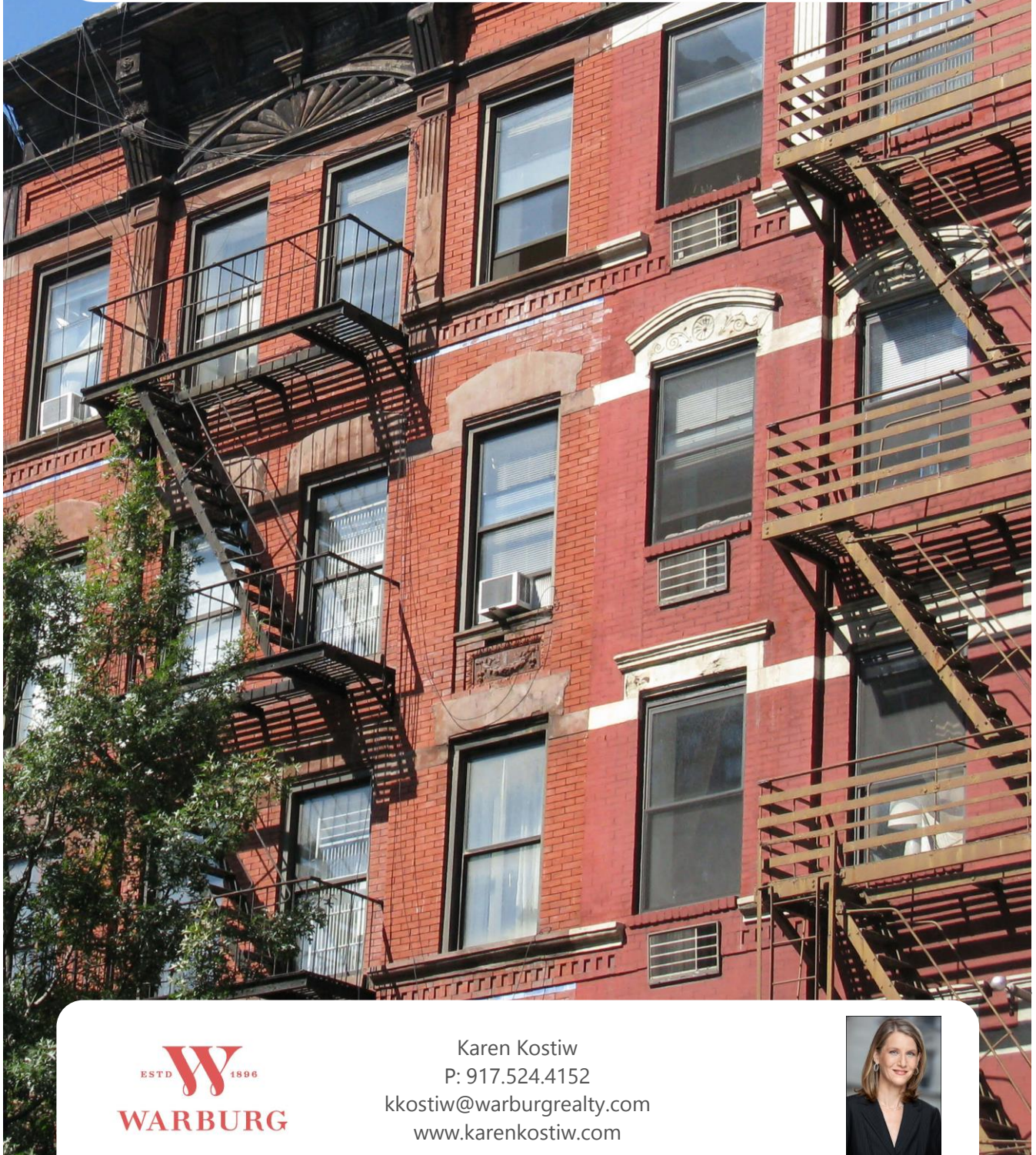


YORKVILLE

A quarterly analysis of residential sales
in Yorkville, Manhattan

2nd Quarter 2019



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Residential Market Report, 2nd Quarter 2019

Yorkville, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$990K

11% YoY

NO. OF TRANSACTIONS

198

-1% YoY

MEDIAN PRICE/SQ.FT.

\$1,216

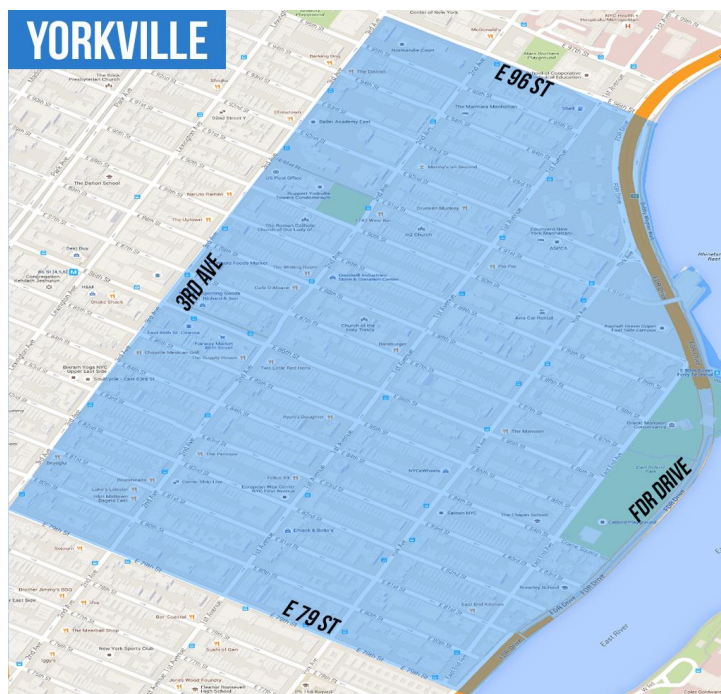
2% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.34M

26% YoY

NEIGHBORHOOD BOUNDARIES

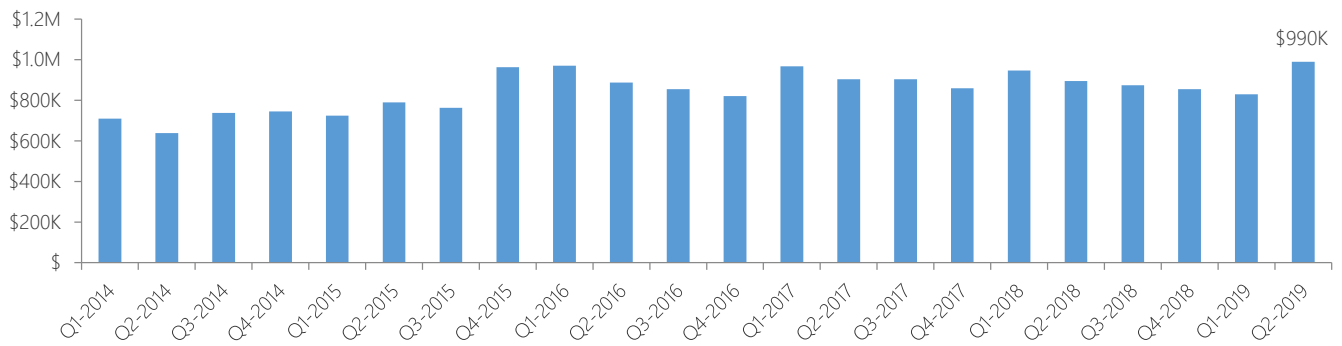


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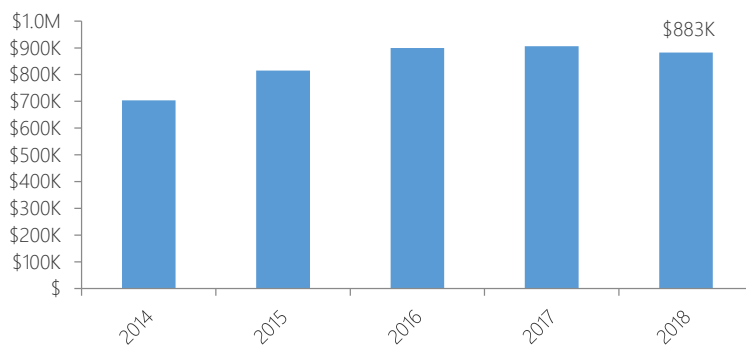


RESIDENTIAL STATS

Median Sale Price by Quarter

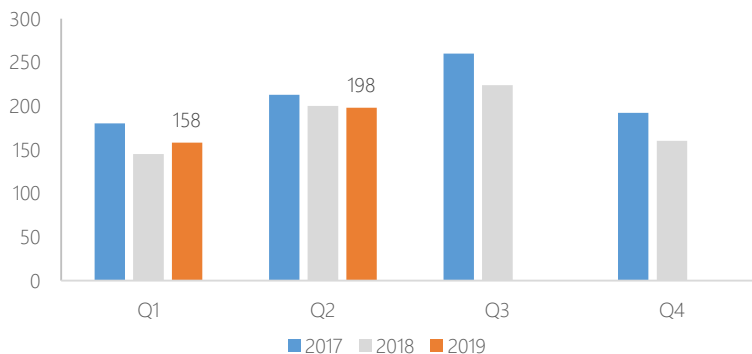


Median Sale Price by Year



Number of Transactions

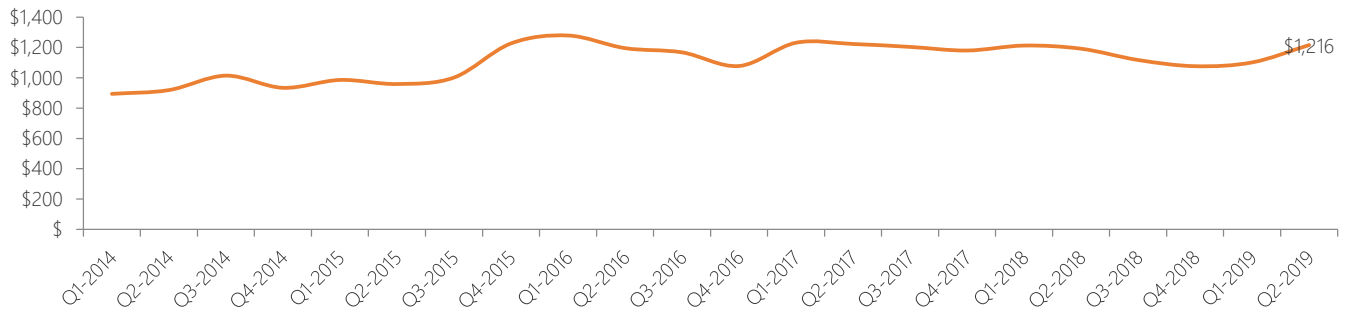
Quarter	2014	2015	2016	2017	2018	2019
Q1	177	162	269	180	145	158
Q2	216	195	188	213	200	198
Q3	250	221	210	260	224	
Q4	193	254	125	192	160	



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Median Sale Price per Square Foot

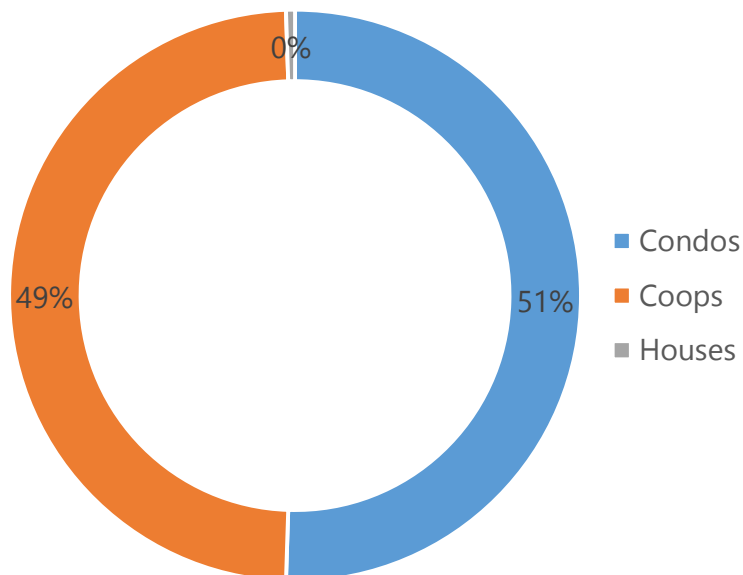


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$1,587,500	0%	\$1,385	1%	100
Coops	\$738,750	4%	\$933	3%	97
Houses	\$3,845,000	-56%	\$1,488	16%	1

Number of Sales by Building Type



TOP 100 TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
205 E 85th St #PH1A	1-01531-1158	17-Jun-19	\$9,325,000	Condo	3,326
360 E 89th St #31A	1-01551-1180	24-Jun-19	\$6,250,000	Condo	
120 E End Ave #11A	1-01582-0023	24-Apr-19	\$6,000,000	Coop	
360 E 89th St #25A	1-01551-1168	25-Jun-19	\$5,650,000	Condo	
360 E 89th St #27A	1-01551-1172	26-Jun-19	\$5,500,000	Condo	
360 E 89th St #31B	1-01551-1181	26-Apr-19	\$5,000,000	Condo	
320 E 82nd St #4	1-01544-1304	1-May-19	\$4,920,000	Condo	
200 E 95th St #26C	1-01540-1398	5-Apr-19	\$4,468,823	Condo	1,959
389 E 89th St #PH1	1-01552-1456	26-Jun-19	\$4,325,000	Condo	
200 E 95th St #22C	1-01540-1386	26-Jun-19	\$4,311,198	Condo	
200 E 94th St #1809	1-01539-1502	31-May-19	\$4,147,543	Condo	2,283
201 E 80th St #16E	1-01526-1088	26-Jun-19	\$4,025,000	Condo	2,460
530 E 86th St #9C	1-01582-0034	27-Jun-19	\$4,000,000	Coop	
350 E 82nd St #PHCD	1-01544-1152	21-Jun-19	\$3,862,500	Condo	2,758
360 E 89th St #21A	1-01551-1156	8-May-19	\$3,850,000	Condo	
154 E End Ave	1-01583-0126	12-Jun-19	\$3,845,000	House	2,584
200 E 94th St #1817	1-01539-1500	3-Apr-19	\$3,693,877	Condo	1,880
239 E 79th St #14C	1-01525-0021	28-Jun-19	\$3,637,500	Coop	
360 E 89th St #14A	1-01551-1135	14-Jun-19	\$3,600,000	Condo	
360 E 89th St #17A	1-01551-1144	29-Apr-19	\$3,500,000	Condo	
200 E 94th St #1417	1-01539-1474	10-Jun-19	\$3,292,065	Condo	1,880
525 E 80th St #PHB	1-01577-1267	7-May-19	\$3,160,000	Condo	2,076
201 E 80th St #6C	1-01526-1029	28-Jun-19	\$3,149,000	Condo	1,889
200 E 94th St #2117	1-01539-1520	24-Jun-19	\$3,075,517	Condo	1,880
200 E 94th St #417	1-01539-1352	25-Jun-19	\$3,075,437	Condo	1,797
170 E End Ave #3H	1-01584-1028	5-Apr-19	\$3,075,000	Condo	1,749
80 E End Ave #15FA	1-01580-0023	29-Apr-19	\$2,975,000	Coop	
225 E 81st St #4	1-01527-1204	12-Jun-19	\$2,925,000	Condo	1,580
200 E 95th St #6A	1-01540-1332	3-May-19	\$2,906,013	Condo	1,481
200 E 94th St #1614	1-01539-1491	10-May-19	\$2,855,871	Condo	2,144
1760 Second Ave #28C	1-01554-1126	29-Apr-19	\$2,650,000	Condo	2,047
360 E 89th St #15C	1-01551-1140	22-Apr-19	\$2,650,000	Condo	
455 E 86th St #31B	1-01566-1061	28-Jun-19	\$2,632,500	Condo	1,640
212 E 95th St #5A	1-01540-1212	1-Apr-19	\$2,600,000	Condo	2,592
360 E 89th St #19B	1-01551-1151	16-May-19	\$2,450,000	Condo	
360 E 89th St #20B	1-01551-1154	21-Jun-19	\$2,450,000	Condo	
360 E 89th St #17B	1-01551-1145	3-Apr-19	\$2,399,999	Condo	
360 E 89th St #18B	1-01551-1148	24-Jun-19	\$2,350,000	Condo	
333 E 91st St #22A	1-01554-0023	27-Jun-19	\$2,215,000	Coop	1,818
205 E 85th St #10F	1-01531-1075	16-Apr-19	\$2,150,000	Condo	1,392
200 E 94th St #817	1-01539-1428	2-May-19	\$2,113,161	Condo	2,052
200 E 94th St #304	1-01539-1338	20-May-19	\$2,043,585	Condo	1,407
501 E 79th St #12EF	1-01576-0001	30-May-19	\$2,000,000	Coop	
505 E 79th St #7B	1-01576-0005	17-Apr-19	\$1,930,000	Coop	1,700
200 E 94th St #1114	1-01539-1465	30-Apr-19	\$1,909,408	Condo	1,065
200 E 94th St #304	1-01539-1338	14-Jun-19	\$1,900,000	Condo	1,407
200 E 94th St #2415	1-01539-1541	29-May-19	\$1,883,291	Condo	1,076
200 E 94th St #1914	1-01539-1510	12-Jun-19	\$1,848,814	Condo	1,065
300 E 85th St #1705	1-01547-0049	14-Jun-19	\$1,837,500	Coop	1,285
200 E 94th St #2015	1-01539-1511	6-May-19	\$1,834,035	Condo	1,076



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Address	BBL	Sale date	Sale price	Property type	Sqft
200 E 94th St #1714	1-01539-1497	4-Apr-19	\$1,828,323	Condo	1,065
200 E 94th St #2317	1-01539-1535	3-Jun-19	\$1,800,849	Condo	1,045
418 E 83rd St #G1	1-01562-0037	2-May-19	\$1,770,250	Coop	
200 E 94th St #615	1-01539-1384	3-May-19	\$1,755,081	Condo	1,076
200 E 94th St #1015	1-01539-1452	22-Apr-19	\$1,742,864	Condo	1,076
300 E 85th St #2703	1-01547-0049	26-Jun-19	\$1,700,000	Coop	1,100
200 E 84th St #16C	1-01529-0045	25-Apr-19	\$1,695,000	Coop	1,500
200 E 94th St #2315	1-01539-1532	7-May-19	\$1,680,885	Condo	1,076
215 E 80th St #6H	1-01526-1288	26-Jun-19	\$1,600,000	Condo	1,336
180 E End Ave #5E	1-01585-0023	24-Apr-19	\$1,600,000	Coop	
345 E 80th St #32J	1-01543-1274	24-May-19	\$1,575,000	Condo	733
333 E 79th St #10C	1-01542-0019	20-Jun-19	\$1,535,000	Coop	1,150
201 E 79th St #6D	1-01525-0001	22-Apr-19	\$1,532,550	Coop	
180 E End Ave #5B	1-01585-0023	9-May-19	\$1,525,000	Coop	
80 E End Ave #PHC	1-01580-0023	15-Apr-19	\$1,500,000	Coop	
389 E 89th St #3F	1-01552-1306	28-Jun-19	\$1,494,590	Condo	
245 E 93rd St #8C	1-01539-1073	7-May-19	\$1,450,000	Condo	1,056
245 E 93rd St #4K	1-01539-1270	24-Apr-19	\$1,430,000	Condo	1,299
301 E 79th St #31H	1-01542-1441	10-Jun-19	\$1,410,000	Condo	921
1619 Third Ave #23H	1-01536-1244	7-May-19	\$1,336,257	Condo	1,162
200 E 94th St #2311	1-01539-1536	30-May-19	\$1,329,343	Condo	854
345 E 81st St #12B	1-01544-0019	20-May-19	\$1,300,000	Coop	
301 E 79th St #24J	1-01542-1334	5-Apr-19	\$1,300,000	Condo	846
301 E 79th St #20B	1-01542-1263	13-May-19	\$1,300,000	Condo	907
200 E 94th St #2111	1-01539-1521	22-May-19	\$1,299,775	Condo	854
525 E 86th St #20E	1-01583-0012	29-May-19	\$1,275,000	Coop	1,400
505 E 79th St #17A	1-01576-0005	28-May-19	\$1,270,000	Coop	1,150
400 E 85th St #5J	1-01564-0047	23-May-19	\$1,260,000	Coop	1,100
200 E 94th St #2909	1-01539-1577	25-Apr-19	\$1,218,392	Condo	754
235 E 87th St #10K	1-01533-0122	30-Apr-19	\$1,200,000	Coop	
1641 Third Ave #34F	1-01537-2420	13-May-19	\$1,196,150	Condo	1,161
130 E End Ave #14D	1-01582-0030	11-Jun-19	\$1,137,500	Coop	
345 E 80th St #15F	1-01543-1168	5-Apr-19	\$1,137,385	Condo	929
345 E 80th St #16B	1-01543-1050	2-Apr-19	\$1,135,349	Condo	898
510 E 86th St #20B	1-01582-0046	14-May-19	\$1,135,000	Coop	
510 E 80th St #14A	1-01576-1084	29-Apr-19	\$1,125,000	Condo	1,044
1619 Third Ave #5H	1-01536-1032	31-May-19	\$1,112,500	Condo	1,158
200 E 94th St #2216	1-01539-1526	10-May-19	\$1,081,697	Condo	704
200 E 94th St #402	1-01539-1358	3-May-19	\$1,076,770	Condo	773
389 E 89th St #6G	1-01552-1330	10-Apr-19	\$1,070,000	Condo	814
333 E 91st St #4B	1-01554-0023	12-Apr-19	\$1,017,000	Coop	1,063
333 E 91st St #5B	1-01554-0023	28-Jun-19	\$999,000	Coop	1,063
300 E 93rd St #22E	1-01555-1277	7-Jun-19	\$999,000	Condo	793
200 E 94th St #225	1-01539-1317	8-Apr-19	\$989,627	Condo	706
200 E 94th St #226	1-01539-1318	1-May-19	\$969,810	Condo	704
200 E End Ave #14H	1-01586-0021	31-May-19	\$952,500	Coop	
33 E End Ave #7B	1-01589-0023	3-Jun-19	\$950,000	Coop	
1760 Second Ave #2C	1-01554-1005	30-Apr-19	\$945,000	Condo	863
1725 York Ave #22D	1-01569-0016	5-Apr-19	\$945,000	Coop	
205 E 85th St #6P	1-01531-1041	6-May-19	\$940,000	Condo	603



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