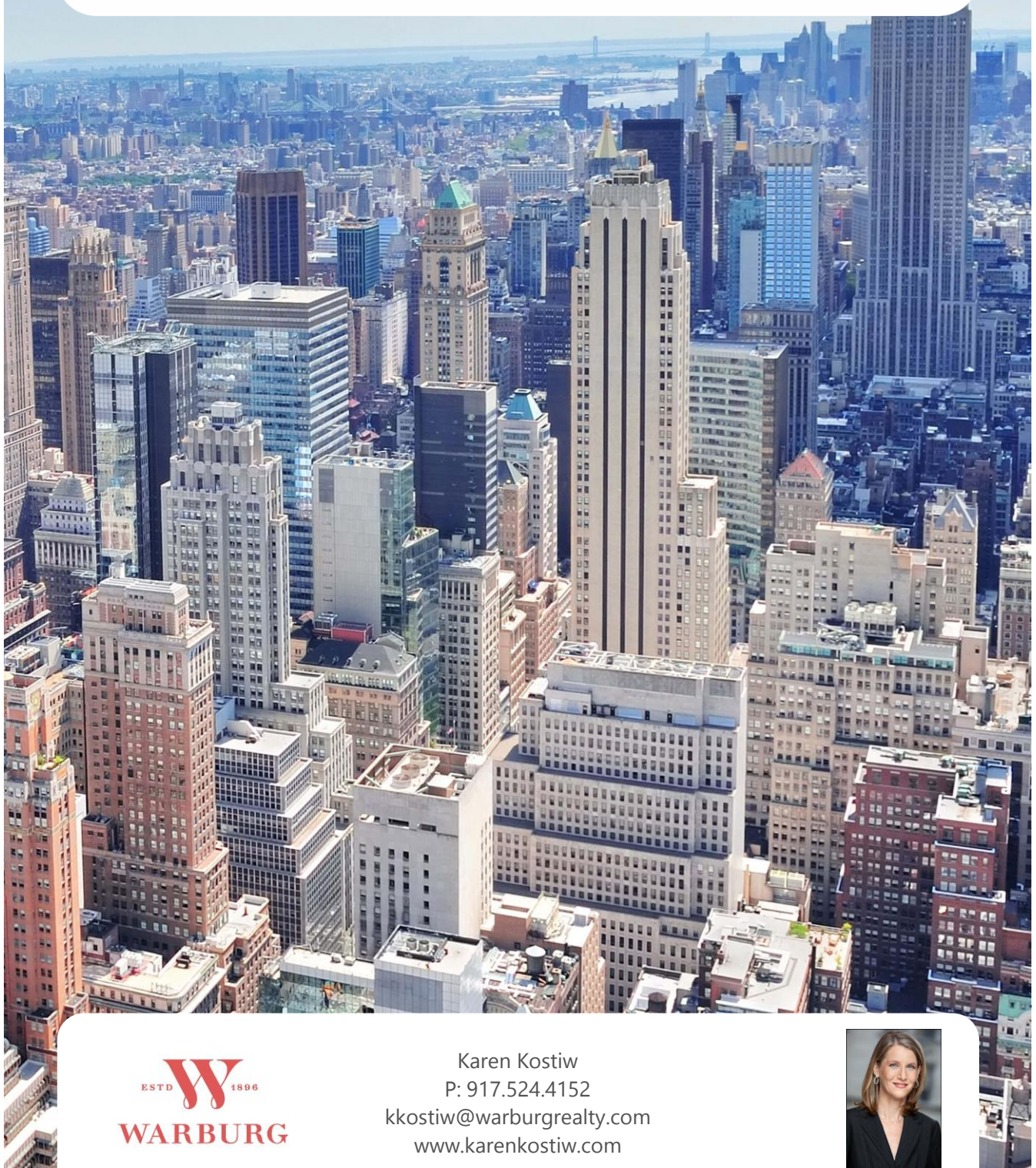


HUDSON SQUARE

A quarterly analysis of residential sales
in Hudson Square, Manhattan

4th Quarter 2019



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Residential Market Report, 4th Quarter 2019

Hudson Square, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$1.91M

-13% YoY

NO. OF TRANSACTIONS

5

-38% YoY

MEDIAN PRICE/SQ.FT.

\$1,662

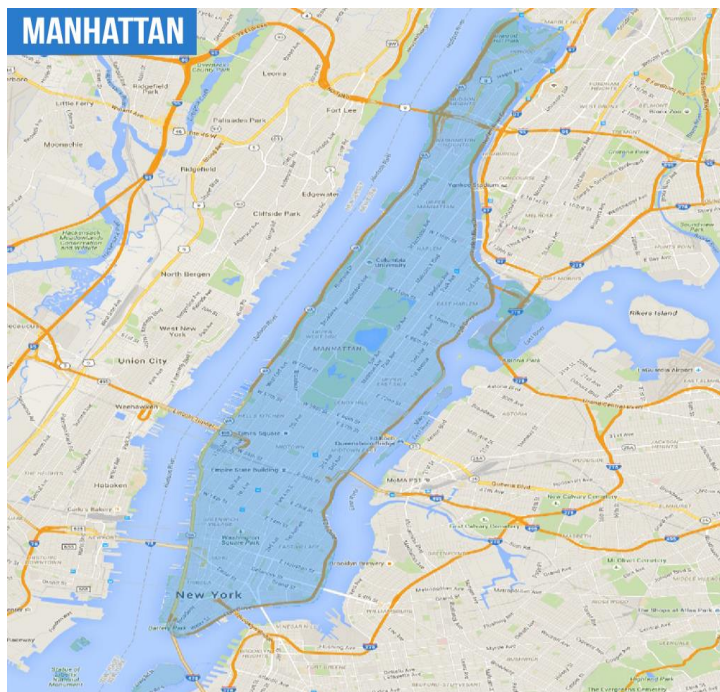
-2% YoY

MANHATTAN
MEDIAN SALE PRICE

\$999K

-1% YoY

NEIGHBORHOOD BOUNDARIES

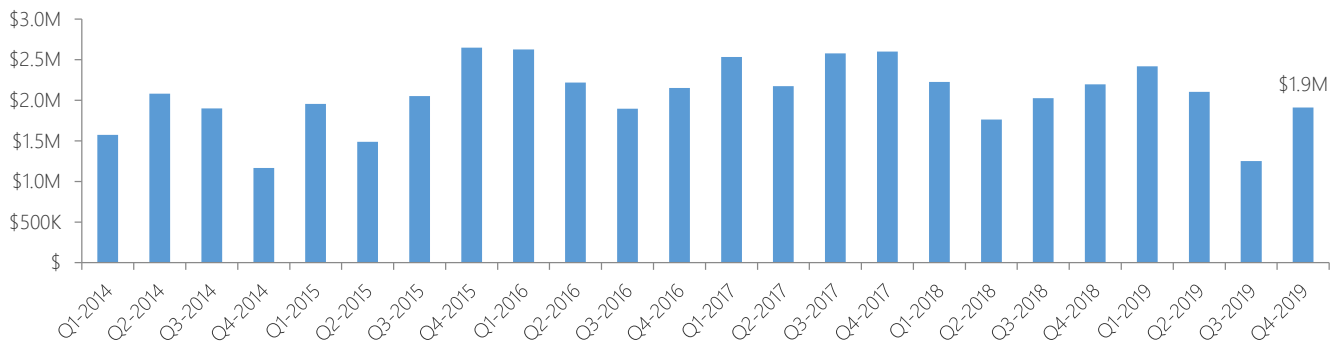


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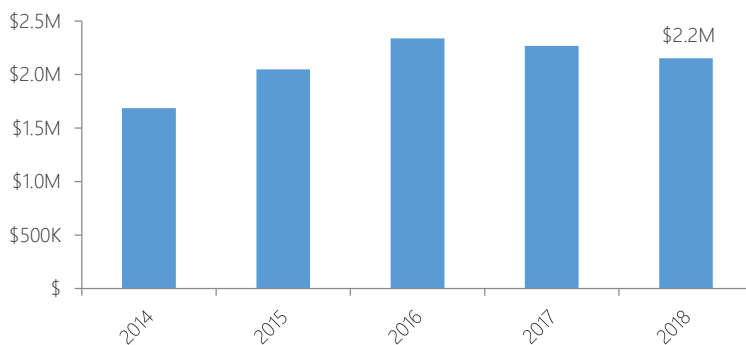


RESIDENTIAL STATS

Median Sale Price by Quarter

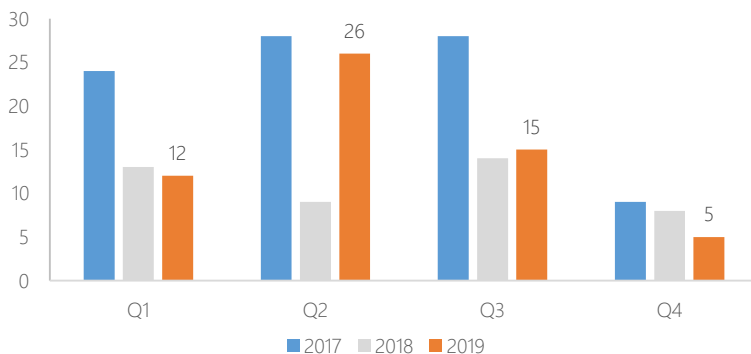


Median Sale Price by Year



Number of Transactions

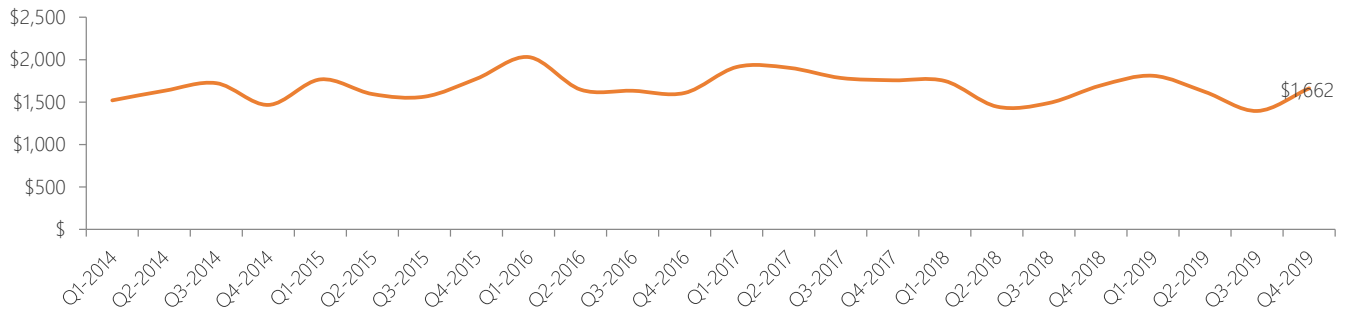
Quarter	2014	2015	2016	2017	2018	2019
Q1	15	3	24	24	13	12
Q2	14	11	16	28	9	26
Q3	19	11	10	28	14	15
Q4	6	10	13	9	8	5



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Median Sale Price per Square Foot

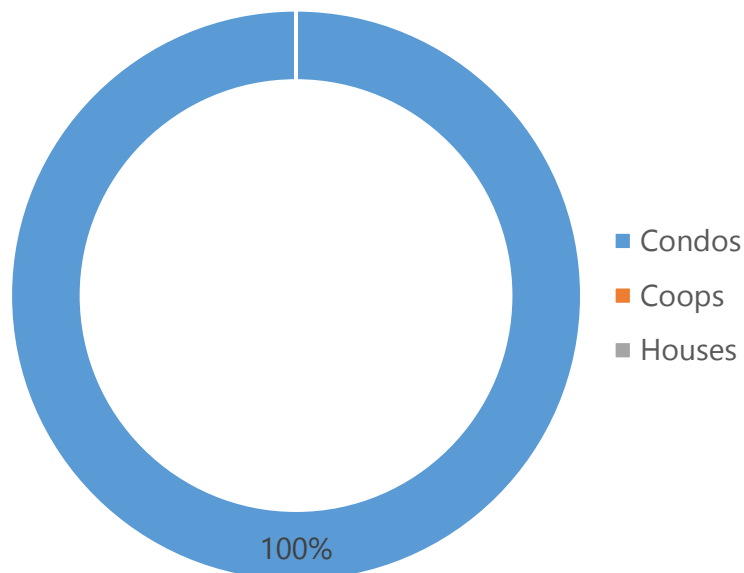


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$1,910,000	-19%	\$1,662	7%	5
Coops	-	-	-	-	0
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
554 Broome St #R6	1-00491-1006	29-Oct-19	\$4,999,900	Condo	2,870
505 Greenwich St #7B	1-00594-1329	14-Nov-19	\$2,238,888	Condo	1,279
505 Greenwich St #1D	1-00594-1305	18-Oct-19	\$1,910,000	Condo	1,240
481-489 Greenwich St #3B	1-00594-1009	31-Oct-19	\$1,550,000	Condo	3,284
505 Greenwich St #8G	1-00594-1385	16-Dec-19	\$1,200,000	Condo	722



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