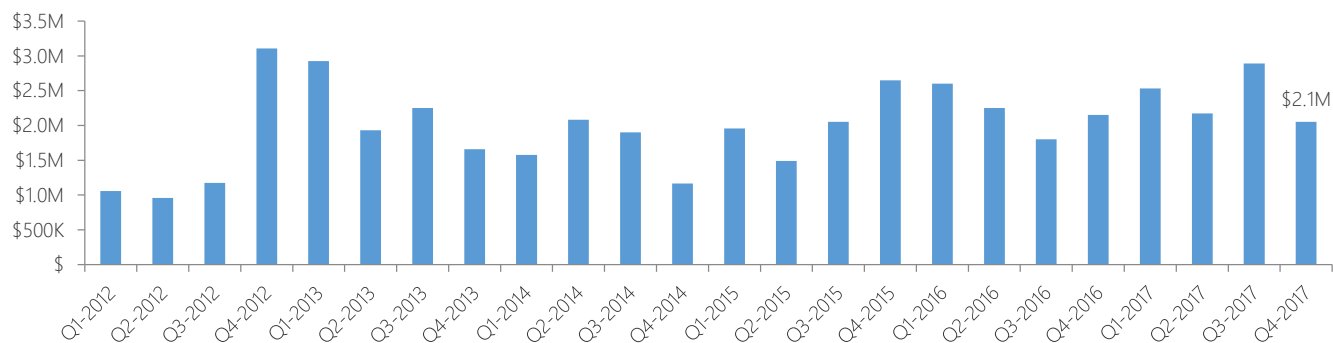


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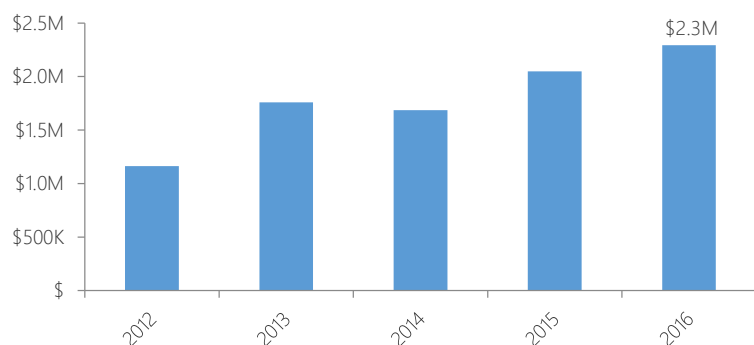


RESIDENTIAL STATS

Median Sale Price by Quarter

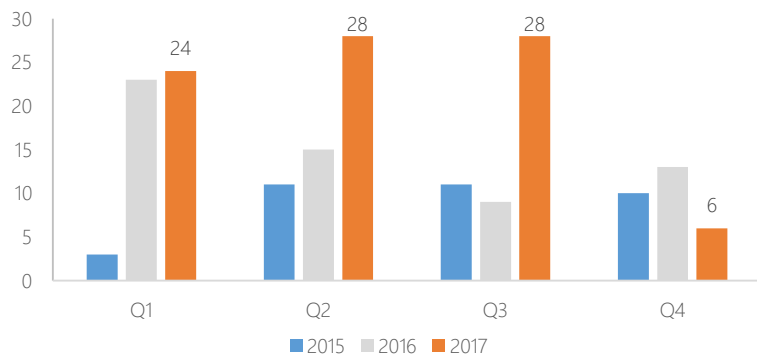


Median Sale Price by Year



Number of Transactions

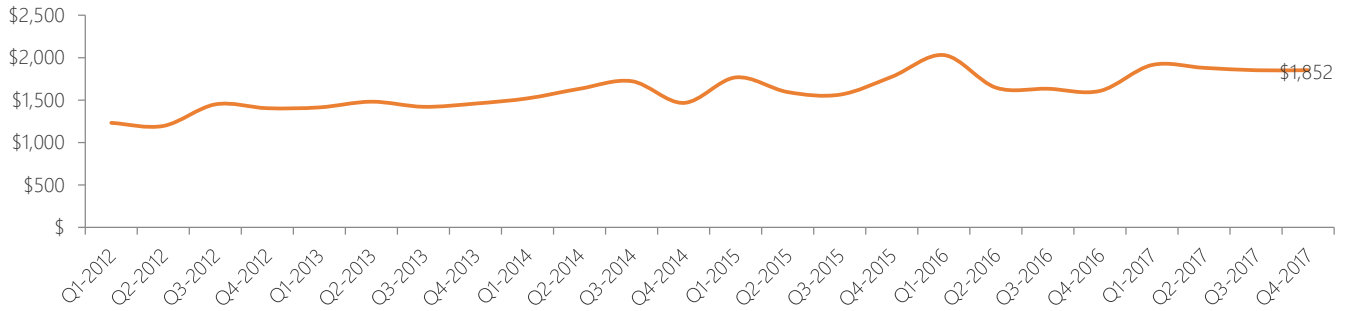
Quarter	2012	2013	2014	2015	2016	2017
Q1	14	21	15	3	23	24
Q2	9	19	14	11	15	28
Q3	6	15	19	11	9	28
Q4	18	14	6	10	13	6



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Median Sale Price per Square Foot

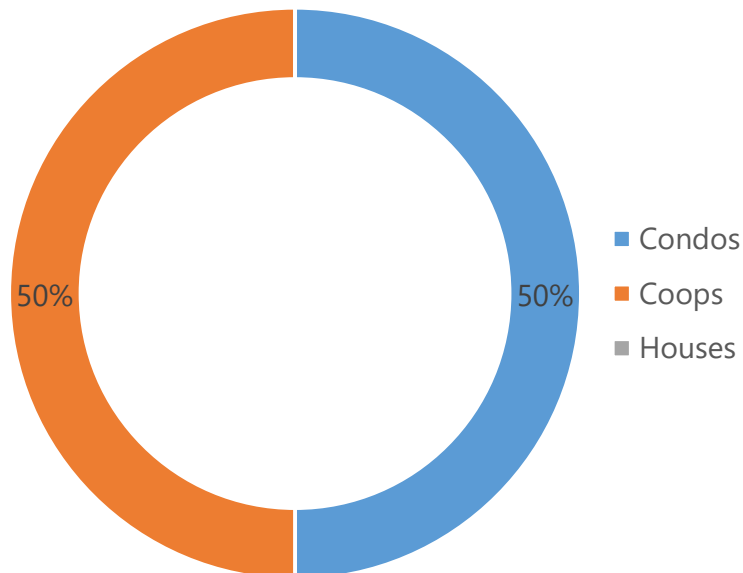


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$2,600,000	21%	\$1,948	20%	3
Coops	\$1,317,500	0%	\$1,757	12%	3
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
255 Hudson St #9A	1-00594-1750	15-Nov-17	\$2,995,000	Condo	1,533
2-18 Charlton St #12CD	1-00506-0027	3-Nov-17	\$2,600,000	Coop	
505 Greenwich St #14E	1-00594-1368	9-Nov-17	\$2,600,000	Condo	1,335
255 Hudson St #7D	1-00594-1739	17-Nov-17	\$1,500,000	Condo	945
47-49 King St #5	1-00520-0056	21-Dec-17	\$1,317,500	Coop	750
185 W Houston St #2B	1-00520-0029	23-Oct-17	\$585,000	Coop	



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