

GREENWICH VILLAGE

A quarterly analysis of residential sales
in Greenwich Village, Manhattan

3rd Quarter 2019

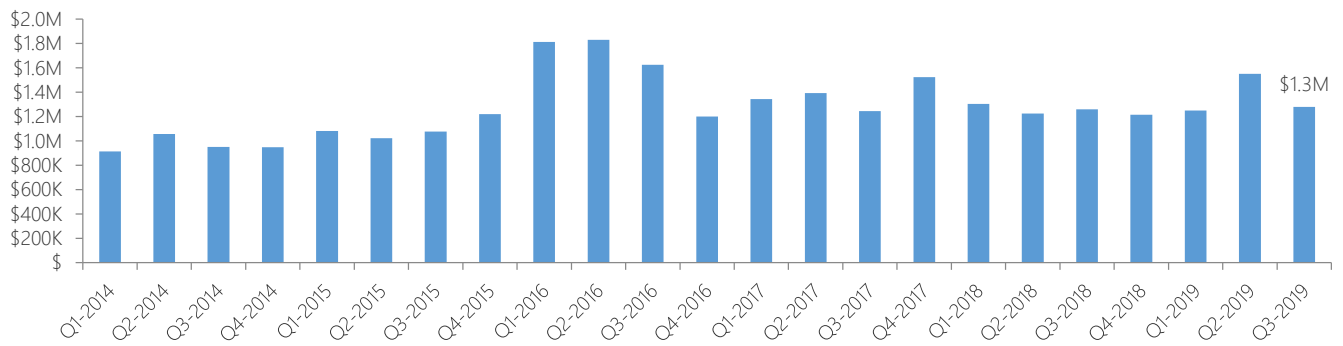


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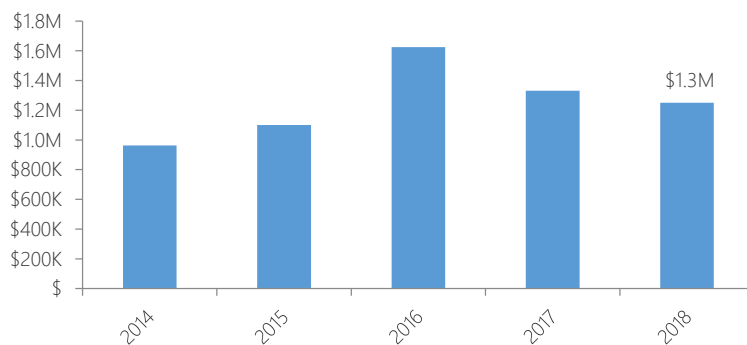


RESIDENTIAL STATS

Median Sale Price by Quarter

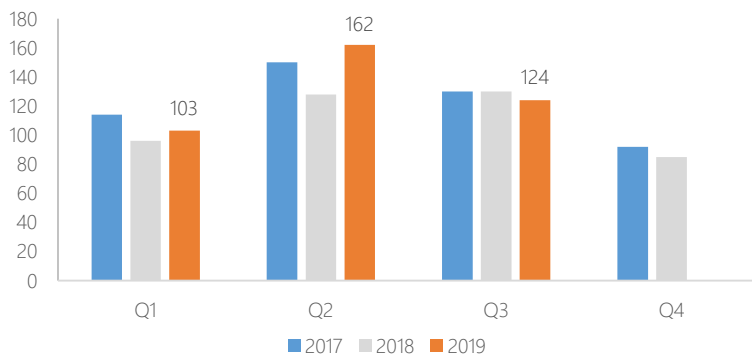


Median Sale Price by Year



Number of Transactions

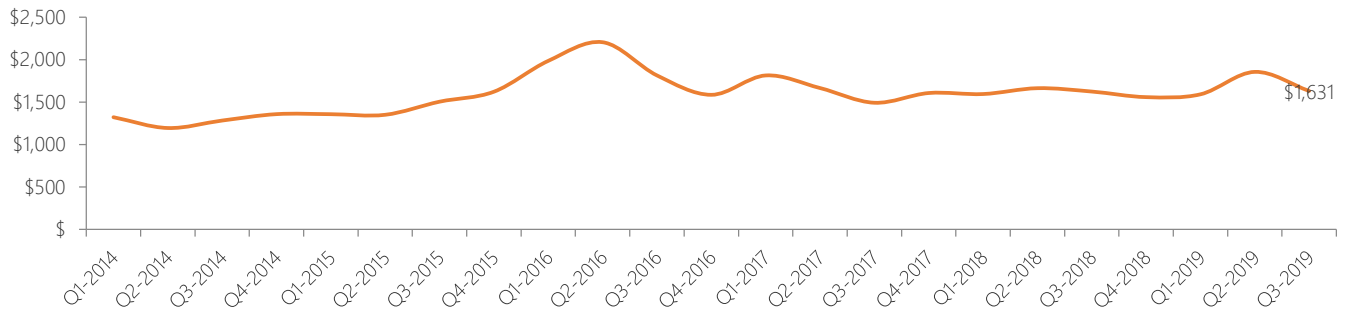
Quarter	2014	2015	2016	2017	2018	2019
Q1	108	121	178	114	96	103
Q2	144	134	189	150	128	162
Q3	155	147	179	130	130	124
Q4	122	152	136	92	85	



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Median Sale Price per Square Foot

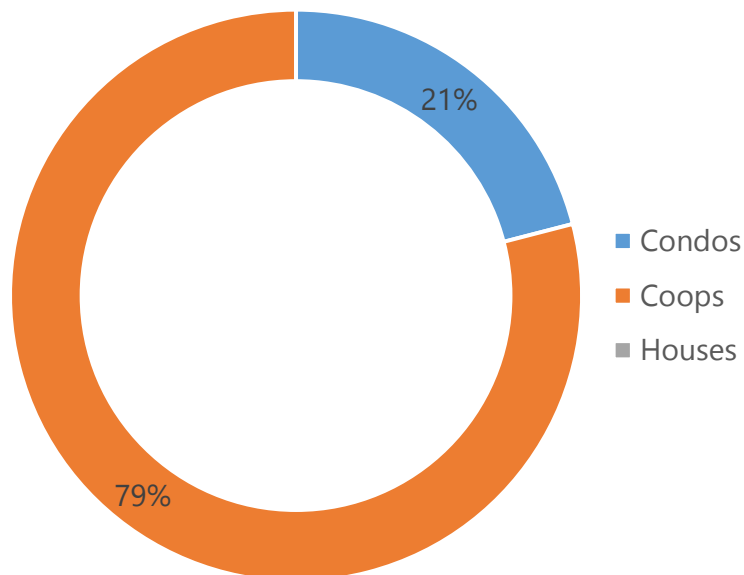


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$4,000,000	33%	\$2,699	25%	26
Coops	\$1,062,500	4%	\$1,393	1%	98
Houses	-	-	-	-	0

Number of Sales by Building Type



TOP 100 TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
141 W Eleventh St #141	1-00607-1305	5-Sep-19	\$19,995,000	Condo	7,357
21 E Twelfth St #PHA	1-00570-1153	27-Sep-19	\$15,001,496	Condo	
29 E Tenth St #8	1-00562-1008	12-Sep-19	\$9,999,999	Condo	1,845
21 E Twelfth St #20A	1-00570-1150	21-Aug-19	\$8,721,028	Condo	2,679
21 E Twelfth St #19A	1-00570-1148	9-Jul-19	\$8,691,498	Condo	2,679
21 E Twelfth St #18A	1-00570-1146	24-Jul-19	\$8,589,329	Condo	
21 E Twelfth St #20B	1-00570-1151	29-Aug-19	\$8,284,412	Condo	
21 E Twelfth St #19B	1-00570-1149	11-Jul-19	\$8,083,945	Condo	2,496
21 E Twelfth St #18B	1-00570-1147	16-Jul-19	\$7,882,120	Condo	
21 E Twelfth St #17B	1-00570-1144	17-Jul-19	\$5,207,692	Condo	1,629
21 E Twelfth St #17A	1-00570-1143	17-Jul-19	\$4,796,677	Condo	1,478
31 W Twelfth St #7W	1-00576-0056	17-Jul-19	\$4,480,000	Coop	2,000
37 W Twelfth St #9J	1-00576-0025	20-Aug-19	\$4,460,000	Coop	2,400
21 E Twelfth St #6B	1-00570-1111	15-Jul-19	\$4,396,073	Condo	1,629
130 W Twelfth St #7C	1-00607-1224	25-Jul-19	\$4,000,000	Condo	1,437
303 Mercer St #B102	1-00548-0024	15-Jul-19	\$3,699,000	Coop	2,287
40 Fifth Ave #2B	1-00574-0039	27-Aug-19	\$3,525,000	Coop	
42 E Twelfth St #7	1-00563-1106	18-Sep-19	\$3,290,000	Condo	1,680
51 Fifth Ave #12B	1-00569-0005	10-Sep-19	\$3,250,000	Coop	1,700
1 Fifth Ave #1617H	1-00550-0022	19-Sep-19	\$3,200,000	Coop	
39 E Twelfth St #PH805	1-00564-0026	12-Aug-19	\$3,180,000	Coop	
31 E Twelfth St #6D	1-00564-0001	29-Aug-19	\$2,985,000	Coop	1,772
1 Sheridan Sq #PHN	1-00592-1043	26-Aug-19	\$2,569,000	Condo	800
160 W Twelfth St #25	1-00607-1401	19-Sep-19	\$2,500,000	Condo	910
40 Fifth Ave #10D	1-00574-0039	26-Sep-19	\$2,360,000	Coop	
111 W Twelfth St #5R	1-00608-0039	19-Aug-19	\$2,325,000	Coop	1,450
44 E Twelfth St #10C	1-00563-1035	1-Aug-19	\$2,150,000	Condo	1,103
25 Minetta Ln #3AB	1-00542-0011	23-Aug-19	\$2,100,000	Coop	1,300
30 Fifth Ave #14F	1-00573-0039	24-Jul-19	\$2,025,000	Coop	1,150
25 Fifth Ave #2F	1-00567-1014	29-Jul-19	\$2,019,850	Condo	988
38-50 W Ninth St #6	1-00572-0017	25-Sep-19	\$1,995,000	Coop	
100 W Twelfth St #4K	1-00607-0038	6-Sep-19	\$1,950,000	Coop	1,150
11 Fifth Ave #15H	1-00566-0001	10-Jul-19	\$1,900,000	Coop	1,000
175 W 13th St #20A	1-00609-0001	13-Sep-19	\$1,850,000	Coop	
67 E Eleventh St #305	1-00563-0037	30-Aug-19	\$1,800,000	Coop	1,000
15 Charles St #7C	1-00612-1347	12-Sep-19	\$1,750,000	Condo	819
40 E Ninth St #12A	1-00560-1103	20-Aug-19	\$1,650,000	Coop	
175 W Twelfth St #19B	1-00608-1212	18-Sep-19	\$1,610,000	Condo	989
30 E Ninth St #3	1-00560-1003	30-Jul-19	\$1,600,000	Coop	
41 Fifth Ave #16A	1-00568-0006	8-Aug-19	\$1,600,000	Coop	
11 Fifth Ave #3E	1-00566-0001	30-Jul-19	\$1,585,000	Coop	950
39 Fifth Ave #6C	1-00568-0004	10-Jul-19	\$1,565,000	Coop	
175 W Twelfth St #16G	1-00608-1185	8-Jul-19	\$1,510,000	Condo	877
204 W Houston St #1C	1-00528-0008	15-Jul-19	\$1,500,000	Coop	1,500
2 Fifth Ave #4O	1-00551-0001	27-Aug-19	\$1,500,000	Coop	1,000
67 E Eleventh St #706	1-00563-0037	11-Sep-19	\$1,490,000	Coop	700
3 Sheridan Sq #5KL	1-00591-0026	28-Aug-19	\$1,450,000	Coop	
11 Fifth Ave #10E	1-00566-0001	31-Jul-19	\$1,450,000	Coop	
60 E Eighth St #34C	1-00548-1003	6-Sep-19	\$1,412,500	Coop	
60 E Eighth St #28D	1-00548-1003	17-Jul-19	\$1,400,000	Coop	833



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20 E Ninth St #16B	1-00566-0018	26-Aug-19	\$1,400,000	Coop	
175 W Twelfth St #14D	1-00608-1156	22-Jul-19	\$1,400,000	Condo	1,313
11 Fifth Ave #7U	1-00566-0001	30-Jul-19	\$1,395,000	Coop	1,000
184 Thompson St #6D	1-00525-1625	20-Sep-19	\$1,385,000	Condo	700
30 Fifth Ave #3G	1-00573-0039	1-Jul-19	\$1,306,500	Coop	
60 E Eighth St #28L	1-00548-1003	23-Sep-19	\$1,300,000	Coop	
41 Fifth Ave #16F	1-00568-0006	9-Aug-19	\$1,300,000	Coop	
63 E Ninth St #3L	1-00561-1003	10-Sep-19	\$1,282,000	Coop	
77 Bleecker St #1211	1-00532-0020	21-Aug-19	\$1,280,000	Coop	
41 Fifth Ave #9B	1-00568-0006	24-Jul-19	\$1,250,000	Coop	
105 W 13th St #7C	1-00609-0047	17-Jul-19	\$1,225,000	Coop	
55 E Ninth St #6L	1-00561-0037	1-Aug-19	\$1,225,000	Coop	
60 W 13th St #13C	1-00576-1303	4-Sep-19	\$1,215,000	Condo	745
250 Mercer St #C403	1-00535-1002	18-Sep-19	\$1,160,000	Coop	1,033
175 W 13th St #17E	1-00609-0001	9-Sep-19	\$1,150,000	Coop	
33 Greenwich Ave #9G	1-00611-0065	9-Aug-19	\$1,125,000	Coop	700
39 E Twelfth St #502	1-00564-0026	15-Aug-19	\$1,110,000	Coop	
55 E Ninth St #4M	1-00561-0037	18-Jul-19	\$1,100,000	Coop	700
77 Bleecker St #604	1-00532-0020	17-Sep-19	\$1,099,000	Coop	1,000
77 Bleecker St #620	1-00532-0020	17-Jul-19	\$1,075,000	Coop	800
60 E Eighth St #16F	1-00548-1003	25-Jul-19	\$1,050,000	Coop	
250 Mercer St #B1103	1-00535-1002	28-Aug-19	\$1,050,000	Coop	
23 E Tenth St #409	1-00562-0001	23-Sep-19	\$1,040,000	Coop	
63 E Ninth St #6P	1-00561-1003	2-Jul-19	\$1,020,000	Coop	
23 E Tenth St #418	1-00562-0001	19-Sep-19	\$1,020,000	Coop	
111 W Twelfth St #19E	1-00608-0039	30-Jul-19	\$950,000	Coop	
30 Fifth Ave #11C	1-00573-0039	11-Sep-19	\$950,000	Coop	
30 E Ninth St #3	1-00560-1003	24-Sep-19	\$940,000	Coop	
9 Barrow St #6D	1-00590-1102	6-Sep-19	\$899,000	Coop	680
9 Barrow St #4E	1-00590-1102	6-Aug-19	\$870,000	Coop	
54 E Eighth St #3T	1-00548-0028	22-Aug-19	\$870,000	Coop	950
33 Greenwich Ave #7A	1-00611-0065	11-Sep-19	\$850,000	Coop	
77 Bleecker St #824	1-00532-0020	16-Jul-19	\$850,000	Coop	700
13 Downing St #8	1-00527-0084	23-Sep-19	\$835,000	Coop	600
63 E Ninth St #10A	1-00561-1003	11-Sep-19	\$825,000	Coop	
67 E Eleventh St #524	1-00563-0037	10-Jul-19	\$822,500	Coop	650
1 Minetta St #5A	1-00542-1002	11-Jul-19	\$815,000	Coop	600
137-149 W Twelfth St #23	1-00608-0060	21-Aug-19	\$785,000	Coop	
60 E Ninth St #232	1-00560-1203	8-Jul-19	\$785,000	Coop	800
118 Waverly Pl #4A	1-00552-0148	21-Aug-19	\$757,000	Coop	
20 E Ninth St #7W	1-00566-0018	8-Aug-19	\$755,000	Coop	
49 E Twelfth St #3G	1-00564-0020	16-Sep-19	\$750,000	Coop	600
88 Bleecker St #5L	1-00523-0038	27-Aug-19	\$750,000	Coop	
77 Bleecker St #802	1-00532-0020	11-Sep-19	\$750,000	Coop	925
20 E Ninth St #2R	1-00566-0018	1-Aug-19	\$735,000	Coop	550
20 E Ninth St #5G	1-00566-0018	5-Aug-19	\$715,000	Coop	550
63 E Ninth St #3W	1-00561-1003	31-Jul-19	\$710,000	Coop	
88 Bleecker St #LA	1-00523-0038	13-Sep-19	\$686,223	Coop	
138 W Tenth St #2FE	1-00610-0048	27-Sep-19	\$652,500	Coop	
111 W Twelfth St #17C	1-00608-0039	10-Jul-19	\$635,000	Coop	



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