

GREENWICH VILLAGE

A quarterly analysis of residential sales
in Greenwich Village, Manhattan

2nd Quarter 2019

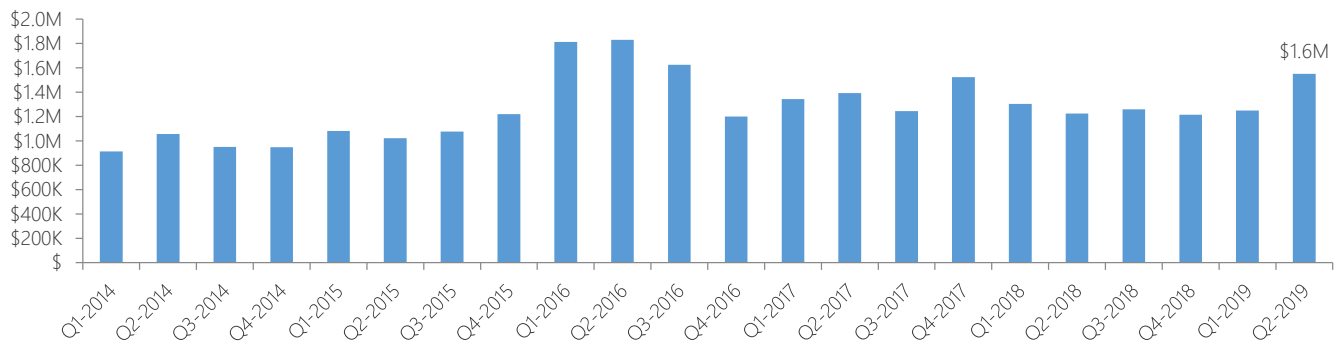


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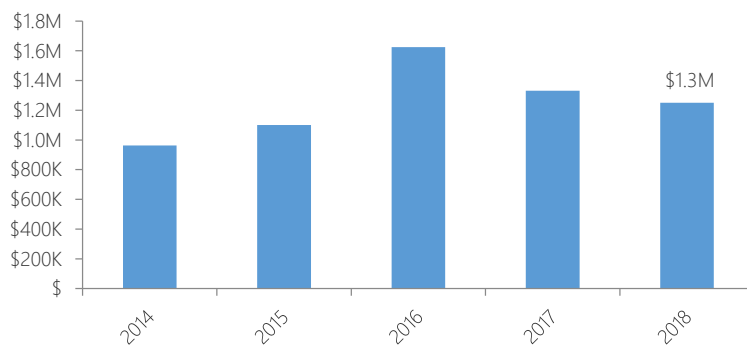


RESIDENTIAL STATS

Median Sale Price by Quarter

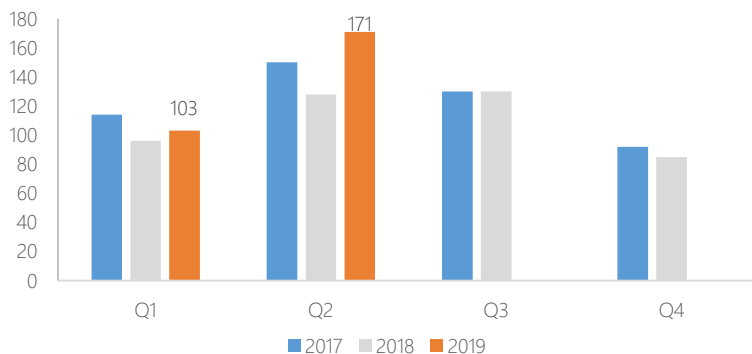


Median Sale Price by Year



Number of Transactions

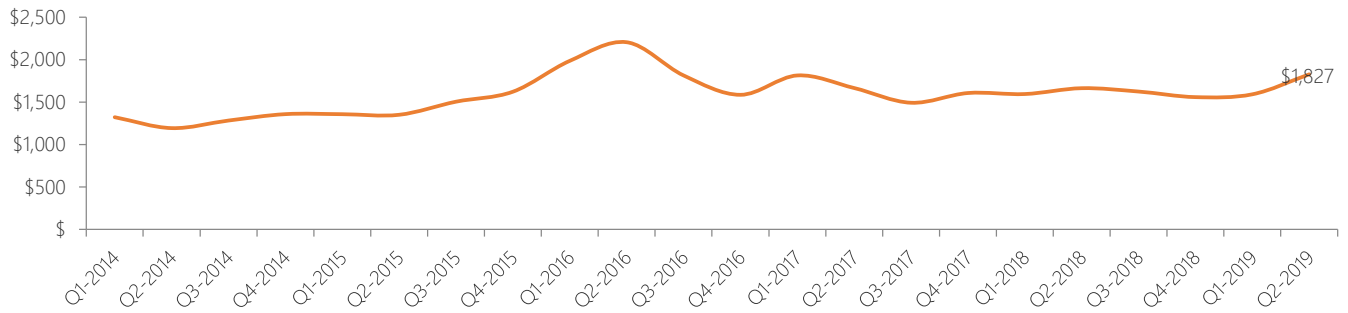
Quarter	2014	2015	2016	2017	2018	2019
Q1	108	121	178	114	96	103
Q2	144	134	189	150	128	171
Q3	155	147	179	130	130	
Q4	122	152	136	92	85	



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Median Sale Price per Square Foot

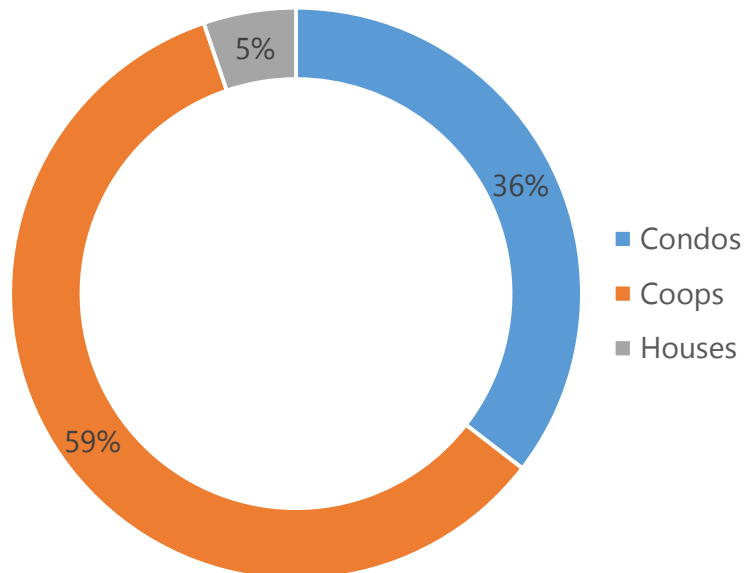


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$4,200,000	118%	\$2,381	15%	61
Coops	\$1,107,500	20%	\$1,227	-2%	102
Houses	\$11,500,000	46%	\$2,664	13%	9

Number of Sales by Building Type



TOP 100 TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
21 E Twelfth St #3A	1-00570-1104	8-Apr-19	\$23,278,631	Condo	
11 W Twelfth St	1-00576-0048	14-Jun-19	\$19,900,000	House	8,125
130 W Twelfth St #PH	1-00607-1242	12-Jun-19	\$18,500,000	Condo	3,875
146 Waverly Pl	1-00592-0060	28-Jun-19	\$17,400,000	House	6,118
145 W Eleventh St #4	1-00607-1309	26-Jun-19	\$15,750,000	Condo	4,529
215 Sullivan St #THA	1-00539-1101	4-Jun-19	\$14,650,000	Condo	7,436
186 Sullivan St	1-00526-0066	28-Jun-19	\$13,125,000	House	3,960
65 W 13th St #6B	1-00577-1138	28-Jun-19	\$13,050,000	Condo	2,836
37 W Eleventh St	1-00575-0068	27-Jun-19	\$11,800,000	House	3,696
109 W Eleventh St	1-00607-0050	22-May-19	\$11,200,000	House	4,060
17 E Twelfth St #6	1-00570-1305	13-Jun-19	\$10,500,000	Condo	4,514
17 E Twelfth St #5	1-00570-1304	24-Jun-19	\$10,025,000	Condo	4,514
60 W Ninth St	1-00572-0012	27-Jun-19	\$9,800,000	House	5,065
18 W Eleventh St	1-00574-0035	21-Jun-19	\$9,000,000	House	5,040
160 W Twelfth St #64	1-00607-1428	14-May-19	\$8,300,000	Condo	2,818
110 W Washington Pl	1-00592-0014	15-Apr-19	\$6,800,000	House	2,646
21 E Twelfth St #16C	1-00570-1142	31-May-19	\$6,078,963	Condo	
21 E Twelfth St #17C	1-00570-1145	18-Jun-19	\$5,948,994	Condo	2,028
33 Fifth Ave #7AB	1-00567-0007	11-Jun-19	\$5,650,000	Coop	2,000
21 E Twelfth St #12C	1-00570-1133	28-May-19	\$5,273,613	Condo	2,028
21 E Twelfth St #16B	1-00570-1141	31-May-19	\$5,105,867	Condo	
21 E Twelfth St #14B	1-00570-1135	3-Jun-19	\$5,058,923	Condo	1,629
21 E Twelfth St #15B	1-00570-1138	28-Jun-19	\$4,953,938	Condo	
111 W Twelfth St #20L	1-00608-0039	30-May-19	\$4,876,000	Coop	
21 E Twelfth St #10B	1-00570-1126	8-May-19	\$4,843,800	Condo	1,629
21 E Twelfth St #16A	1-00570-1140	29-May-19	\$4,829,702	Condo	
21 E Twelfth St #11B	1-00570-1129	24-Apr-19	\$4,825,848	Condo	1,629
21 E Twelfth St #12B	1-00570-1132	22-May-19	\$4,804,210	Condo	1,629
173 Macdougall St #3W	1-00553-1104	26-Jun-19	\$4,800,000	Condo	2,322
21 E Twelfth St #9B	1-00570-1123	22-Apr-19	\$4,782,960	Condo	1,629
21 E Twelfth St #15A	1-00570-1137	17-May-19	\$4,618,483	Condo	
21 E Twelfth St #7B	1-00570-1115	12-Apr-19	\$4,581,135	Condo	
21 E Twelfth St #8B	1-00570-1119	17-Apr-19	\$4,516,285	Condo	1,629
28 E Tenth St #5K	1-00561-1144	3-Jun-19	\$4,450,000	Condo	2,227
21 E Twelfth St #12A	1-00570-1131	15-May-19	\$4,432,521	Condo	
21 E Twelfth St #11A	1-00570-1128	15-May-19	\$4,381,008	Condo	
40 Fifth Ave #14E	1-00574-0039	5-Apr-19	\$4,350,000	Coop	
21 E Twelfth St #10A	1-00570-1125	15-May-19	\$4,329,496	Condo	
21 E Twelfth St #9A	1-00570-1122	18-Apr-19	\$4,323,858	Condo	1,478
12 E Twelfth St #4S	1-00569-1007	20-Jun-19	\$4,200,000	Condo	2,750
21 E Twelfth St #8A	1-00570-1118	17-Apr-19	\$4,173,771	Condo	
150 W Twelfth St #4WES	1-00607-1460	19-Jun-19	\$4,125,000	Condo	1,465
21 E Twelfth St #7A	1-00570-1114	14-Jun-19	\$4,067,813	Condo	
21 E Twelfth St #6A	1-00570-1110	14-Jun-19	\$3,926,358	Condo	
45 Christopher St #8E	1-00610-1059	16-May-19	\$3,900,000	Condo	1,200
11 Fifth Ave #15P	1-00566-0001	1-Apr-19	\$3,703,000	Coop	
65 W 13th St #6D	1-00577-1140	28-Jun-19	\$3,700,000	Condo	1,898
20 E Ninth St #24F	1-00566-0018	9-Apr-19	\$3,625,000	Coop	
130 W Twelfth St #3C	1-00607-1208	13-Jun-19	\$3,500,000	Condo	1,437
11 W Eleventh St #2	1-00575-0056	29-Apr-19	\$3,200,000	Coop	2,500



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Address	BBL	Sale date	Sale price	Property type	Sqft
2 Fifth Ave #9KL	1-00551-0001	10-May-19	\$3,000,000	Coop	1,600
30 E Tenth St #8S	1-00561-0009	28-Jun-19	\$2,750,000	Coop	
21 E Twelfth St #8C	1-00570-1120	17-Apr-19	\$2,723,774	Condo	1,033
21 E Twelfth St #7C	1-00570-1116	24-Apr-19	\$2,675,411	Condo	
30 E Tenth St #6S	1-00561-0009	20-Jun-19	\$2,650,000	Coop	
3 W 13th St #4	1-00577-1204	24-Jun-19	\$2,630,000	Condo	1,417
28 E Tenth St #1H	1-00561-1110	12-Jun-19	\$2,600,000	Condo	1,461
21 E Twelfth St #8D	1-00570-1121	8-May-19	\$2,544,916	Condo	1,006
38-50 W Ninth St #19	1-00572-0017	20-Jun-19	\$2,500,000	Coop	1,425
40-50 E Tenth St #8E	1-00561-0014	3-Jun-19	\$2,500,000	Coop	
130 W Twelfth St #10D	1-00607-1237	20-Jun-19	\$2,495,000	Condo	875
20 E Ninth St #16C	1-00566-0018	12-Jun-19	\$2,495,000	Coop	
21 E Twelfth St #7D	1-00570-1117	15-Apr-19	\$2,446,647	Condo	
60 E Eighth St #20E	1-00548-1003	8-May-19	\$2,375,000	Coop	1,300
63 E Ninth St #14P	1-00561-1003	29-May-19	\$2,320,000	Coop	
25 Minetta Ln #4FG	1-00542-0011	30-Apr-19	\$2,295,000	Coop	
11 Fifth Ave #5T	1-00566-0001	17-Jun-19	\$2,250,000	Coop	1,550
51 Fifth Ave #15C	1-00569-0005	11-Jun-19	\$2,175,000	Coop	
204 W Houston St	1-00528-0008	4-Jun-19	\$2,175,000	Coop	37,968
25 Fifth Ave #4F	1-00567-1028	8-May-19	\$2,019,850	Condo	988
40 E Ninth St #5J	1-00560-1103	13-Jun-19	\$2,009,000	Coop	1,400
64 W Eleventh St #2	1-00574-0011	27-Jun-19	\$1,950,000	Coop	
39 Fifth Ave #7C	1-00568-0004	30-Apr-19	\$1,950,000	Coop	
509 Avenue Of The Americas #16E	1-00609-0047	8-Apr-19	\$1,875,000	Coop	1,100
25 Fifth Ave #8H	1-00567-1059	18-Apr-19	\$1,780,000	Condo	724
141 Mac Dougal St #4	1-00543-0052	11-Jun-19	\$1,750,000	Coop	
38-50 W Ninth St #5C	1-00572-0017	22-Apr-19	\$1,700,000	Coop	980
184 Thompson St #6E	1-00525-1631	10-May-19	\$1,575,000	Condo	876
11 Fifth Ave #5R	1-00566-0001	21-May-19	\$1,575,000	Coop	
2 Fifth Ave #11R	1-00551-0001	28-Jun-19	\$1,560,000	Coop	
2 Fifth Ave #6O	1-00551-0001	16-Apr-19	\$1,550,000	Coop	
3 Sheridan Sq #10E	1-00591-0026	5-Apr-19	\$1,535,000	Coop	
175 W Twelfth St #16E	1-00608-1183	30-Apr-19	\$1,525,000	Condo	379
126 W Eleventh St #23	1-00606-0047	4-Apr-19	\$1,495,000	Coop	
59 W Twelfth St #4G	1-00576-1532	10-Apr-19	\$1,400,000	Condo	750
39 E Twelfth St #806	1-00564-0026	7-May-19	\$1,400,000	Coop	
2 Fifth Ave #4Q	1-00551-0001	12-Jun-19	\$1,395,145	Coop	
45 Christopher St #3F	1-00610-1025	14-May-19	\$1,385,681	Condo	770
77 Bleecker St #PH13	1-00532-0020	20-Jun-19	\$1,377,000	Coop	
250 Mercer St #B1101	1-00535-1002	10-Apr-19	\$1,358,193	Coop	
111 W Twelfth St #2G	1-00608-0039	23-May-19	\$1,350,000	Coop	
20 E Ninth St #3U	1-00566-0018	14-May-19	\$1,350,000	Coop	
60 E Eighth St #22L	1-00548-1003	27-Jun-19	\$1,350,000	Coop	850
30 E Ninth St #6D	1-00560-1003	16-May-19	\$1,310,000	Coop	
23 Waverly Pl #2P	1-00548-0045	3-Jun-19	\$1,300,000	Coop	
40 E Ninth St #8G	1-00560-1103	5-Jun-19	\$1,300,000	Coop	
61 W Ninth St #7G	1-00573-0075	26-Jun-19	\$1,300,000	Coop	1,200
2 Fifth Ave #7S	1-00551-0001	10-May-19	\$1,300,000	Coop	950
60 W 13th St #2D	1-00576-0204	27-Jun-19	\$1,258,707	Condo	820
40 E Ninth St #4F	1-00560-1103	30-May-19	\$1,225,000	Coop	



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