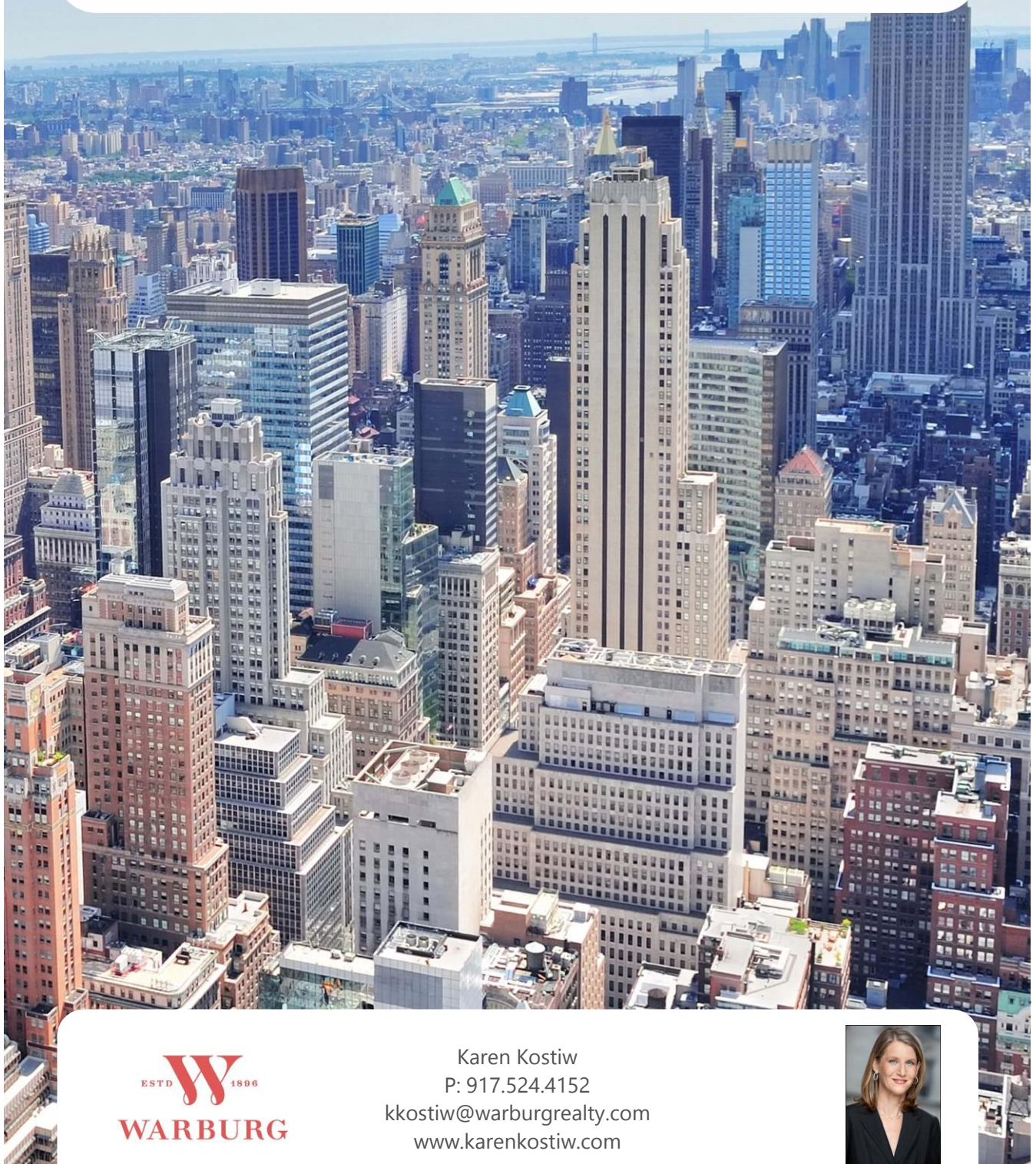


KIPS BAY

A quarterly analysis of residential sales
in Kips Bay, Manhattan

2nd Quarter 2019



Karen Kostiw
P: 917.524.4152
kkostiw@warburgrealty.com
www.karenkostiw.com



Residential Market Report, 2nd Quarter 2019

Kips Bay, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$670K

18% YoY

NO. OF TRANSACTIONS

50

-9% YoY

MEDIAN PRICE/SQ.FT.

\$1,069

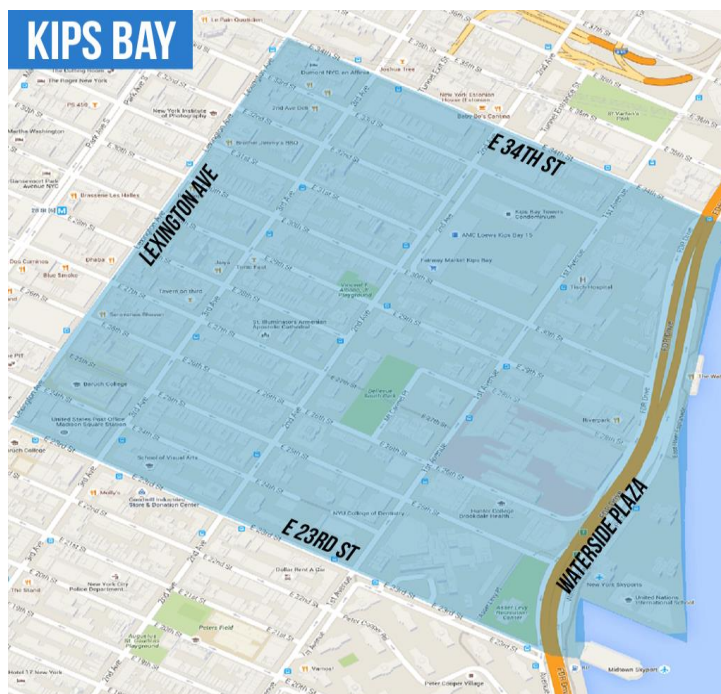
0% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.34M

26% YoY

NEIGHBORHOOD BOUNDARIES

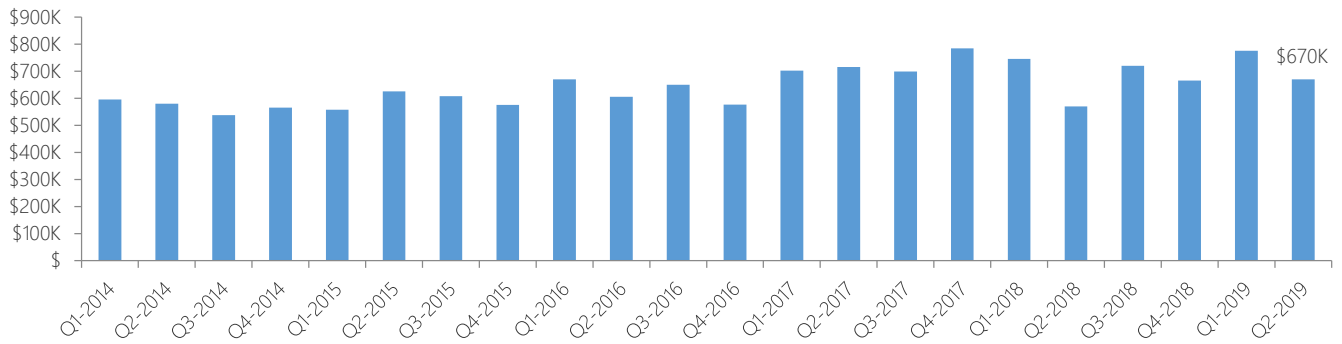


Karen Kostiw
P: 917.524.4152
kkostiw@warburgrealty.com
www.karenkostiw.com

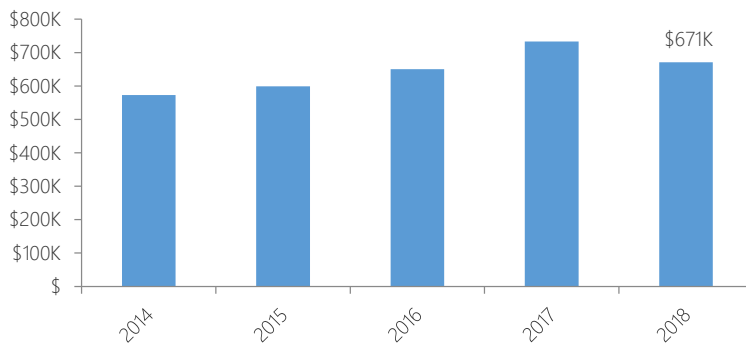


RESIDENTIAL STATS

Median Sale Price by Quarter

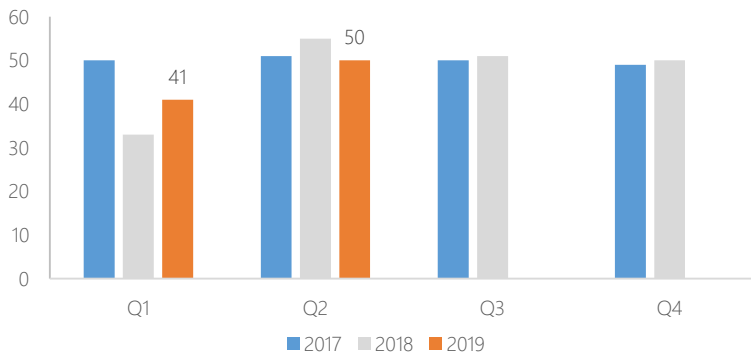


Median Sale Price by Year



Number of Transactions

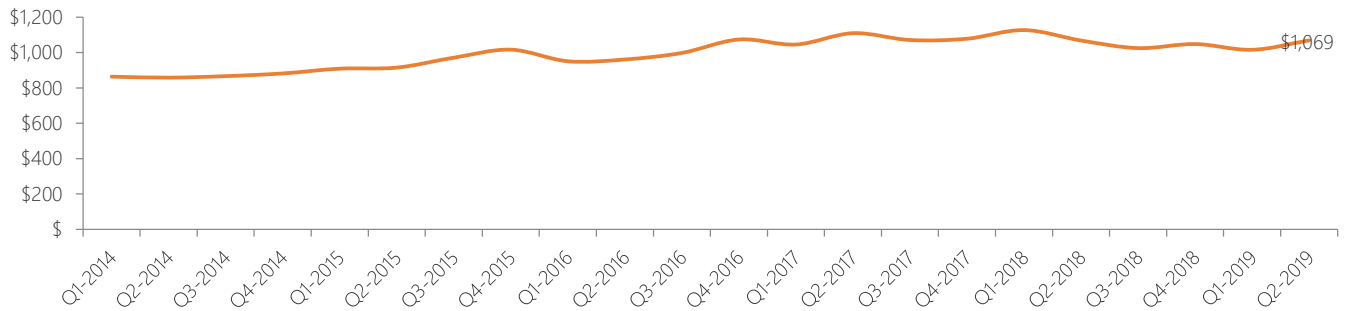
Quarter	2014	2015	2016	2017	2018	2019
Q1	66	58	40	50	33	41
Q2	81	58	55	51	55	50
Q3	78	63	57	50	51	
Q4	67	46	41	49	50	



Karen Kostiw
P: 917.524.4152
kkostiw@warburgrealty.com
www.karenkostiw.com



Median Sale Price per Square Foot

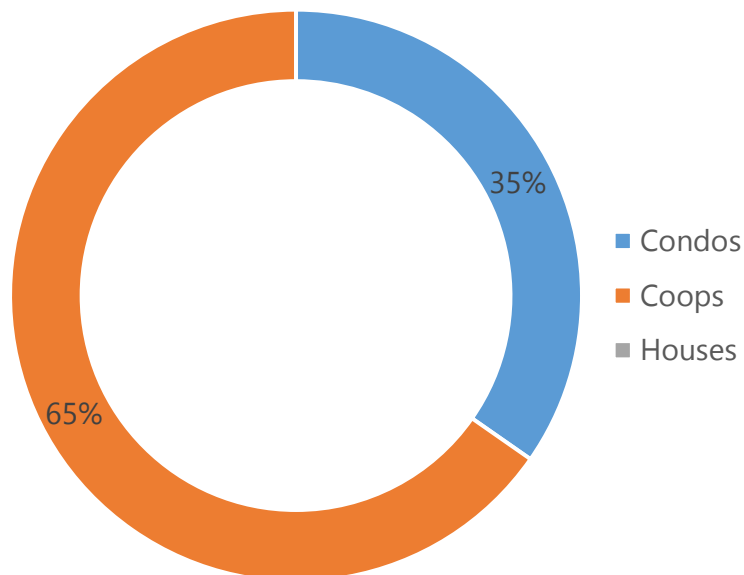


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$886,974	19%	\$1,176	-6%	17
Coops	\$630,000	14%	\$947	1%	32
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
200 E 24th St #1501	1-00904-0050	22-May-19	\$2,350,000	Coop	
300 E 33rd St #5M	1-00936-3068	19-Jun-19	\$1,895,000	Condo	1,321
201 E 25th St #15EF	1-00906-0001	12-Jun-19	\$1,590,000	Coop	
330 E 33rd St #5C	1-00936-4059	3-May-19	\$1,520,000	Condo	1,149
333 E 30th St #14C	1-00936-1171	25-Apr-19	\$1,350,000	Condo	1,164
300 E 33rd St #3J	1-00936-3037	25-Jun-19	\$1,300,000	Condo	1,130
157 E 32nd St #21B	1-00888-1077	11-Apr-19	\$1,205,000	Condo	900
200 E 27th St #7M	1-00907-0056	24-Apr-19	\$1,200,000	Coop	1,100
148 E 24th St #14C	1-00879-1253	8-May-19	\$1,065,000	Condo	711
333 E 30th St #20B	1-00936-1254	15-May-19	\$965,000	Condo	826
251 E 32nd St #18D	1-00913-0028	7-Jun-19	\$940,000	Coop	
300 E 33rd St #8N	1-00936-3111	2-May-19	\$905,000	Condo	713
305 E 24th St #5G	1-00930-0001	13-Jun-19	\$880,000	Coop	900
157 E 32nd St #9A	1-00888-1033	13-May-19	\$868,948	Condo	645
222 E 24th St #2B	1-00904-0039	28-May-19	\$860,000	Coop	1,000
201 E 25th St #5A	1-00906-0001	15-May-19	\$850,000	Coop	
300 E 33rd St #10K	1-00936-3136	12-Jun-19	\$817,500	Condo	732
333 E 30th St #12A	1-00936-1155	19-Apr-19	\$770,000	Condo	757
300 E 33rd St #19K	1-00936-3248	23-Apr-19	\$760,000	Condo	741
333 E 30th St #4N	1-00936-1055	4-Jun-19	\$760,000	Condo	709
215 E 24th St #524	1-00905-0006	6-Jun-19	\$735,000	Coop	825
245 E 25th St #4A	1-00906-0024	28-May-19	\$725,000	Coop	800
245 E 25th St #3A	1-00906-0024	10-Apr-19	\$725,000	Coop	
160 E 27th St #5A	1-00882-0050	22-May-19	\$670,000	Coop	700
305 E 24th St #12V	1-00930-0001	14-Jun-19	\$660,000	Coop	800
330 E 33rd St #21D	1-00936-4270	7-May-19	\$659,000	Condo	556
245 E 25th St #16L	1-00906-0024	12-Apr-19	\$652,050	Coop	
200 E 27th St #3V	1-00907-0056	7-Jun-19	\$650,000	Coop	
160 E 27th St #3F	1-00882-0050	2-May-19	\$643,000	Coop	
330 Third Ave #15H	1-00880-0042	11-Apr-19	\$630,000	Coop	
200 E 24th St #804	1-00904-0050	29-Apr-19	\$600,000	Coop	
333 E 30th St #18F	1-00936-1230	3-May-19	\$575,000	Condo	486
245 E 24th St #8L	1-00905-0026	4-Jun-19	\$533,000	Coop	500
245 E 24th St #9L	1-00905-0026	11-Apr-19	\$530,000	Coop	500
251 E 32nd St #11D	1-00913-0028	17-May-19	\$515,000	Coop	
200 E 27th St #10N	1-00907-0056	11-Apr-19	\$515,000	Coop	550
330 E 33rd St #2H	1-00936-4022	20-Jun-19	\$500,000	Condo	473
330 Third Ave #18K	1-00880-0042	1-Apr-19	\$485,000	Coop	
305 E 24th St #20G	1-00930-0001	13-Jun-19	\$408,000	Coop	
150 E 27th St #5B	1-00882-0052	9-Apr-19	\$395,000	Coop	
150 E 27th St #2J	1-00882-0052	11-Apr-19	\$395,000	Coop	400
229 E 28th St #2G	1-00909-0015	26-Jun-19	\$395,000	Coop	
251 E 32nd St #14G	1-00913-0028	23-May-19	\$390,000	Coop	
229 E 28th St #3L	1-00909-0015	3-Apr-19	\$352,500	Coop	400
229 E 29th St #1D	1-00910-0014	19-Jun-19	\$330,000	Coop	
160 E 26th St #1F	1-00881-0047	30-May-19	\$320,000	Coop	
229 E 29th St #5C	1-00910-0014	31-May-19	\$296,000	Coop	



Karen Kostiw
P: 917.524.4152
kkostiw@warburgrealty.com
www.karenkostiw.com

