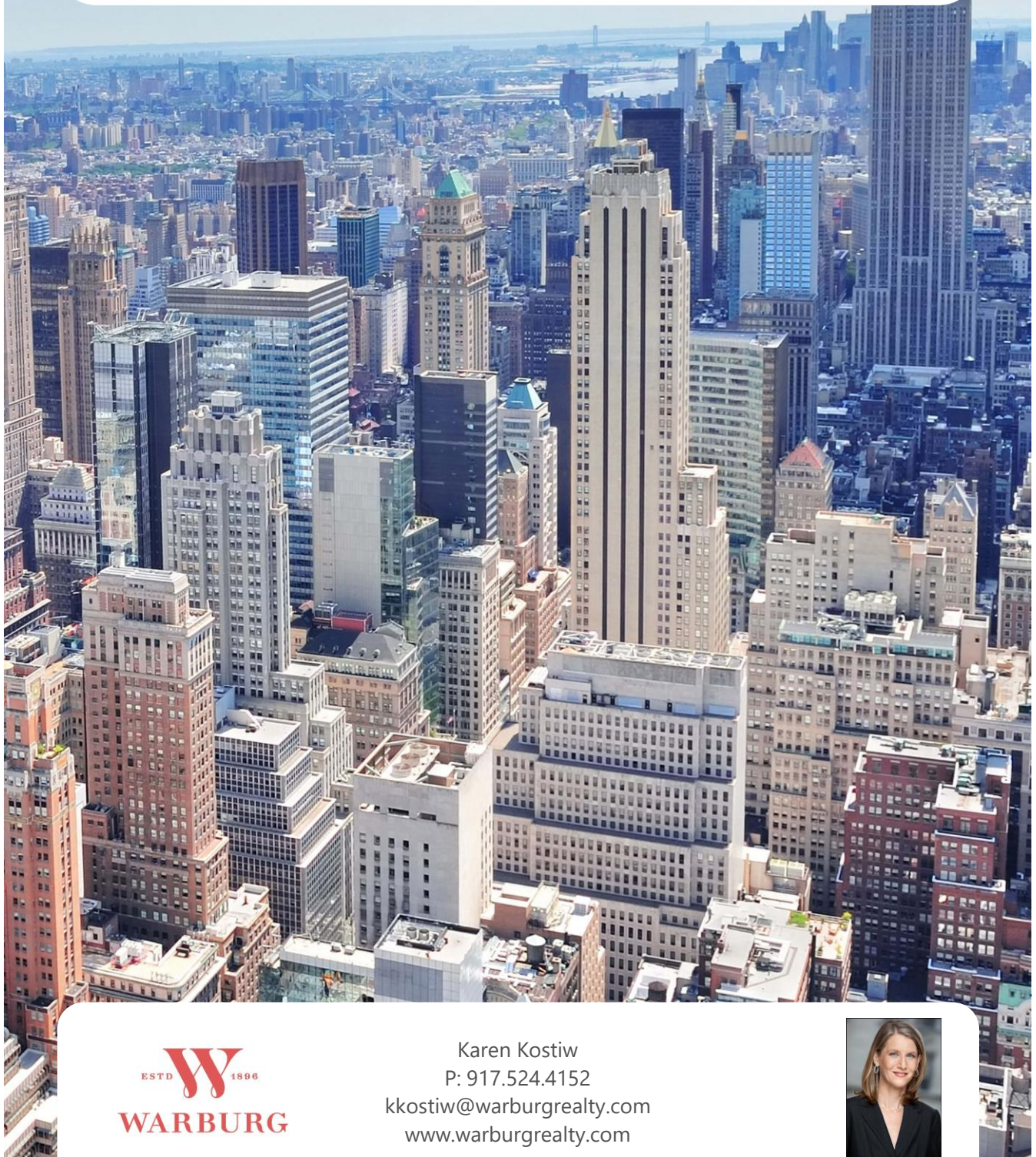


TWO BRIDGES

A quarterly analysis of residential sales
in Two Bridges, Manhattan

1st Quarter 2018



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Residential Market Report, 1st Quarter 2018

Two Bridges, Manhattan

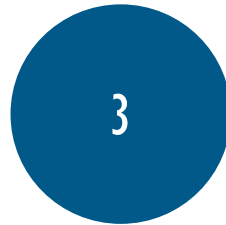
SUMMARY

MEDIAN SALE PRICE



15% YoY

NO. OF TRANSACTIONS



-50% YoY

MEDIAN PRICE/SQ.FT.



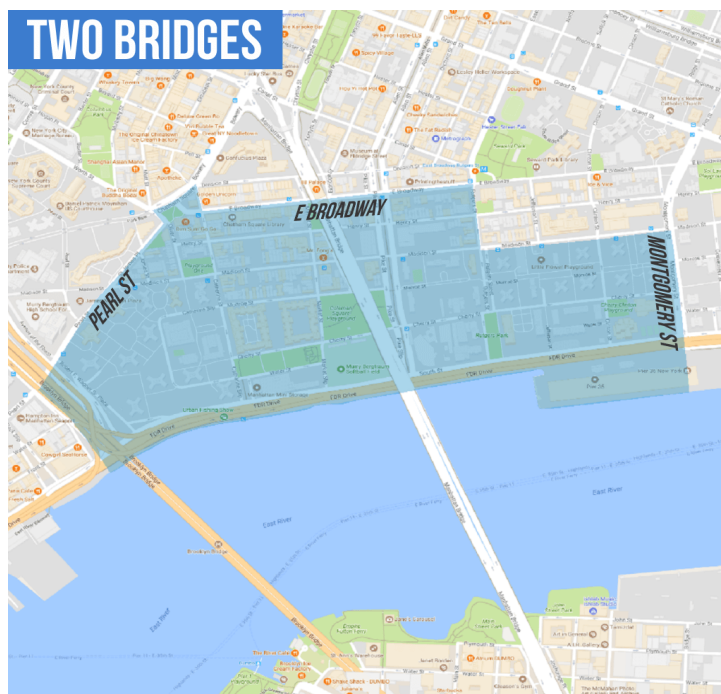
27% YoY

MANHATTAN
MEDIAN SALE PRICE



3% YoY

NEIGHBORHOOD BOUNDARIES

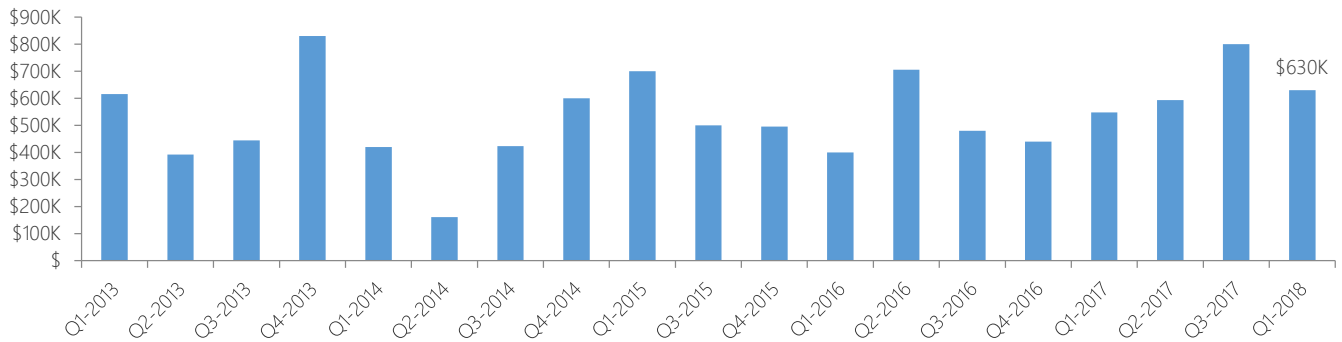


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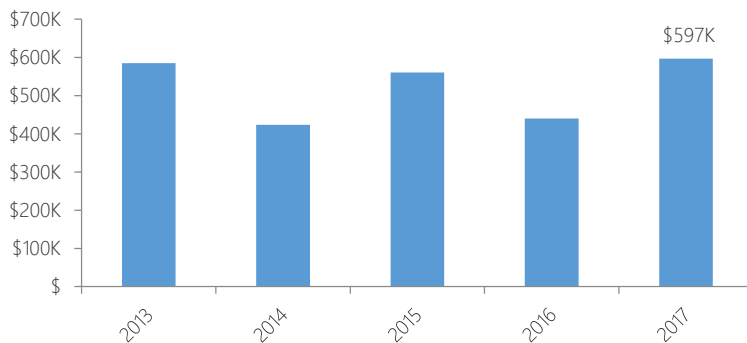


RESIDENTIAL STATS

Median Sale Price by Quarter

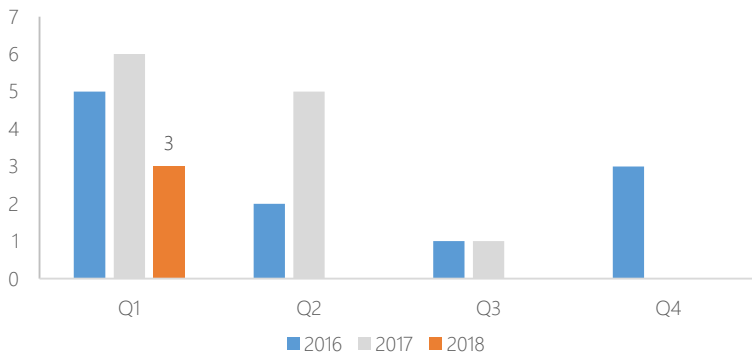


Median Sale Price by Year



Number of Transactions

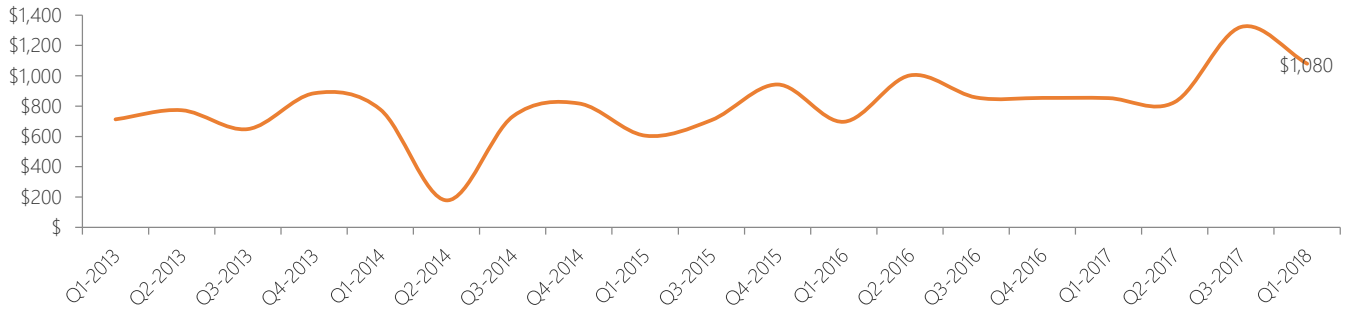
Quarter	2013	2014	2015	2016	2017	2018
Q1	4	3	3	5	6	3
Q2	2	3	0	2	5	
Q3	2	3	3	1	1	
Q4	3	4	1	3	0	



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Median Sale Price per Square Foot

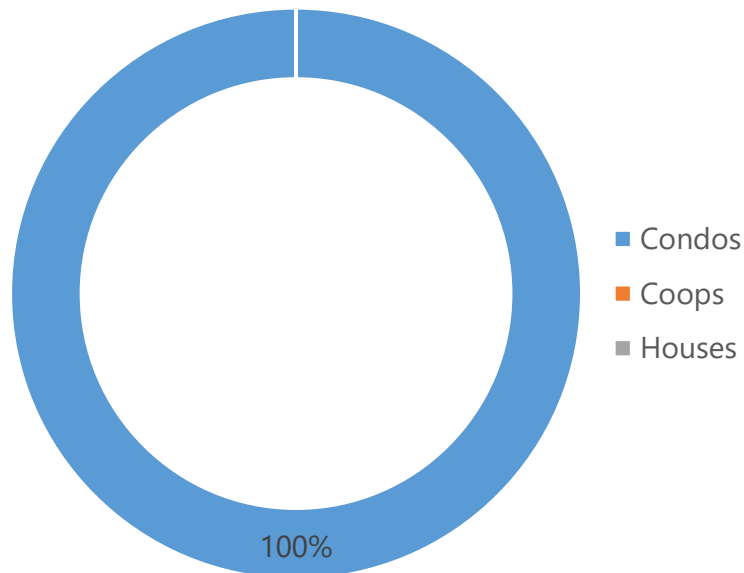


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$630,000	15%	\$1,080	27%	3
Coops	-	-	-	-	0
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
291-295 Cherry St #B2	1-00246-1007	18-Jan-18	\$945,000	Condo	875
50 Henry St #7C	1-00277-1219	19-Jan-18	\$630,000	Condo	493
148 Madison St #7B	1-00274-1145	5-Jan-18	\$480,000	Condo	515



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