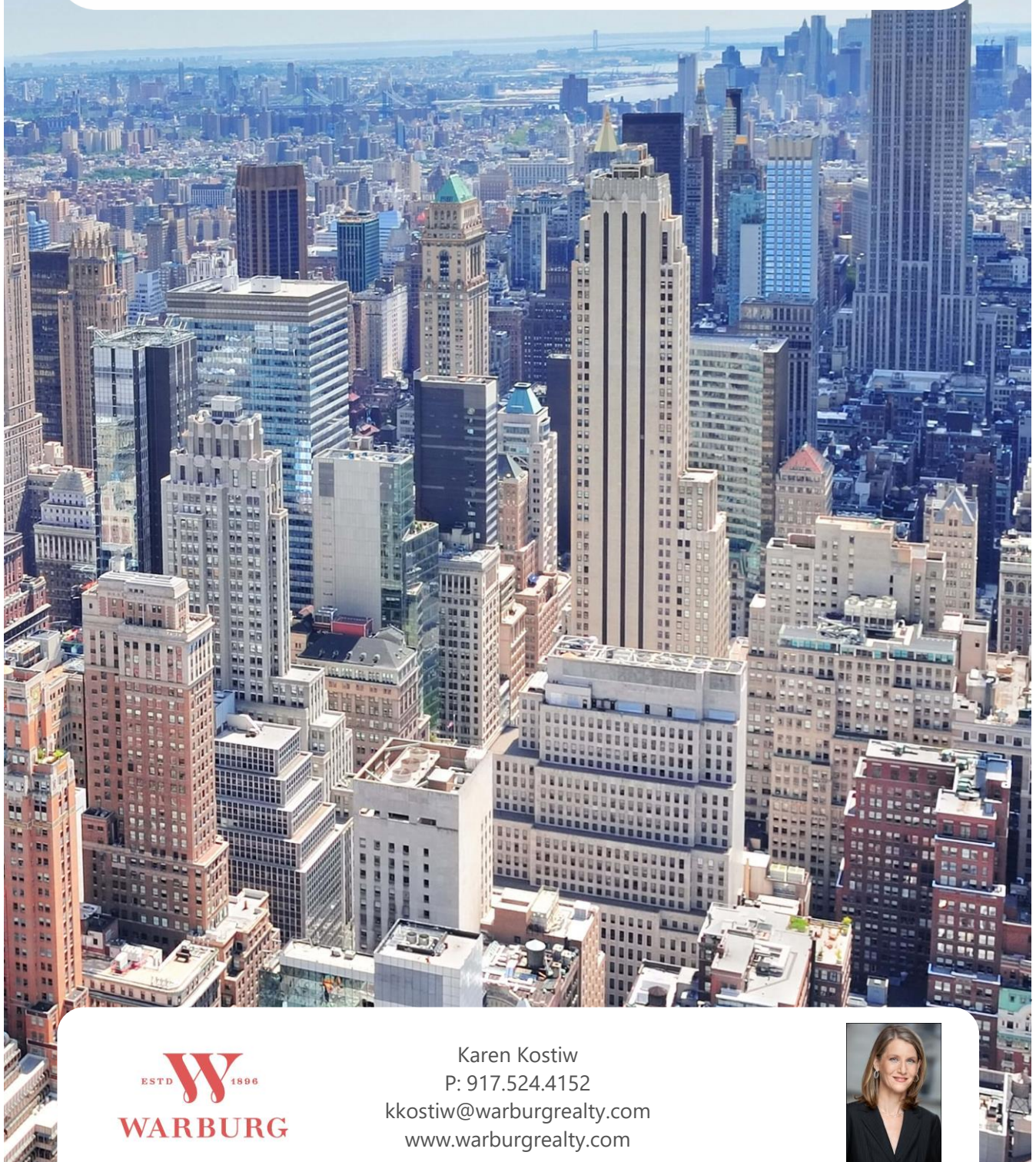


# KIPS BAY

A quarterly analysis of residential sales  
in Kips Bay, Manhattan

2nd Quarter 2018



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# Residential Market Report, 2nd Quarter 2018

## Kips Bay, Manhattan

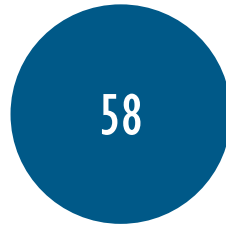
### SUMMARY

MEDIAN SALE PRICE



-20% YoY

NO. OF TRANSACTIONS



14% YoY

MEDIAN PRICE/SQ.FT.



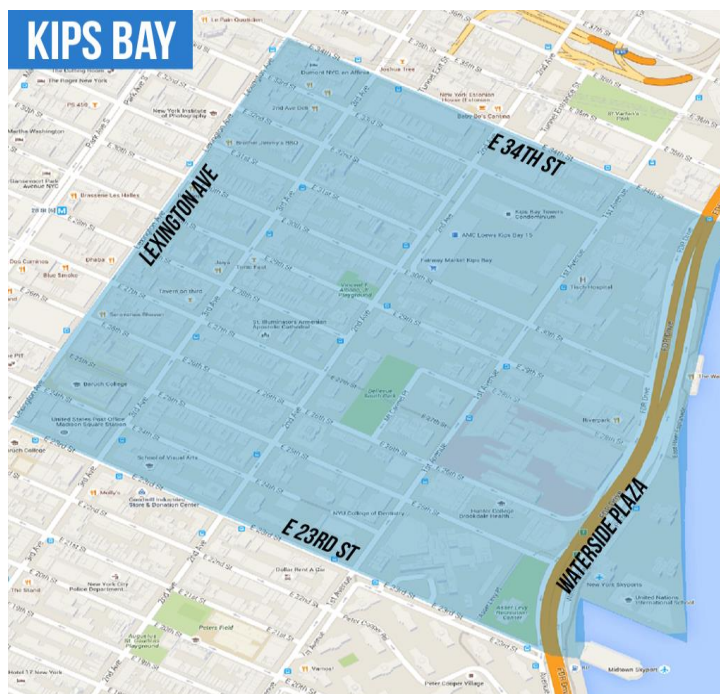
-4% YoY

MANHATTAN  
MEDIAN SALE PRICE



-8% YoY

### NEIGHBORHOOD BOUNDARIES

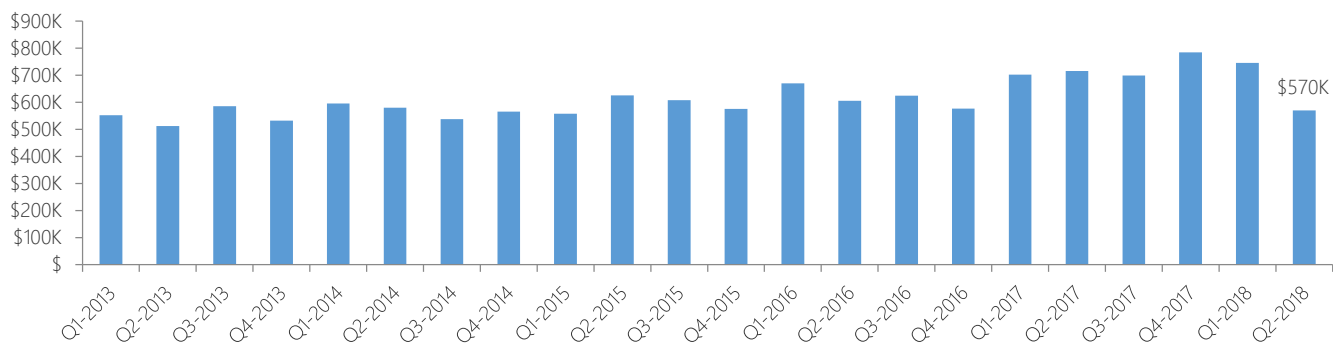


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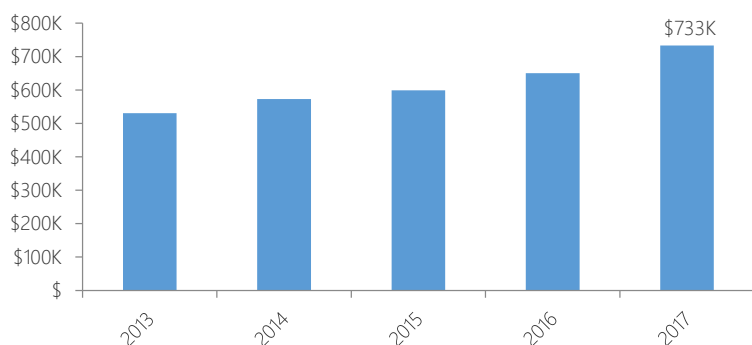


## RESIDENTIAL STATS

### Median Sale Price by Quarter

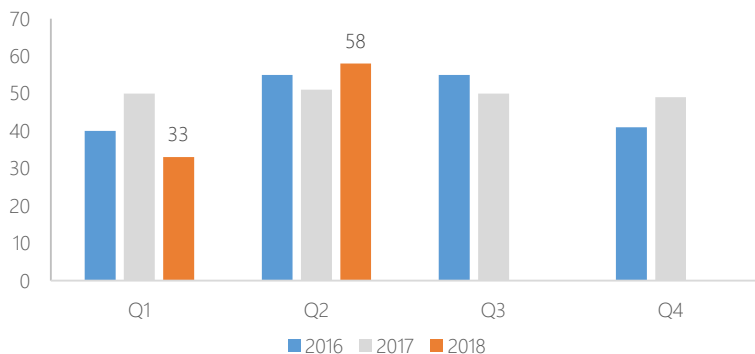


### Median Sale Price by Year



### Number of Transactions

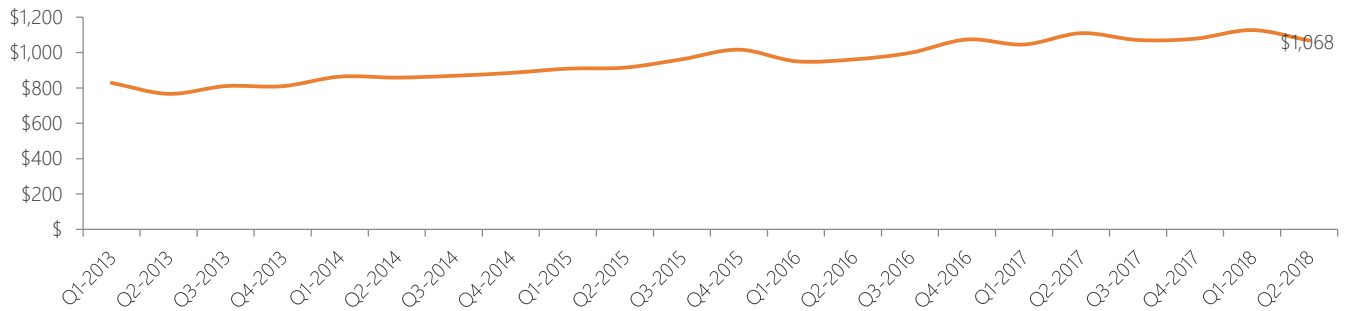
Quarter	2013	2014	2015	2016	2017	2018
Q1	46	66	58	40	50	33
Q2	64	81	58	55	51	58
Q3	77	78	63	55	50	
Q4	76	67	46	41	49	



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## Median Sale Price per Square Foot

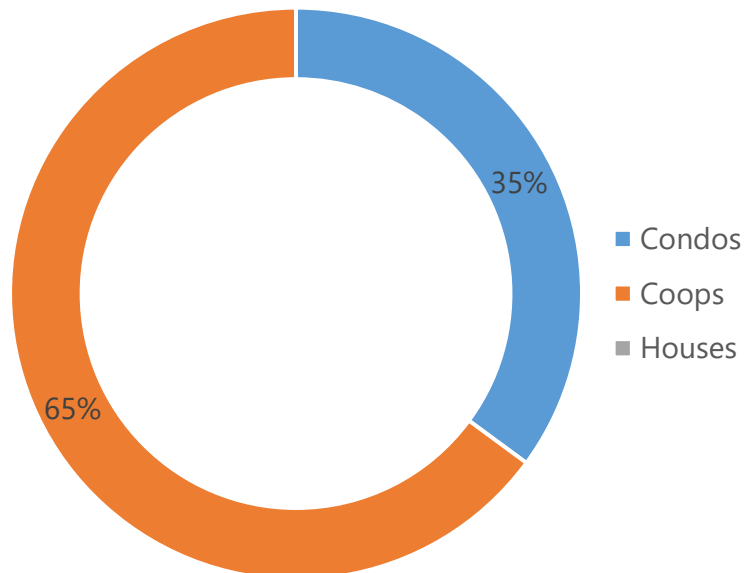


## RESIDENTIAL SALES BREAKDOWN

### Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$745,000	-13%	\$1,247	-6%	20
Coops	\$552,500	-17%	\$938	-2%	37
Houses	-	-	-	-	0

### Number of Sales by Building Type



## LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
145 Lexington Ave #7	1-00885-1107	5-Apr-18	\$1,900,000	Condo	1,320
200 E 32nd St #27D	1-00912-1230	15-May-18	\$1,895,000	Condo	1,182
303 E 33rd St #11G	1-00939-1120	30-May-18	\$1,490,000	Condo	912
248 E 31st St #2B	1-00911-1005	8-Jun-18	\$1,450,000	Condo	1,240
157 E 32nd St #14B	1-00888-1050	16-May-18	\$1,320,000	Condo	904
157 E 32nd St #18B	1-00888-1066	25-May-18	\$1,215,000	Condo	904
242 E 25th St #11A	1-00905-0035	26-Apr-18	\$1,150,000	Coop	
303 E 33rd St #5L	1-00939-1053	1-Jun-18	\$1,023,750	Condo	745
330 Third Ave #14C	1-00880-0042	1-May-18	\$1,015,000	Coop	950
309-319 Third Ave #1506	1-00904-0050	25-Jun-18	\$998,000	Coop	
343 E 30th St #4B	1-00936-2045	3-Apr-18	\$925,000	Condo	808
441-447 Second Ave #11B	1-00906-0024	23-May-18	\$899,000	Coop	900
242 E 25th St #8A	1-00905-0035	31-May-18	\$899,000	Coop	984
333 E 30th St #2K	1-00936-1024	17-May-18	\$861,000	Condo	745
148 E 24th St #4C	1-00879-1211	25-May-18	\$745,000	Condo	500
140 E 28th St #6F	1-00883-0058	19-Apr-18	\$740,000	Coop	900
422-438 Second Ave #16T	1-00930-0001	2-May-18	\$715,000	Coop	
205-211 E 24th St #821	1-00905-0006	24-Apr-18	\$710,000	Coop	
330 E 33rd St #2D	1-00936-4018	25-May-18	\$700,000	Condo	545
200 E 27th St #9P	1-00907-0056	20-Apr-18	\$695,000	Coop	750
200 E 27th St #3T	1-00907-0056	29-May-18	\$650,000	Coop	
330 Third Ave #9F	1-00880-0042	26-Apr-18	\$645,000	Coop	
160 E 26th St #4G	1-00881-0047	7-Jun-18	\$623,000	Coop	
300 E 33rd St #17G	1-00936-3217	26-Jun-18	\$605,000	Condo	485
236 E 28th St #6A	1-00908-0037	11-Jun-18	\$575,000	Coop	650
330 E 33rd St #9D	1-00936-4116	15-May-18	\$575,000	Condo	550
441-447 Second Ave #5L	1-00906-0024	20-Apr-18	\$575,000	Coop	600
421-427 Second Ave #15E	1-00905-0026	2-Apr-18	\$570,000	Coop	600
200 E 27th St #7D	1-00907-0056	10-May-18	\$570,000	Coop	
330 E 33rd St #5G	1-00936-4063	15-May-18	\$570,000	Condo	480
333 E 30th St #3H	1-00936-1036	5-Jun-18	\$570,000	Condo	473
250 E 30th St #7C	1-00910-1033	2-Apr-18	\$565,000	Condo	441
330 Third Ave #15J	1-00880-0042	6-Apr-18	\$560,000	Coop	600
330 Third Ave #15D	1-00880-0042	24-Apr-18	\$555,000	Coop	550
201 E 25th St #9B	1-00906-0001	20-Jun-18	\$550,000	Coop	
333 E 30th St #19G	1-00936-1245	15-Jun-18	\$549,000	Condo	487
333 E 30th St #2G	1-00936-1021	9-May-18	\$540,000	Condo	476
200 E 27th St #7E	1-00907-0056	6-Apr-18	\$535,000	Coop	450
140 E 28th St #1H	1-00883-0058	23-May-18	\$530,000	Coop	625
330 Third Ave #5J	1-00880-0042	8-Jun-18	\$527,500	Coop	550
422-438 Second Ave #5S	1-00930-0001	13-Jun-18	\$520,000	Coop	525
201 E 25th St #6L	1-00906-0001	30-May-18	\$518,500	Coop	
133 E 30th St #1A	1-00886-0031	31-May-18	\$512,500	Coop	
229 E 29th St #3N	1-00910-0014	16-May-18	\$505,000	Coop	
330 Third Ave #9K	1-00880-0042	18-Apr-18	\$499,900	Coop	510
421-427 Second Ave #14A	1-00905-0026	25-Apr-18	\$495,000	Coop	
422-438 Second Ave #14K	1-00930-0001	5-Apr-18	\$495,000	Coop	550
421-427 Second Ave #3E	1-00905-0026	25-Jun-18	\$482,000	Coop	
350 E 30th St #1B	1-00935-1007	12-Apr-18	\$440,000	Condo	412
205-211 E 24th St #312	1-00905-0006	27-Jun-18	\$430,000	Coop	



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Address	BBL	Sale date	Sale price	Property type	Sqft
150 E 27th St #6C	1-00882-0052	18-Jun-18	\$410,000	Coop	350
229 E 28th St #2F	1-00909-0015	25-Jun-18	\$398,000	Coop	500
229 E 28th St #6K	1-00909-0015	8-May-18	\$395,000	Coop	468
145-147 E 29th St #3E	1-00885-0037	28-Jun-18	\$375,000	Coop	400
145-147 E 29th St #2D	1-00885-0037	23-Apr-18	\$371,000	Coop	400



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