

BATTERY PARK CITY

A quarterly analysis of residential sales
in Battery Park City, Manhattan

4th Quarter 2018



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Residential Market Report, 4th Quarter 2018

Battery Park City, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$1.2M

-14% YoY

NO. OF TRANSACTIONS

30

-38% YoY

MEDIAN PRICE/SQ.FT.

\$1,314

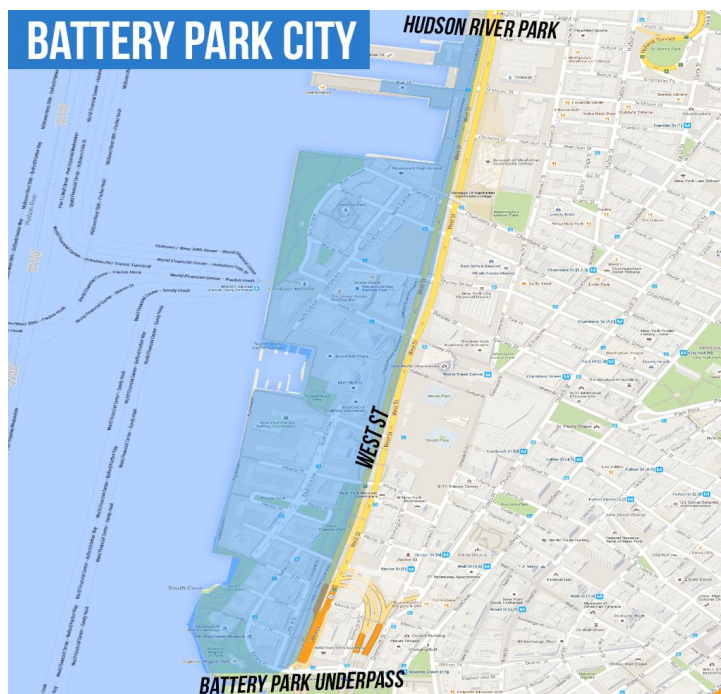
-2% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.02M

-7% YoY

NEIGHBORHOOD BOUNDARIES

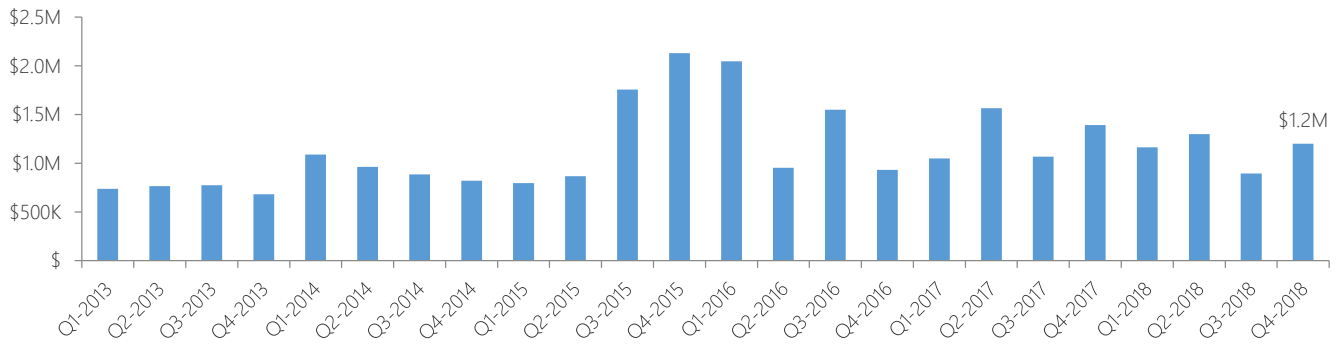


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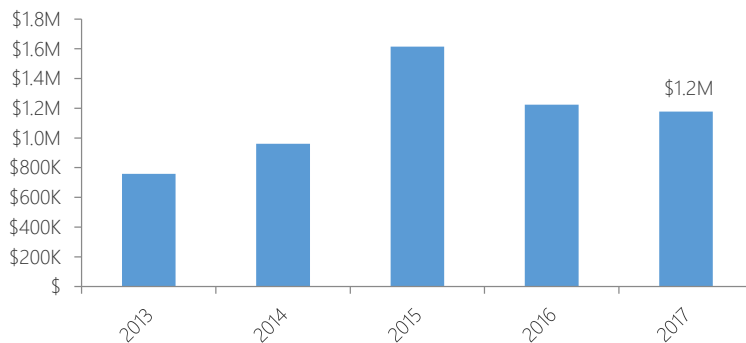


RESIDENTIAL STATS

Median Sale Price by Quarter

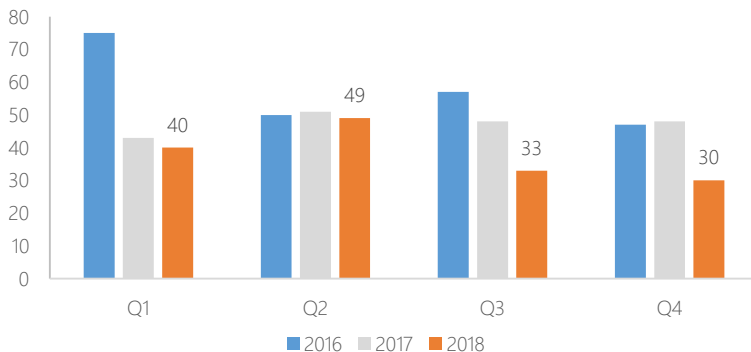


Median Sale Price by Year



Number of Transactions

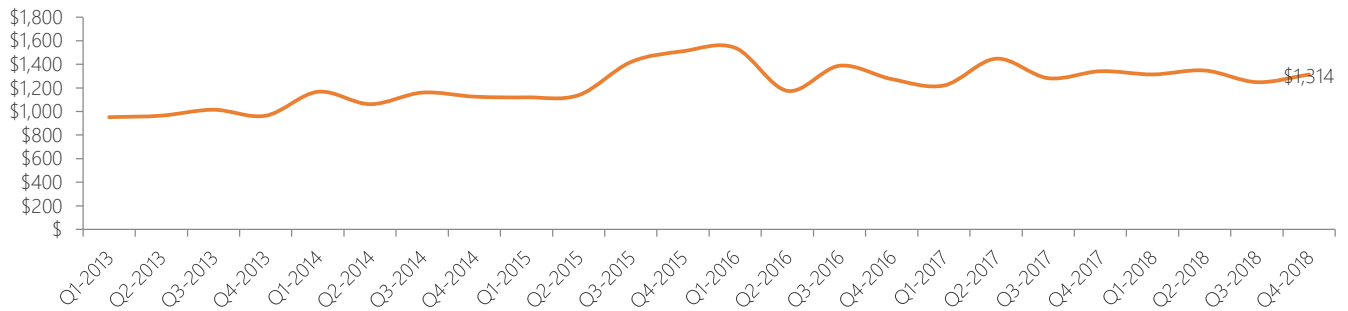
Quarter	2013	2014	2015	2016	2017	2018
Q1	77	54	33	75	43	40
Q2	102	52	50	50	51	49
Q3	78	53	128	57	48	33
Q4	69	42	86	47	48	30



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Median Sale Price per Square Foot

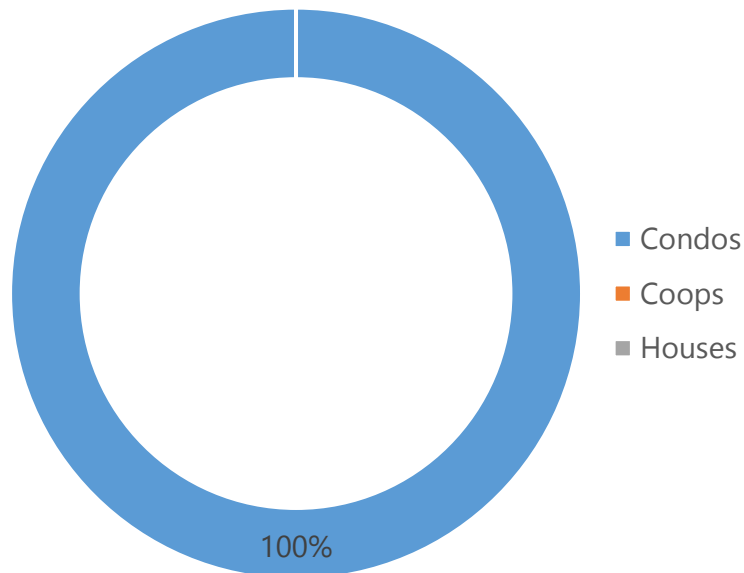


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$1,200,000	-14%	\$1,314	-2%	30
Coops	-	-	-	-	0
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
1-2 River Ter #14H	1-00016-3756	13-Nov-18	\$5,350,000	Condo	2,613
1-2 River Ter #19D	1-00016-3792	9-Oct-18	\$4,175,000	Condo	1,982
70 Little West St #22E	1-00016-1876	22-Oct-18	\$3,900,000	Condo	1,737
333 Rector Pl #706	1-00016-5670	28-Dec-18	\$2,675,000	Condo	2,356
30 Little West St #23A	1-00016-1540	14-Nov-18	\$2,640,000	Condo	1,698
212 Warren St #12R	1-00016-4413	20-Nov-18	\$2,000,000	Condo	1,153
200 Rector Pl #36E	1-00016-5201	16-Oct-18	\$1,800,000	Condo	1,174
333 Rector Pl #PH3E	1-00016-5766	29-Oct-18	\$1,610,000	Condo	1,221
333 Rector Pl #1209	1-00016-5736	13-Nov-18	\$1,590,000	Condo	1,341
333 Rector Pl #1509	1-00016-5760	12-Dec-18	\$1,580,000	Condo	1,341
380 Rector Pl #17A	1-00016-2616	28-Dec-18	\$1,315,394	Condo	873
200 Rector Pl #36H	1-00016-5315	28-Dec-18	\$1,313,628	Condo	944
250 S End Ave #11B	1-00016-2272	6-Nov-18	\$1,225,000	Condo	1,158
70 Little West St #9C	1-00016-1773	19-Oct-18	\$1,222,000	Condo	930
30 Little West St #4G	1-00016-1420	18-Dec-18	\$1,200,000	Condo	1,190
377 Rector Pl #24C	1-00016-1074	11-Dec-18	\$1,025,000	Condo	766
200 Rector Pl #35D	1-00016-5159	20-Nov-18	\$1,020,000	Condo	650
21 S End Ave #624	1-00016-6111	19-Nov-18	\$980,000	Condo	899
380 Rector Pl #25F	1-00016-2735	19-Oct-18	\$930,000	Condo	665
225 Rector Pl #22F	1-00016-3483	26-Oct-18	\$905,890	Condo	682
333 Rector Pl #1112	1-00016-5727	30-Oct-18	\$900,000	Condo	768
280 Rector Pl #5C	1-00016-3049	5-Nov-18	\$895,000	Condo	832
377 Rector Pl #21F	1-00016-1143	29-Oct-18	\$880,000	Condo	652
377 Rector Pl #2A	1-00016-1003	19-Oct-18	\$750,000	Condo	727
21 S End Ave #PH2W	1-00016-6178	16-Nov-18	\$647,000	Condo	677
2 S End Ave #8E	1-00016-8135	7-Dec-18	\$580,000	Condo	634
250 S End Ave #12F	1-00016-2282	25-Oct-18	\$532,500	Condo	506
280 Rector Pl #1G	1-00016-3003	5-Oct-18	\$525,000	Condo	681
250 S End Ave #7F	1-00016-2247	31-Dec-18	\$495,000	Condo	506



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