

BATTERY PARK CITY

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

1st Quarter 2019



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Residential Market Report, 1st Quarter 2019

Battery Park City, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$1.36M

17% YoY

NO. OF TRANSACTIONS

26

-35% YoY

MEDIAN PRICE/SQ.FT.

\$1,507

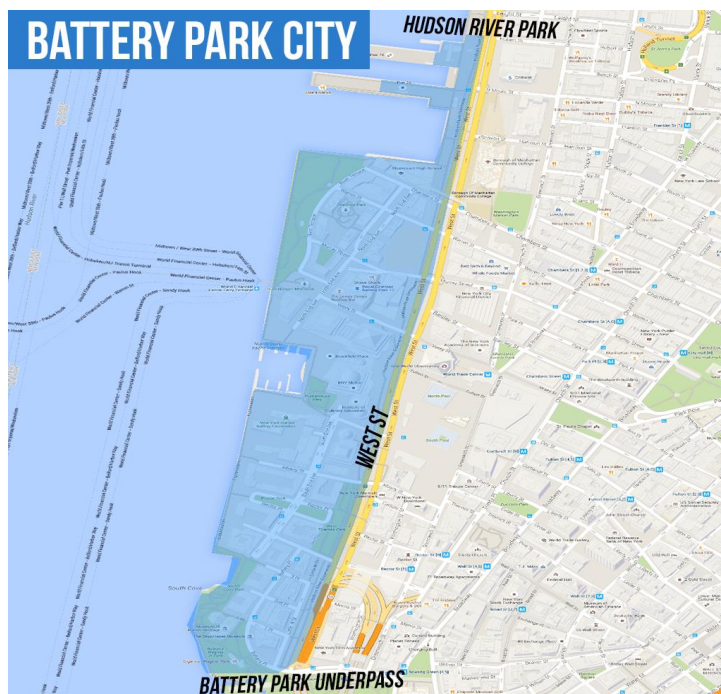
15% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.12M

3% YoY

NEIGHBORHOOD BOUNDARIES

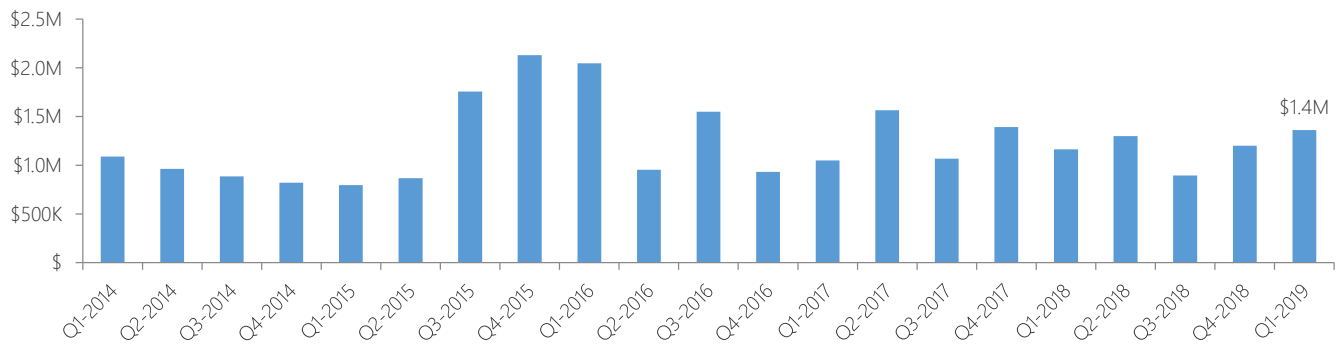


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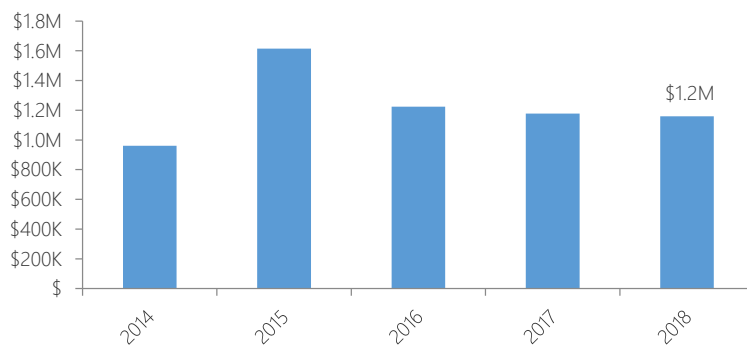


RESIDENTIAL STATS

Median Sale Price by Quarter

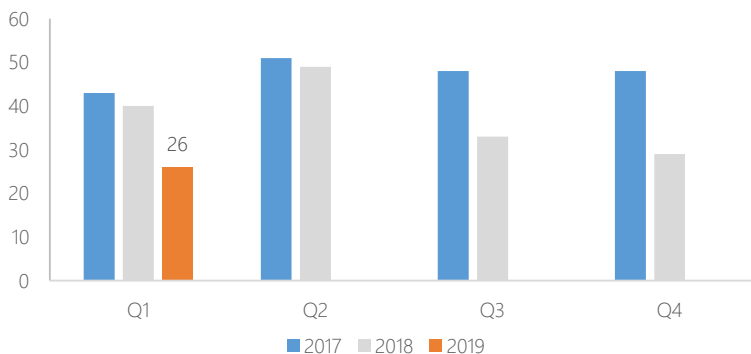


Median Sale Price by Year



Number of Transactions

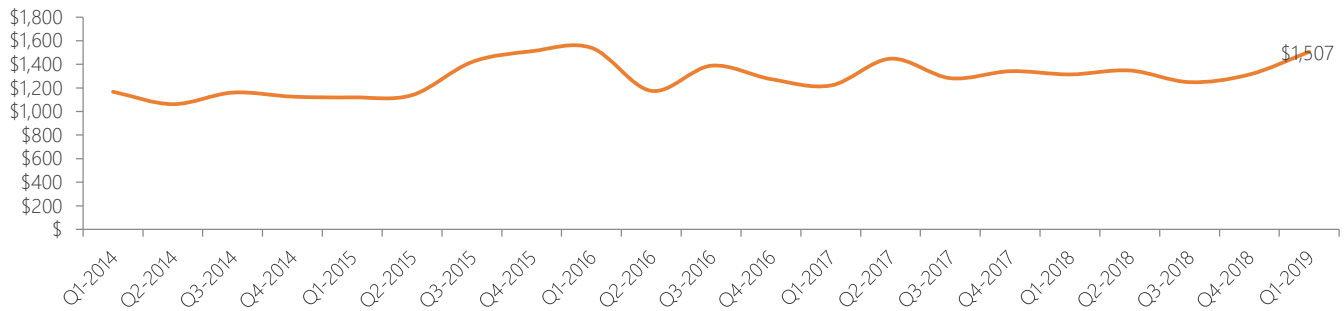
Quarter	2014	2015	2016	2017	2018	2019
Q1	54	33	75	43	40	26
Q2	52	50	50	51	49	
Q3	53	128	57	48	33	
Q4	42	86	47	48	29	



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Median Sale Price per Square Foot

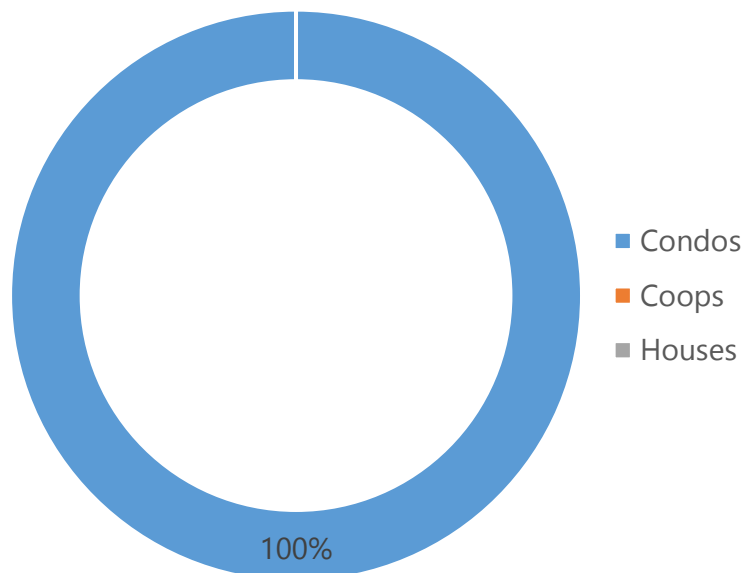


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$1,360,000	17%	\$1,507	15%	26
Coops	-	-	-	-	0
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
212 Warren St #20G	1-00016-4462	14-Mar-19	\$4,800,000	Condo	2,481
212 Warren St #4C	1-00016-4334	28-Feb-19	\$3,300,000	Condo	1,661
10 Little West St #19A	1-00016-9022	7-Jan-19	\$2,650,000	Condo	1,759
2 River Ter #15A	1-00016-3764	8-Feb-19	\$2,495,000	Condo	1,524
1-2 River Ter #9M	1-00016-3703	15-Jan-19	\$2,400,000	Condo	1,449
30 West St #20E	1-00016-1523	11-Feb-19	\$2,250,000	Condo	1,526
70 Little West St #14B	1-00016-1818	15-Mar-19	\$2,050,000	Condo	1,311
212 Warren St #7N	1-00016-4372	1-Feb-19	\$1,770,000	Condo	1,061
212 Warren St #9N	1-00016-4388	5-Mar-19	\$1,754,000	Condo	1,061
1-2 River Ter #4C	1-00016-3624	10-Jan-19	\$1,678,000	Condo	1,088
377 Rector Pl #6KL	1-00016-1210	27-Feb-19	\$1,651,544	Condo	688
380 Rector Pl #10A	1-00016-2610	11-Jan-19	\$1,380,000	Condo	873
280 Rector Pl #8I	1-00016-3103	8-Feb-19	\$1,360,000	Condo	625
30 Little West St #33D	1-00016-1611	11-Feb-19	\$1,350,000	Condo	875
200 Rector Pl #31B	1-00016-5072	20-Mar-19	\$1,275,000	Condo	948
30 Little West St #7G	1-00016-1441	1-Feb-19	\$1,250,000	Condo	1,190
200 Rector Pl #4Y	1-00016-5543	8-Feb-19	\$1,175,000	Condo	1,054
30 Little West St #7G	1-00016-1441	9-Jan-19	\$1,005,000	Condo	1,190
333 Rector Pl #511	1-00016-5649	1-Feb-19	\$905,000	Condo	860
350 Albany St #M3	1-00016-2118	4-Mar-19	\$685,000	Condo	756
300 Rector Pl #8R	1-00016-4136	25-Mar-19	\$520,000	Condo	565
300 Albany St #9M	1-00016-2506	15-Jan-19	\$501,000	Condo	695
300 Albany St #3N	1-00016-2417	18-Mar-19	\$496,860	Condo	647
300 Albany St #7M	1-00016-2476	6-Mar-19	\$475,000	Condo	695
280 Rector Pl #9F	1-00016-3114	15-Mar-19	\$424,770	Condo	915



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