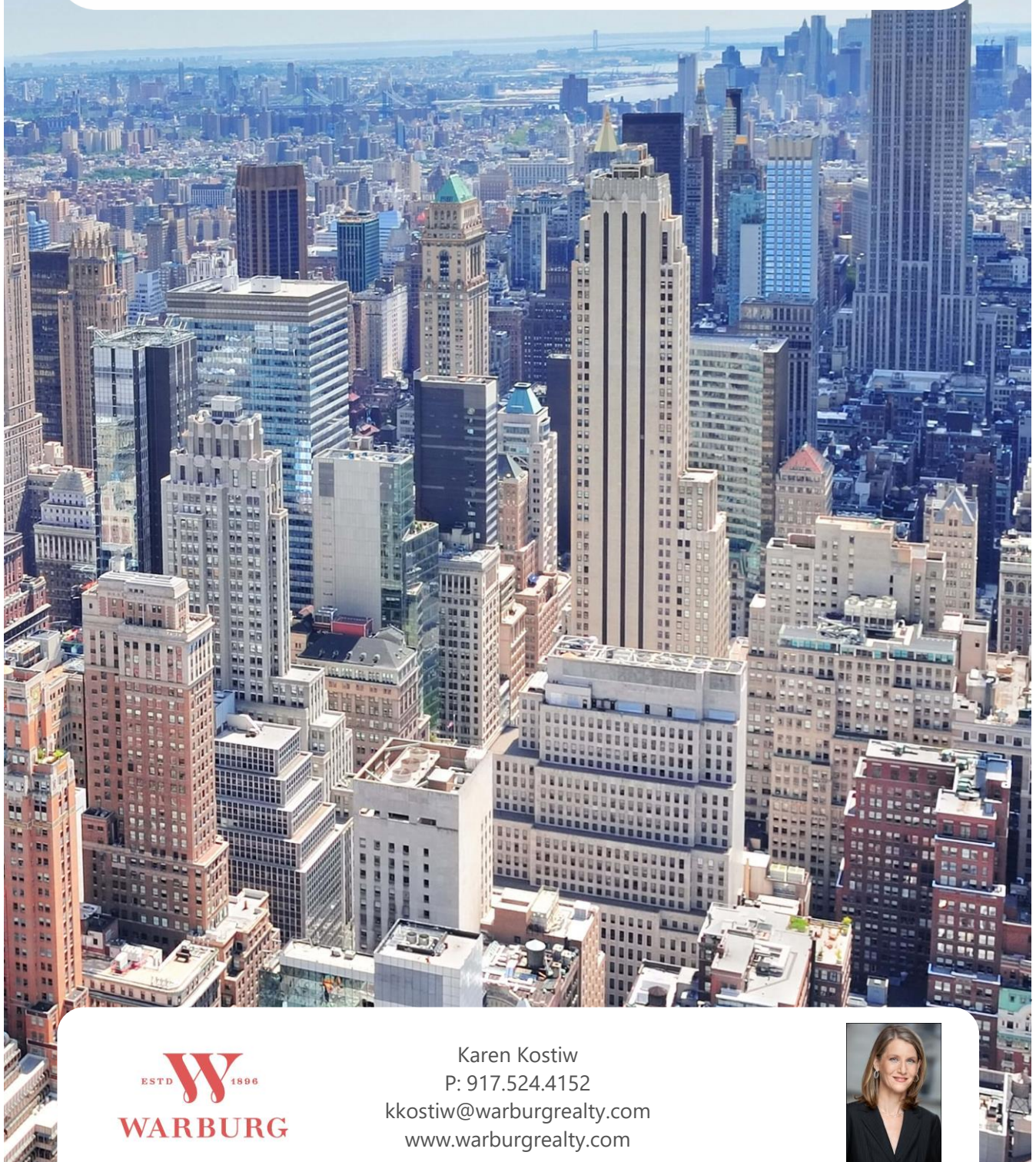


# CARNEGIE HILL

A quarterly analysis of residential sales  
in Carnegie Hill, Manhattan

1st Quarter 2018



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# Residential Market Report, 1st Quarter 2018

## Carnegie Hill, Manhattan

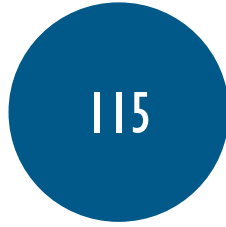
### SUMMARY

MEDIAN SALE PRICE



-7% YoY

NO. OF TRANSACTIONS



-6% YoY

MEDIAN PRICE/SQ.FT.



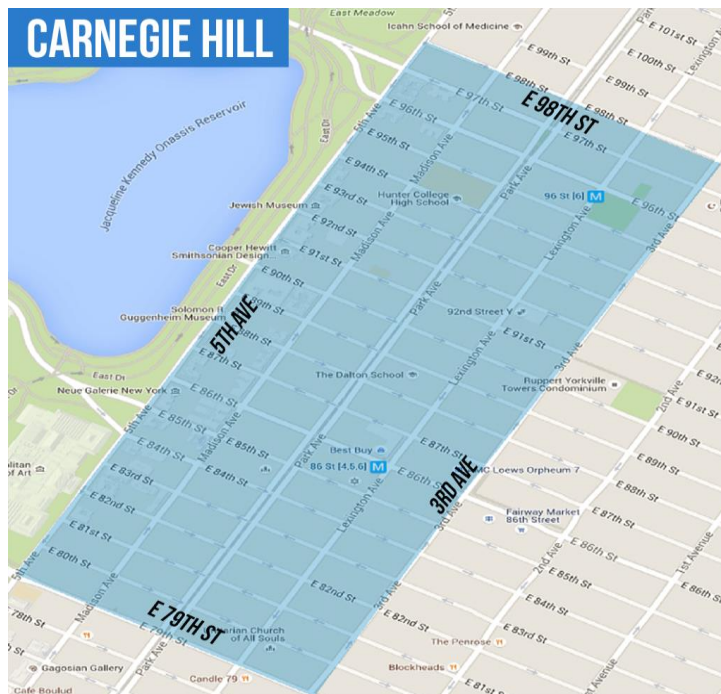
-1% YoY

MANHATTAN  
MEDIAN SALE PRICE



3% YoY

### NEIGHBORHOOD BOUNDARIES

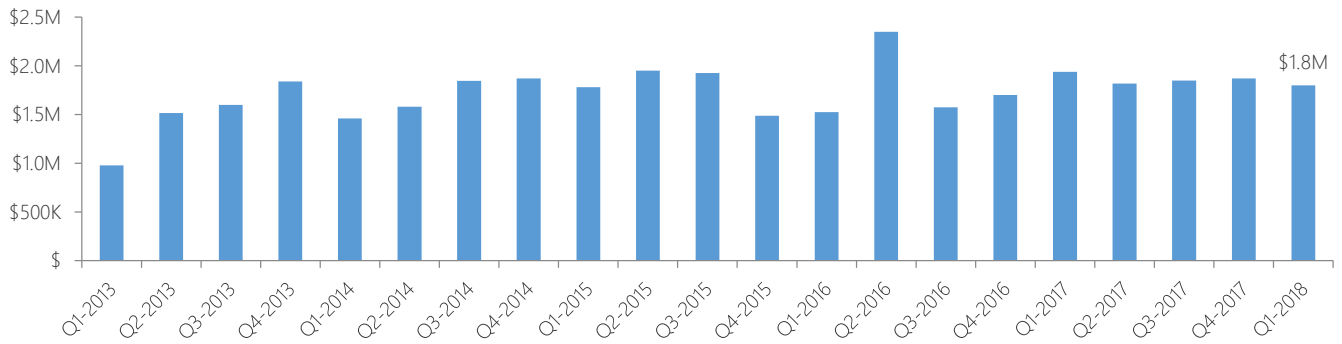


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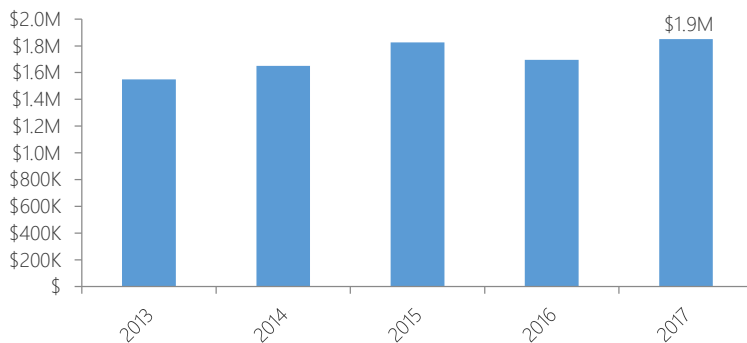


# RESIDENTIAL STATS

## Median Sale Price by Quarter

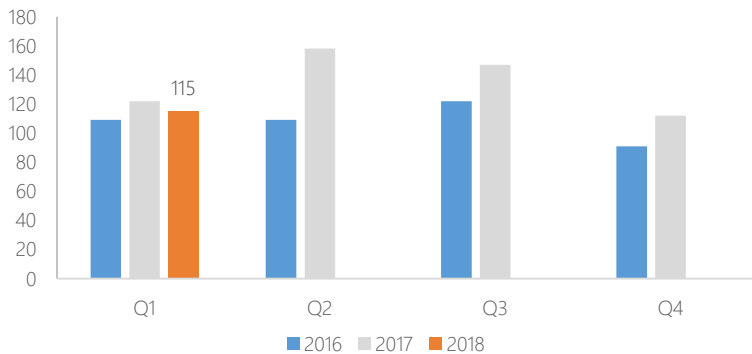


## Median Sale Price by Year



## Number of Transactions

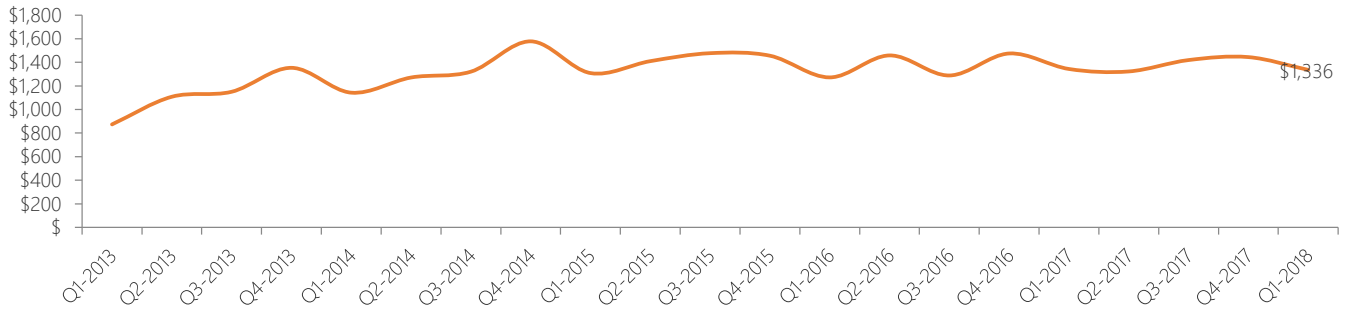
Quarter	2013	2014	2015	2016	2017	2018
Q1	106	155	109	109	122	115
Q2	185	164	137	109	158	
Q3	192	150	149	122	147	
Q4	183	107	116	91	112	



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## Median Sale Price per Square Foot

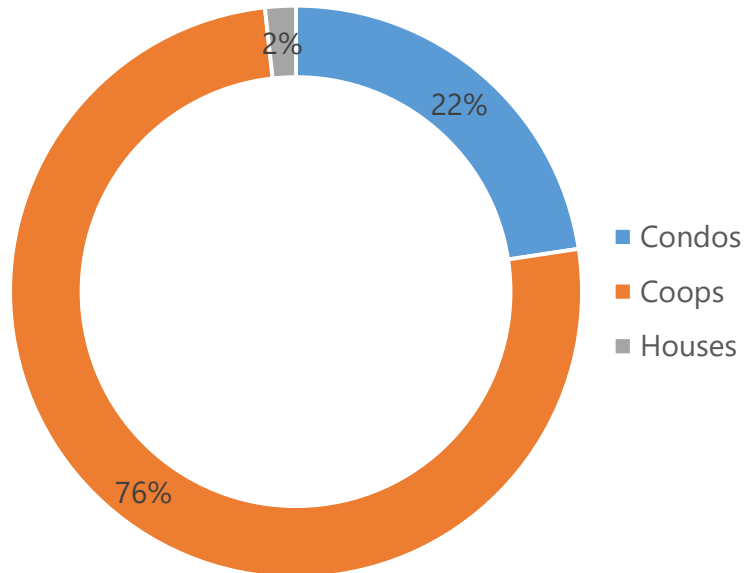


## RESIDENTIAL SALES BREAKDOWN

### Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$2,139,000	-13%	\$1,584	-1%	26
Coops	\$1,732,500	17%	\$1,207	16%	87
Houses	\$10,625,000	16%	\$1,682	71%	2

### Number of Sales by Building Type



## TOP 100 TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
995-997 5 Ave #15	1-01492-0069	22-Feb-18	\$35,000,000	Coop	8,360
1125 5 Ave #7TH	1-01505-0069	23-Jan-18	\$18,750,000	Coop	
1016 5 Ave #3AC	1-01494-0069	23-Jan-18	\$13,500,000	Coop	5,300
63 E 82 St	1-01494-0029	27-Feb-18	\$13,250,000	House	5,800
73-79 E 79 St #7FL	1-01491-0030	1-Mar-18	\$11,500,000	Coop	
12 E 88 St #PH12A	1-01499-1138	26-Jan-18	\$9,000,000	Condo	
1128 Park Ave #PHA	1-01502-0040	6-Feb-18	\$8,350,000	Coop	
1145 Park Ave	1-01520-0002	31-Jan-18	\$8,000,000	House	7,412
941 Park Ave #5C	1-01510-0001	1-Mar-18	\$7,500,000	Coop	4,200
1185 Park Ave #14G	1-01522-0001	20-Mar-18	\$7,000,000	Coop	
1125 Park Ave #9C	1-01519-0001	29-Mar-18	\$6,650,000	Coop	3,000
139 E 79 St #11	1-01508-0016	14-Feb-18	\$6,250,000	Coop	3,600
1089 Madison Ave #9E	1-01494-0023	7-Mar-18	\$5,600,000	Coop	2,900
150 E 86 St #19B	1-01514-1190	5-Mar-18	\$5,500,000	Condo	2,160
1060-1064 5 Ave #10C	1-01499-0001	22-Mar-18	\$5,495,000	Coop	
151 E 86 St #10E	1-01514-1126	1-Mar-18	\$5,425,000	Condo	2,480
1185 Park Ave #3F	1-01522-0001	23-Jan-18	\$5,325,000	Coop	
30 E 85 St #21A	1-01496-1022	16-Jan-18	\$5,300,000	Condo	1,550
1016 5 Ave #7B	1-01494-0069	27-Mar-18	\$5,000,000	Coop	
1185 Park Ave #9F	1-01522-0001	3-Jan-18	\$4,825,000	Coop	
1088 Park Ave #8F	1-01500-0040	8-Jan-18	\$4,495,000	Coop	2,450
120 E 87 St #R10	1-01515-1434	17-Jan-18	\$4,300,000	Condo	1,896
120 E 87 St #P18	1-01515-1278	16-Mar-18	\$4,000,000	Condo	1,925
1148 5 Ave #2D	1-01507-0069	5-Mar-18	\$3,335,000	Coop	2,500
140-146 E 83 St #11DE	1-01511-0053	23-Jan-18	\$3,300,000	Coop	
970 Park Ave #2E	1-01494-0037	18-Jan-18	\$3,282,500	Coop	
12 E 88 St #6D	1-01499-1122	7-Mar-18	\$3,280,000	Condo	
1111 Park Ave #4C	1-01518-0069	23-Feb-18	\$3,240,000	Coop	
1050-1055 5 Ave #12C	1-01498-0001	7-Feb-18	\$3,237,500	Coop	
1070 Park Ave #7D	1-01499-0040	14-Feb-18	\$2,985,000	Coop	
65 E 96 St #14B	1-01602-1050	12-Feb-18	\$2,975,000	Condo	1,800
1150 5 Ave #14D	1-01602-0001	22-Jan-18	\$2,926,463	Coop	
35-39 E 85 St #2C	1-01497-0021	14-Mar-18	\$2,850,000	Coop	
1133 Madison Ave #5A	1-01496-0054	7-Feb-18	\$2,700,000	Coop	1,700
111 E 88 St #3A	1-01517-1013	11-Jan-18	\$2,550,000	Condo	1,610
1438 3 Ave #17E	1-01510-1083	29-Mar-18	\$2,525,000	Condo	1,648
900 Park Ave #21C	1-01491-1213	5-Mar-18	\$2,500,000	Condo	1,110
68-70 E 86 St #4A	1-01497-0044	22-Feb-18	\$2,350,000	Coop	
1060-1068 Park Ave #14G	1-01499-0032	15-Feb-18	\$2,300,000	Coop	
163 E 81 St #4A	1-01510-0030	13-Mar-18	\$2,295,000	Coop	
150 E 85 St #12B	1-01513-1393	22-Feb-18	\$2,275,000	Condo	1,460
152-164 E 94 St #11EF	1-01522-0044	27-Mar-18	\$2,250,000	Coop	2,150
114-116 E 84 St #5A	1-01512-0062	6-Mar-18	\$2,200,000	Coop	1,550
170 E 87 St #W8	1-01515-1665	27-Feb-18	\$2,139,000	Condo	1,745
163 E 81 St #1CD	1-01510-0030	20-Feb-18	\$2,100,000	Coop	
1020-1030 Park Ave #10B	1-01497-0034	2-Feb-18	\$2,100,000	Coop	
114 E 90 St #2B	1-01518-0061	31-Jan-18	\$2,037,500	Coop	1,700
134 E 93 St #7A	1-01521-1015	30-Mar-18	\$2,000,000	Condo	1,539
11 E 92 St #1FR	1-01504-0009	18-Jan-18	\$1,995,000	Coop	
50 E 80 St #3B	1-01491-0047	16-Mar-18	\$1,985,000	Coop	



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Address	BBL	Sale date	Sale price	Property type	Sqft
1230-1236 Park Ave #12E	1-01507-0040	8-Mar-18	\$1,975,000	Coop	1,500
70 E 96 St #12A	1-01507-0041	27-Feb-18	\$1,912,500	Coop	1,650
51-53 E 90 St #8B	1-01502-0023	6-Feb-18	\$1,900,000	Coop	
1349 Lexington Ave #3C	1-01518-0049	11-Jan-18	\$1,800,000	Coop	
1035-1038 5 Ave #7D	1-01496-0071	28-Feb-18	\$1,800,000	Coop	1,700
1133 Madison Ave #7D	1-01496-0054	3-Jan-18	\$1,790,000	Coop	
114-116 E 84 St #2D	1-01512-0062	27-Mar-18	\$1,740,000	Coop	1,300
1000 Park Ave #8F	1-01496-0034	6-Mar-18	\$1,725,000	Coop	
112-120 E 81 St #6A	1-01509-0056	8-Mar-18	\$1,725,000	Coop	
1197-1199 Park Ave #3H	1-01523-0001	22-Mar-18	\$1,690,000	Coop	1,400
1197-1199 Park Ave #15F	1-01523-0001	26-Feb-18	\$1,649,000	Coop	
1025 5 Ave #2FN	1-01495-0004	23-Jan-18	\$1,600,000	Coop	
1001 5 Ave #12D	1-01493-0072	26-Feb-18	\$1,600,000	Coop	
1474 3 Ave #15N	1-01512-1130	15-Mar-18	\$1,575,000	Condo	1,310
49 E 96 St #6C	1-01602-0020	13-Feb-18	\$1,550,000	Coop	
951-955 Park Ave #1B	1-01510-0072	15-Feb-18	\$1,500,000	Coop	
68 E 93 St #1R	1-01504-0043	19-Mar-18	\$1,500,000	Coop	1,200
1438 3 Ave #14E	1-01510-1080	15-Feb-18	\$1,430,000	Condo	903
167 E 82 St #4D	1-01511-1115	7-Mar-18	\$1,375,000	Condo	878
900 Park Ave #3D	1-01491-1034	29-Mar-18	\$1,325,000	Condo	835
120 E 87 St #R8	1-01515-1445	16-Mar-18	\$1,250,000	Condo	863
181 E 93 St #1A	1-01522-0030	29-Mar-18	\$1,237,381	Coop	
1065 Park Ave #7B	1-01516-0001	27-Feb-18	\$1,235,000	Coop	1,025
1415-1423 Lexington Ave #7A	1-01521-0051	7-Feb-18	\$1,215,000	Coop	
925-927 Park Ave #12D	1-01509-0001	29-Jan-18	\$1,200,000	Coop	
124-126 E 84 St #6D	1-01512-0059	5-Feb-18	\$1,145,000	Coop	
9 E 96 St #14C	1-01602-0009	22-Jan-18	\$1,100,000	Coop	
153 E 87 St #2D	1-01516-1007	15-Feb-18	\$1,045,000	Condo	931
120 E 87 St #R18	1-01515-1422	16-Mar-18	\$1,000,000	Condo	536
70 E 96 St #6C	1-01507-0041	16-Feb-18	\$999,000	Coop	
166 E 96 St #9A	1-01524-0044	21-Feb-18	\$995,000	Coop	1,125
16 E 84 St #1A	1-01495-1101	8-Mar-18	\$980,000	Condo	590
40 E 94 St #18E	1-01505-1173	31-Jan-18	\$950,000	Condo	727
179-183 E 79 St #9C	1-01508-0031	22-Feb-18	\$935,000	Coop	800
111-115 E 85 St #14A	1-01514-0008	9-Mar-18	\$925,000	Coop	900
11-17 E 87 St #12B	1-01499-0010	20-Feb-18	\$888,800	Coop	730
173-175 E 79 St #11D	1-01508-0027	5-Jan-18	\$875,000	Coop	900
145-151 E 84 St #9D	1-01513-0020	29-Jan-18	\$850,000	Coop	
111-115 E 85 St #4C	1-01514-0008	23-Feb-18	\$840,000	Coop	850
7-9 E 85 St #3D	1-01497-0007	22-Mar-18	\$810,000	Coop	
1112-1114 Park Ave #7AD	1-01501-0040	19-Jan-18	\$801,155	Coop	
1112-1114 Park Ave #7AD	1-01501-0040	19-Jan-18	\$801,155	Coop	
1065 Park Ave #7C	1-01516-0001	27-Feb-18	\$800,000	Coop	
1065 Park Ave #3C	1-01516-0001	27-Feb-18	\$800,000	Coop	650
131 E 93 St #1B	1-01522-0014	30-Jan-18	\$780,000	Coop	1,100
145-151 E 84 St #9E	1-01513-0020	29-Jan-18	\$765,000	Coop	
152-164 E 94 St #12C	1-01522-0044	27-Mar-18	\$740,000	Coop	950
120 E 90 St #12B	1-01518-1027	8-Feb-18	\$715,000	Condo	550
7-9 E 85 St #5C	1-01497-0007	2-Feb-18	\$710,000	Coop	
1040 Park Ave #8G	1-01498-0033	16-Mar-18	\$710,000	Coop	



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