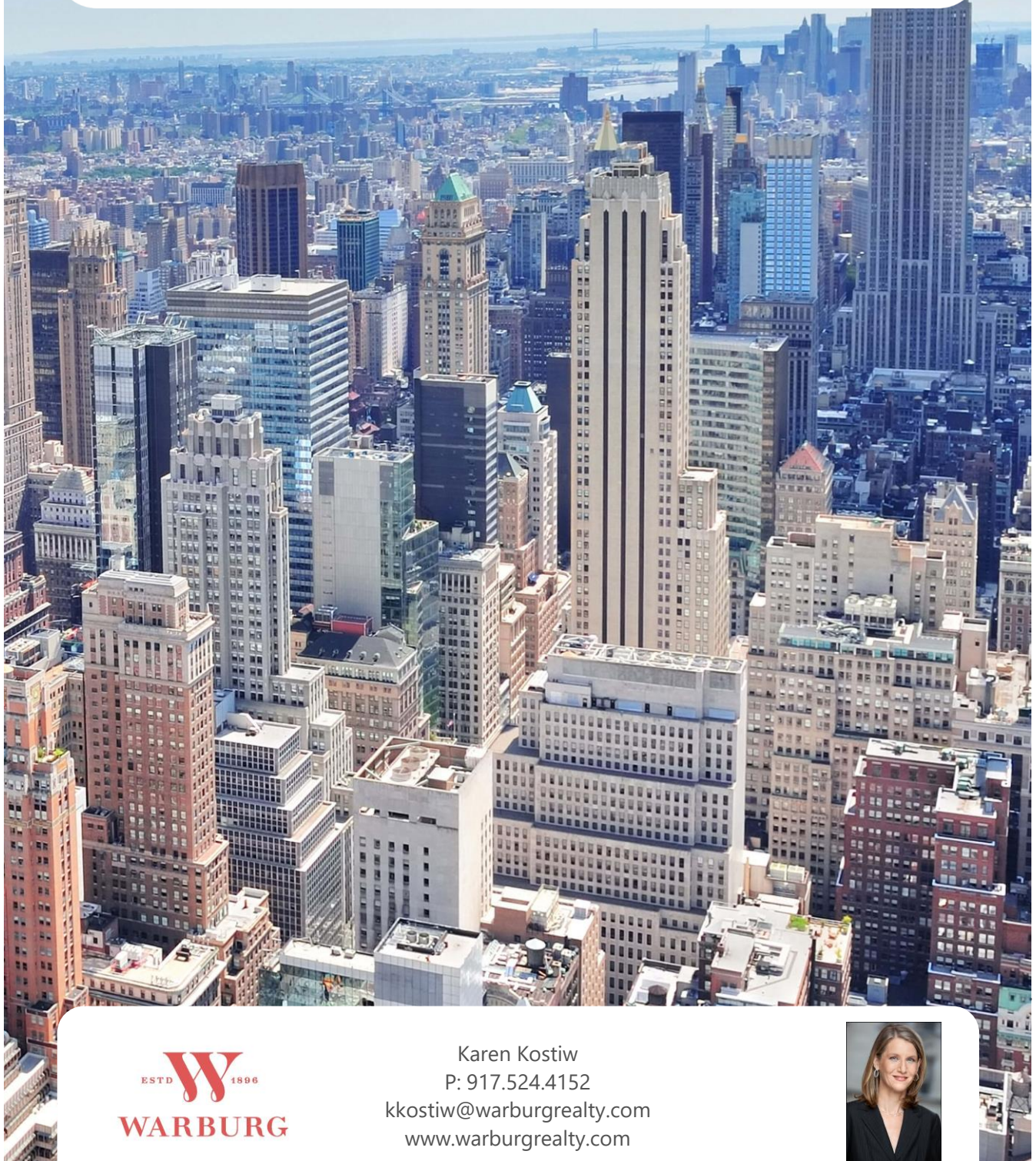


HUDSON SQUARE

A quarterly analysis of residential sales
in Hudson Square, Manhattan

2nd Quarter 2018



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Residential Market Report, 2nd Quarter 2018

Hudson Square, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$1.76M

-19% YoY

NO. OF TRANSACTIONS

9

-68% YoY

MEDIAN PRICE/SQ.FT.

\$1,472

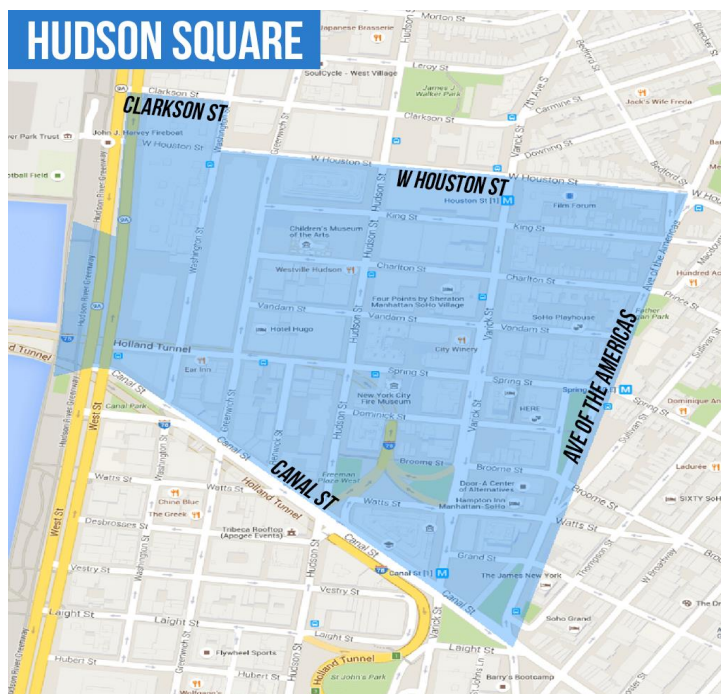
-23% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.08M

-8% YoY

NEIGHBORHOOD BOUNDARIES

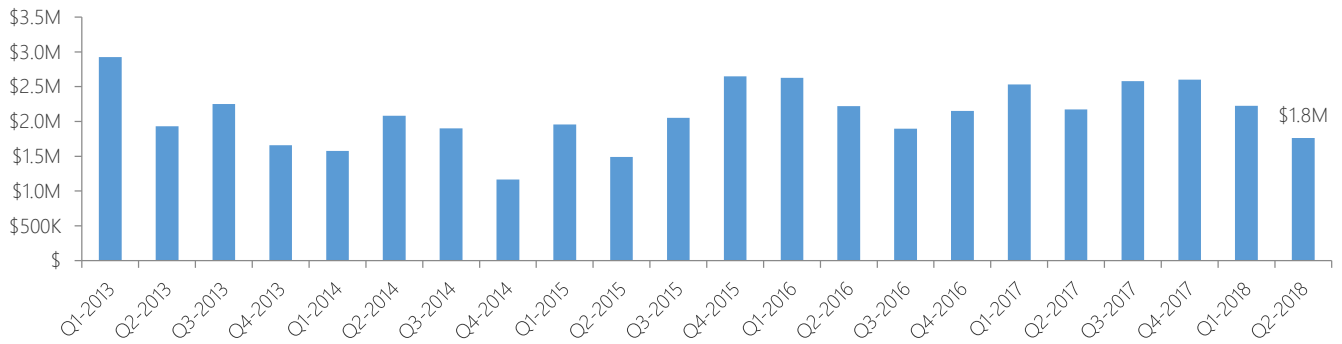


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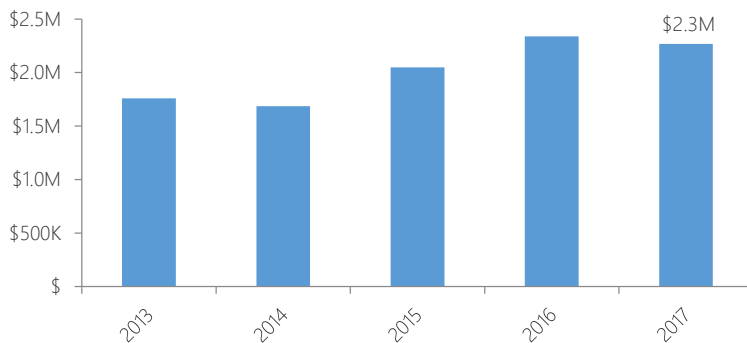


RESIDENTIAL STATS

Median Sale Price by Quarter

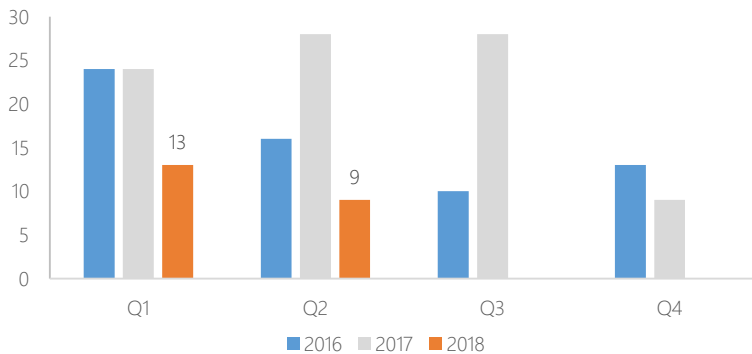


Median Sale Price by Year



Number of Transactions

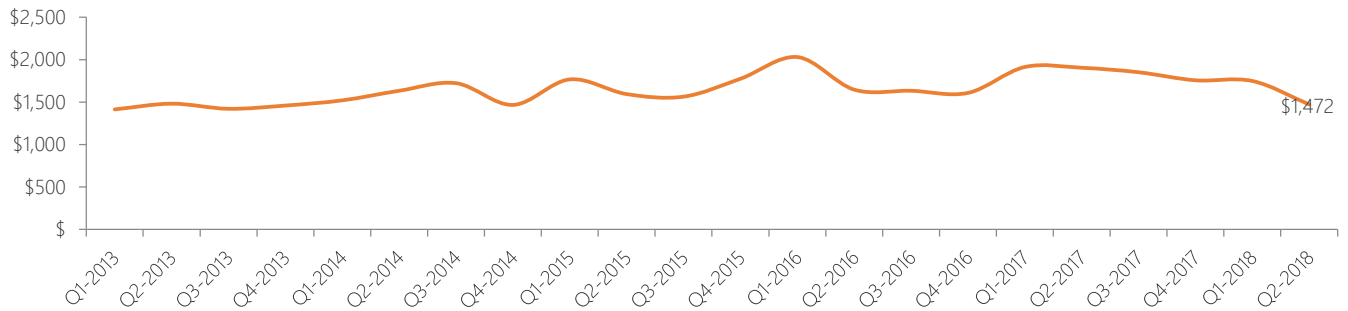
Quarter	2013	2014	2015	2016	2017	2018
Q1	21	15	3	24	24	13
Q2	19	14	11	16	28	9
Q3	15	19	11	10	28	
Q4	14	6	10	13	9	



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Median Sale Price per Square Foot

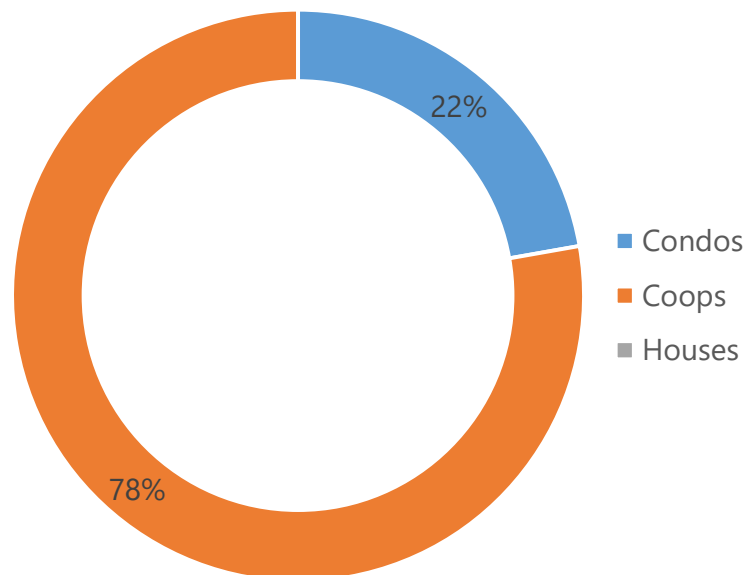


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$3,182,584	68%	\$1,898	1%	2
Coops	\$1,763,536	-22%	\$1,425	-27%	7
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
15 Renwick St #TH3	1-00594-2003	28-Jun-18	\$4,995,169	Condo	
533-541 Canal St #8W	1-00595-0059	18-Apr-18	\$4,425,000	Coop	
74 Charlton St #15A	1-00580-0011	4-Jun-18	\$4,331,563	Coop	
74 Charlton St #10F	1-00580-0011	23-Apr-18	\$2,804,188	Coop	
74 Charlton St #19D	1-00580-0011	29-May-18	\$1,763,536	Coop	
505 Greenwich St #14G	1-00594-1390	20-Apr-18	\$1,370,000	Condo	722
2-18 Charlton St #3J	1-00506-0027	2-May-18	\$1,325,000	Coop	900
2-18 Charlton St #3H	1-00506-0027	2-May-18	\$1,250,000	Coop	
11-13 Charlton St #2C	1-00519-0051	10-May-18	\$965,000	Coop	700



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