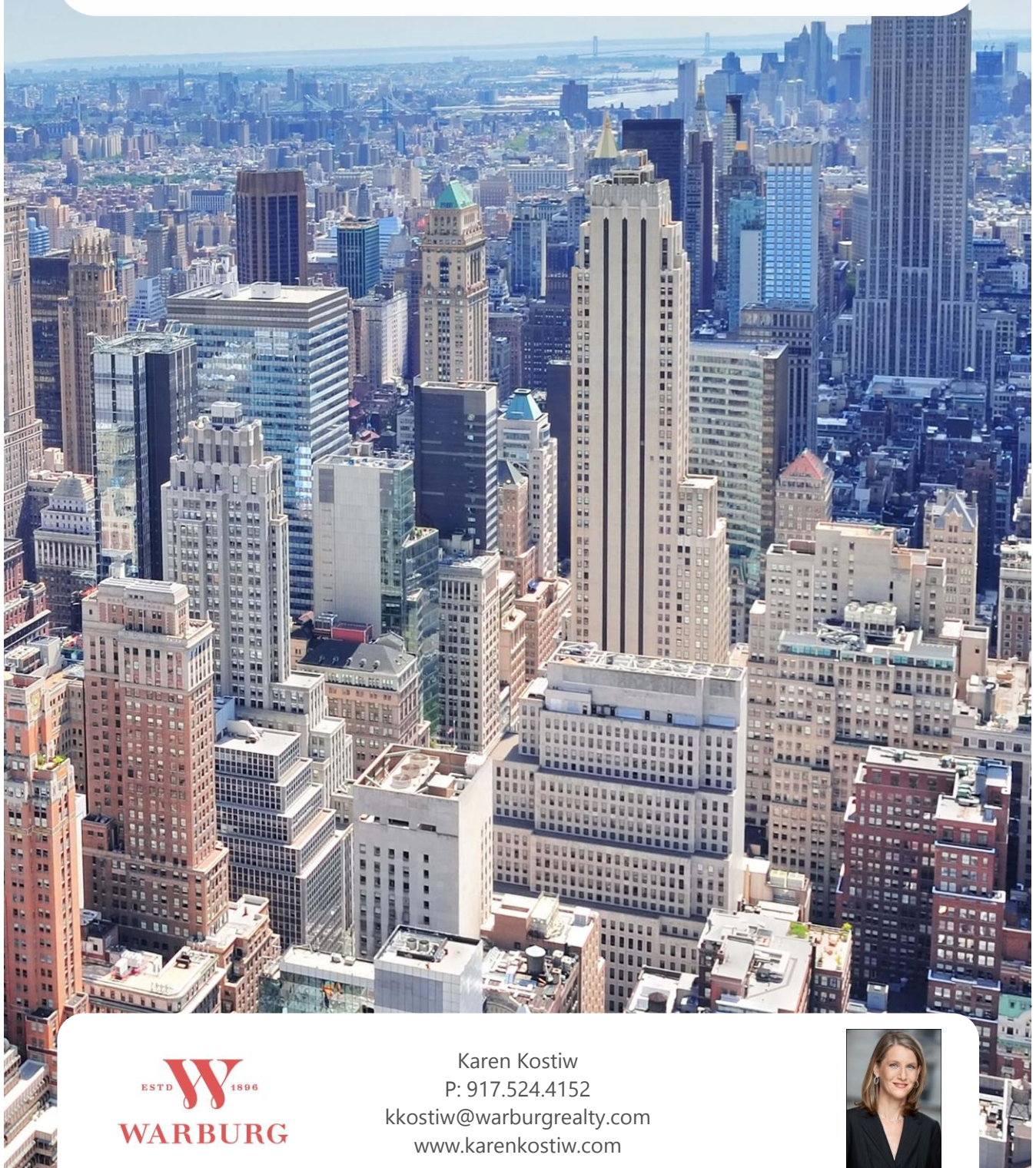


SOHO

A quarterly analysis of residential sales
in SoHo, Manhattan

4th Quarter 2019

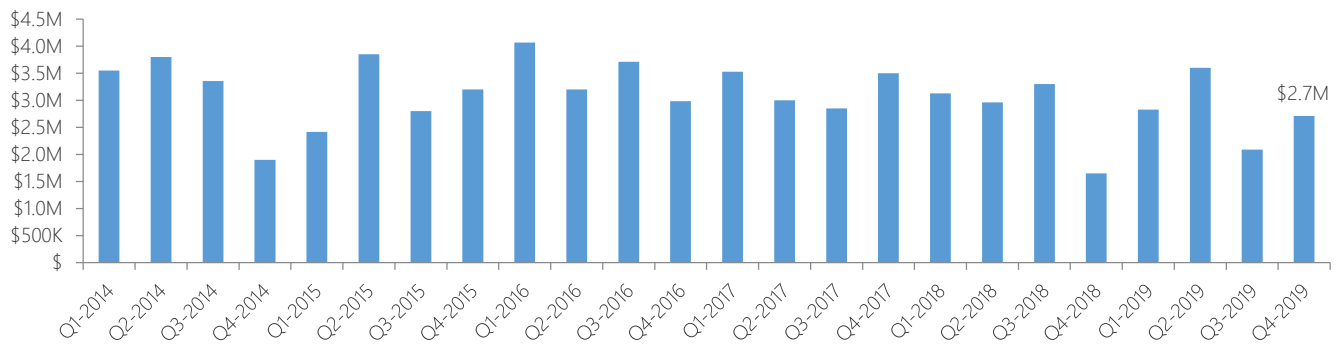


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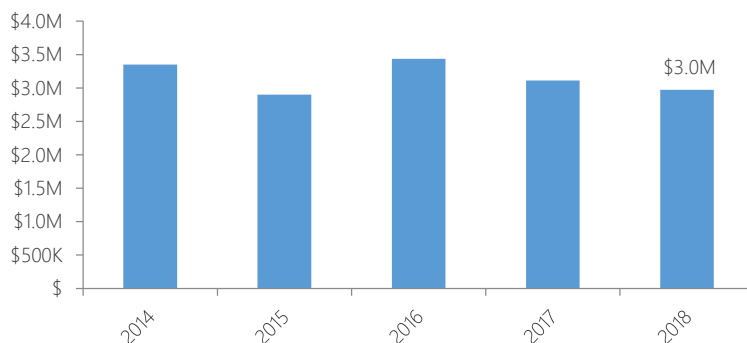


RESIDENTIAL STATS

Median Sale Price by Quarter

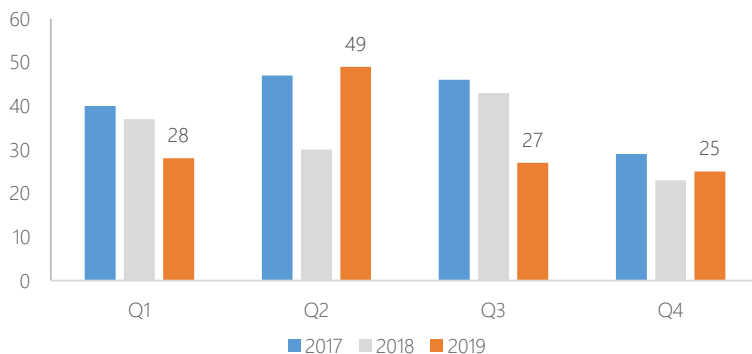


Median Sale Price by Year



Number of Transactions

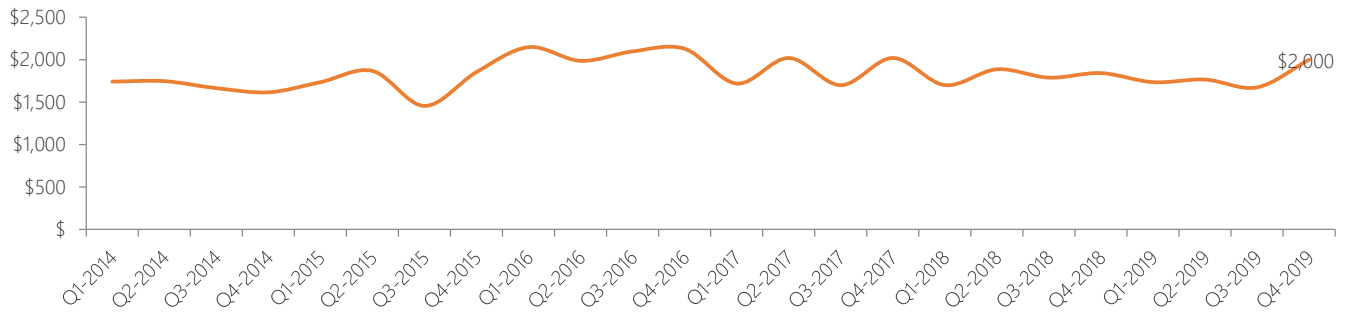
Quarter	2014	2015	2016	2017	2018	2019
Q1	29	34	47	40	37	28
Q2	34	37	51	47	30	49
Q3	40	27	54	46	43	27
Q4	34	25	28	29	23	25



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Median Sale Price per Square Foot

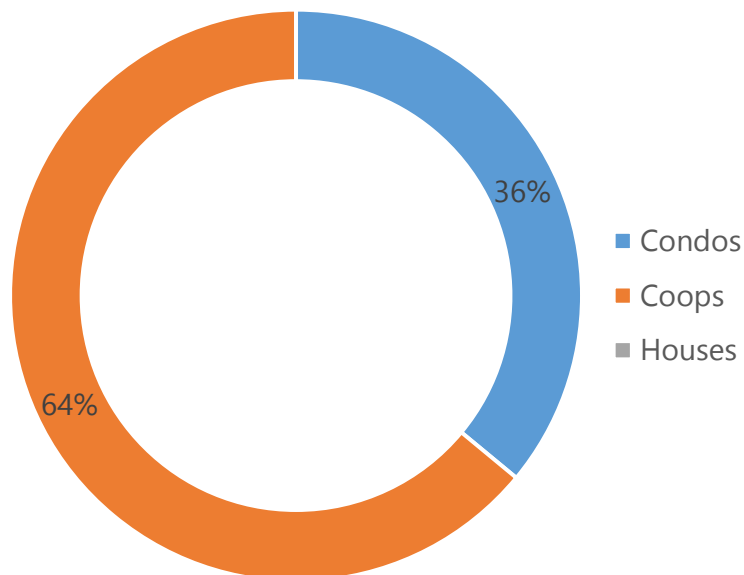


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$2,688,000	3%	\$2,145	7%	9
Coops	\$2,730,000	250%	\$1,970	43%	16
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
63 Greene St #PHA	1-00486-1222	19-Dec-19	\$9,450,000	Condo	3,597
30 Crosby St #M1	1-00473-1101	17-Oct-19	\$7,750,000	Condo	3,523
63 Greene St #PHC	1-00486-1224	20-Nov-19	\$6,100,000	Condo	2,178
115 Spring St #2	1-00499-1102	23-Dec-19	\$6,000,000	Coop	3,000
112 Greene St #3	1-00499-0011	31-Oct-19	\$4,750,000	Coop	2,700
34 Greene St #3N	1-00230-1504	5-Dec-19	\$4,400,000	Condo	2,051
133 Wooster St #4F	1-00515-0037	12-Nov-19	\$3,825,000	Coop	
152 Wooster St #3A	1-00514-0010	30-Dec-19	\$3,200,000	Coop	
178 Prince St #2	1-00503-0020	10-Oct-19	\$2,950,000	Coop	
84 Mercer St #5A	1-00484-0001	23-Oct-19	\$2,930,000	Coop	
88 Prince St #4C	1-00498-0007	6-Dec-19	\$2,900,000	Coop	
345 W Broadway #2	1-00475-0005	10-Oct-19	\$2,730,000	Coop	
105-113 Wooster St #4D	1-00501-1005	5-Nov-19	\$2,688,000	Condo	2,107
66 Crosby St #6G	1-00483-0013	12-Nov-19	\$2,600,000	Coop	1,200
161 Grand St #3B	1-00234-1006	1-Oct-19	\$2,575,000	Condo	1,831
129 Lafayette St #3B	1-00208-1006	2-Dec-19	\$2,350,000	Condo	1,212
90 Prince St #8A	1-00498-1014	25-Oct-19	\$2,250,000	Condo	1,213
240 Centre St #2N	1-00472-1002	19-Nov-19	\$1,940,000	Coop	1,000
199 Prince St #15	1-00518-1015	3-Dec-19	\$1,600,000	Condo	640
438 Broome St #5S	1-00483-0038	4-Dec-19	\$1,500,000	Coop	
438 Broome St #5N	1-00483-0038	4-Dec-19	\$1,350,000	Coop	
131 Thompson St #5F	1-00517-1004	10-Oct-19	\$942,500	Coop	
149 Sullivan St #3C	1-00517-0009	10-Dec-19	\$655,000	Coop	
208-210 Avenue Of The Americas #3G	1-00519-0044	19-Nov-19	\$625,000	Coop	



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