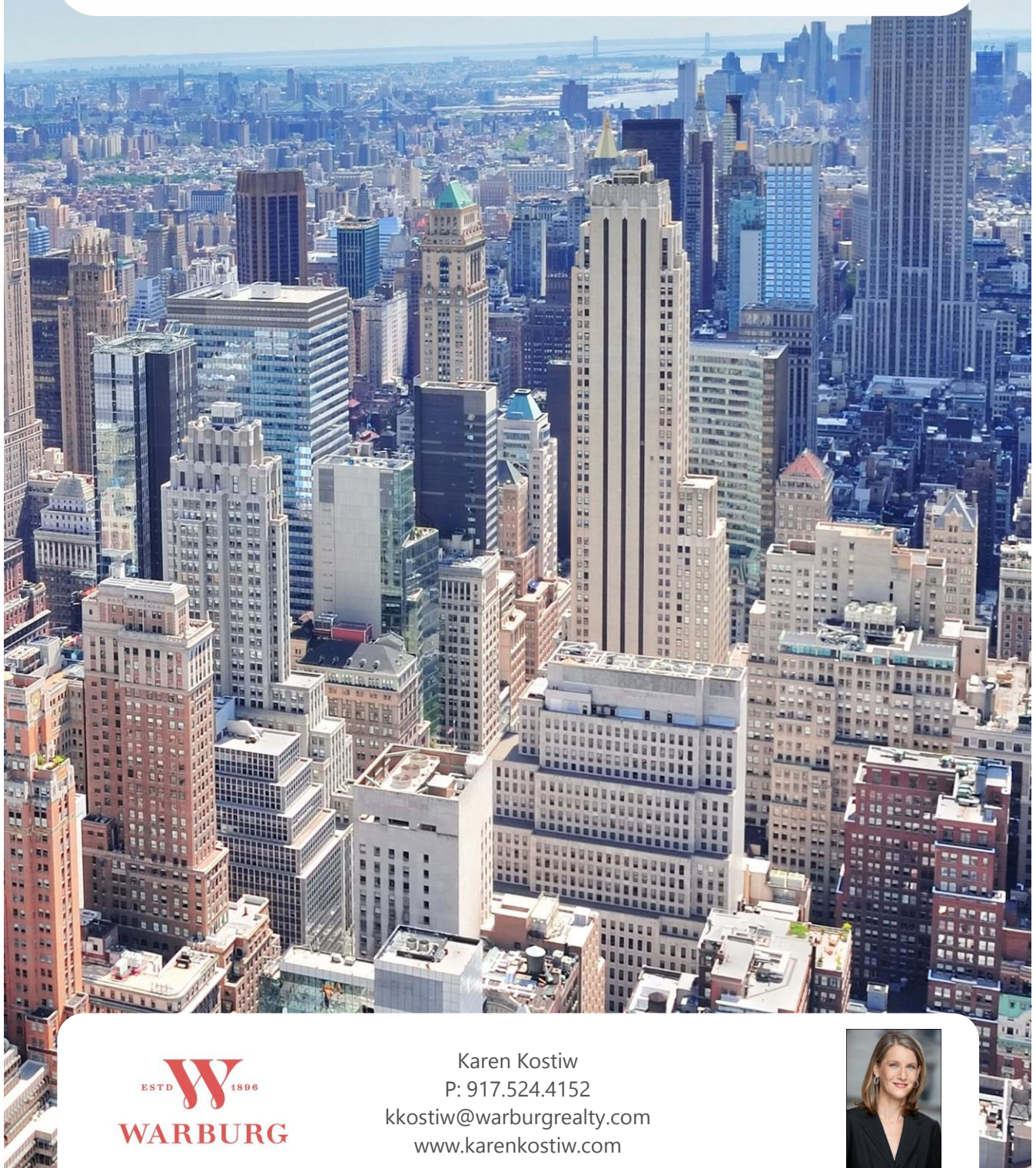


ROOSEVELT ISLAND

A quarterly analysis of residential sales
in Roosevelt Island, Manhattan

1st Quarter 2019



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Residential Market Report, 1st Quarter 2019

Roosevelt Island, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$680K

-35% YoY

NO. OF TRANSACTIONS

5

25% YoY

MEDIAN PRICE/SQ.FT.

\$1,236

-

MANHATTAN
MEDIAN SALE PRICE

\$1.12M

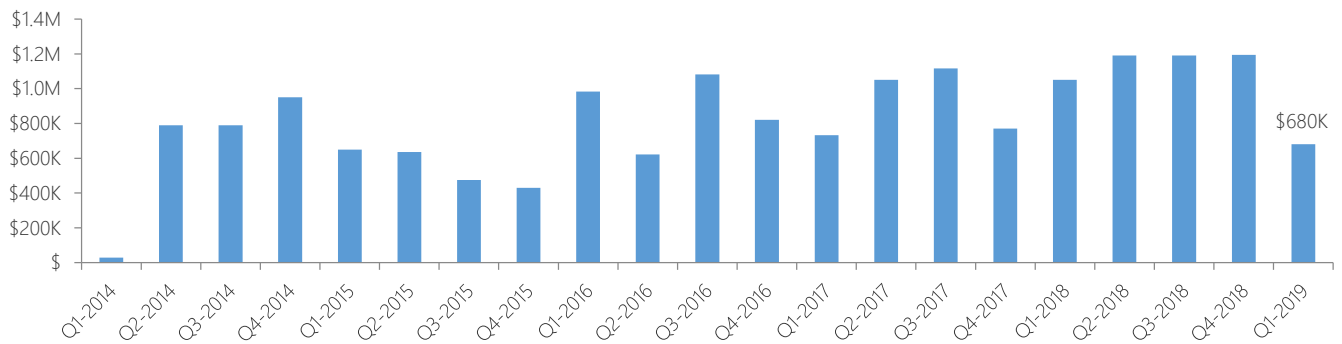
3% YoY

NEIGHBORHOOD BOUNDARIES

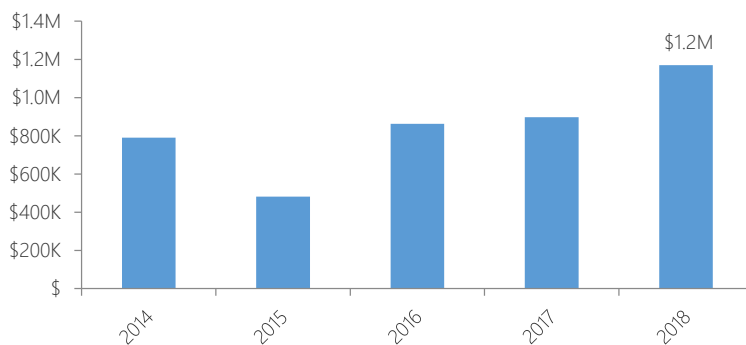


RESIDENTIAL STATS

Median Sale Price by Quarter

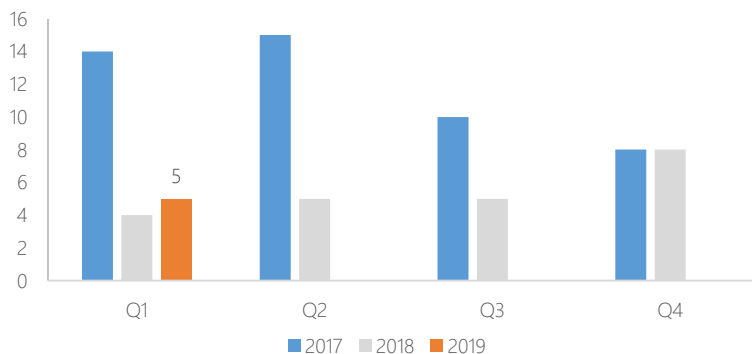


Median Sale Price by Year



Number of Transactions

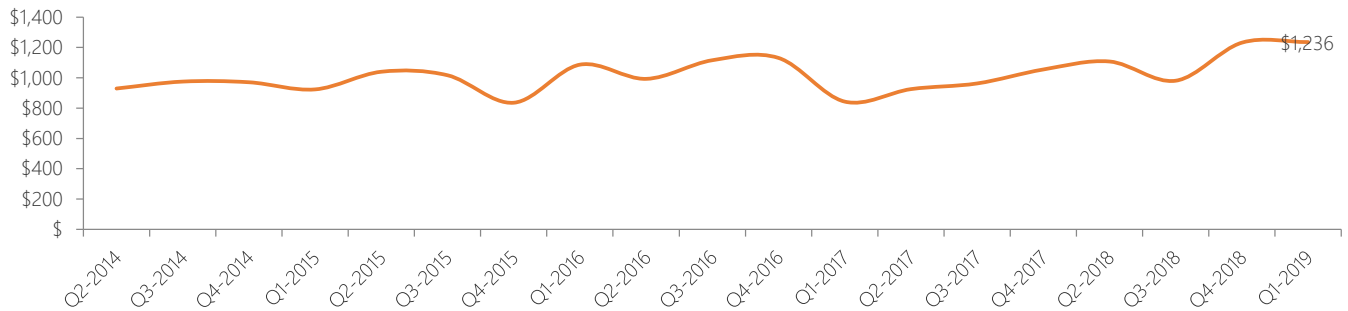
Quarter	2014	2015	2016	2017	2018	2019
Q1	2	8	14	14	4	5
Q2	7	6	10	15	5	
Q3	10	45	7	10	5	
Q4	10	21	16	8	8	



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Median Sale Price per Square Foot

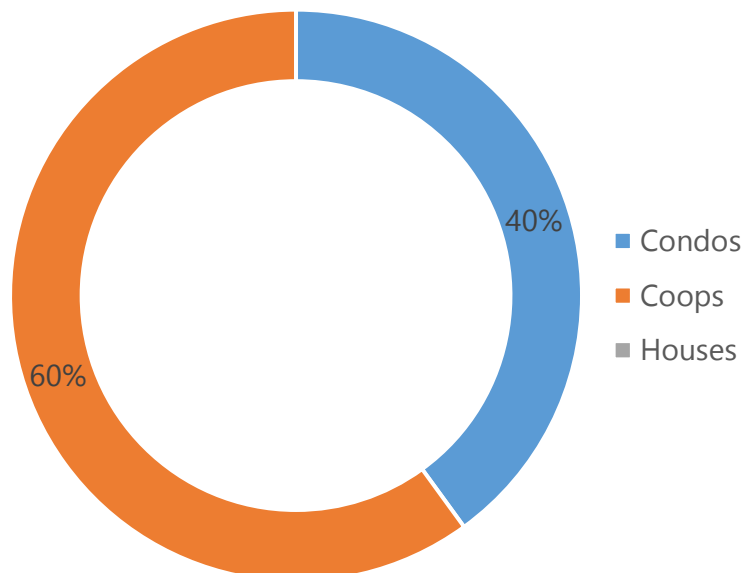


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$1,278,750	-	\$1,244	-	2
Coops	\$420,000	-60%	\$705	-	3
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
425 Main St #7F	1-01373-1382	6-Mar-19	\$1,320,000	Condo	1,068
455 Main St #3E	1-01373-1068	8-Mar-19	\$1,237,500	Condo	989
531 Main St #1114	1-01373-0040	22-Jan-19	\$680,000	Coop	
551 Main St #1811	1-01373-1901	1-Mar-19	\$420,000	Coop	596
551 Main St #408	1-01373-1901	18-Jan-19	\$369,456	Coop	



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