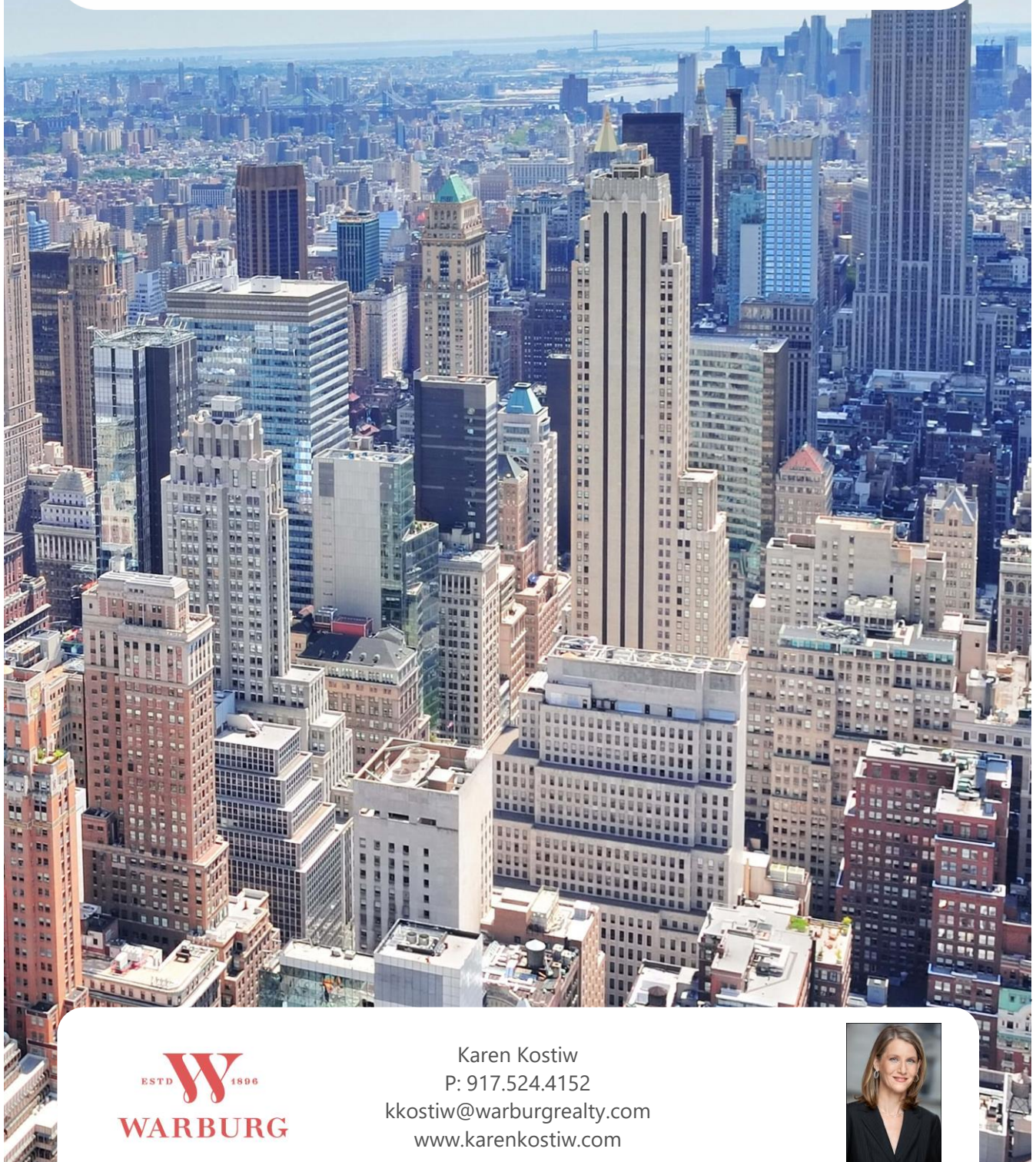


ROOSEVELT ISLAND

A quarterly analysis of residential sales
in Roosevelt Island, Manhattan

1st Quarter 2020



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Residential Market Report, 1st Quarter 2020

Roosevelt Island, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$1.18M

74% YoY

NO. OF TRANSACTIONS

7

40% YoY

MEDIAN PRICE/SQ.FT.

\$3

-100% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.02M

-7% YoY

NEIGHBORHOOD BOUNDARIES

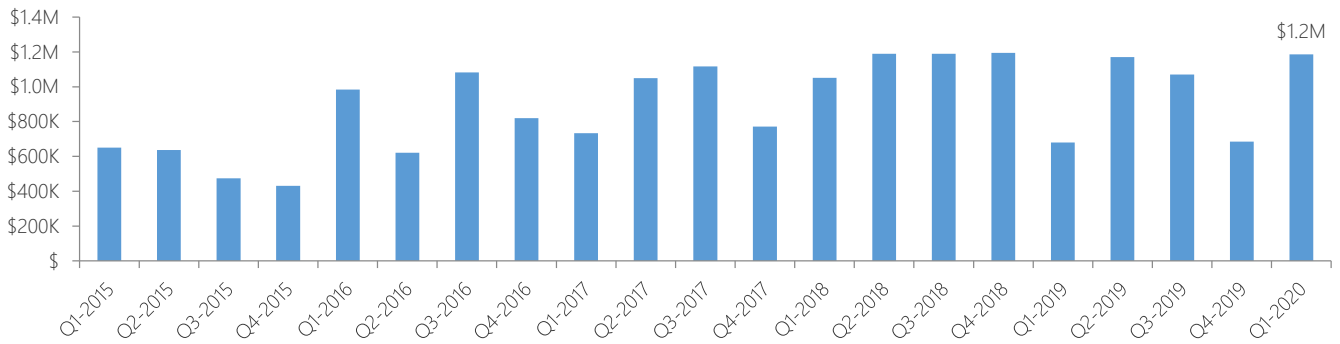


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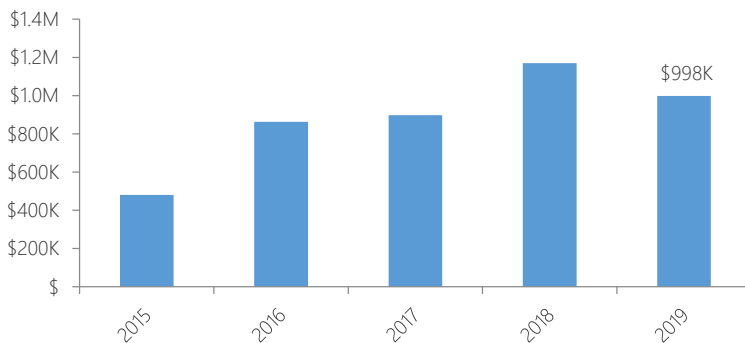


RESIDENTIAL STATS

Median Sale Price by Quarter

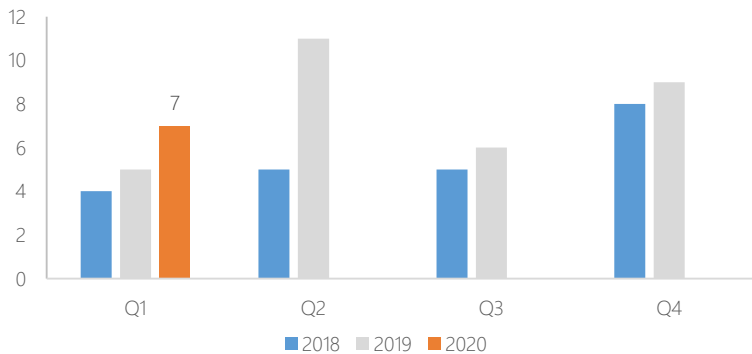


Median Sale Price by Year



Number of Transactions

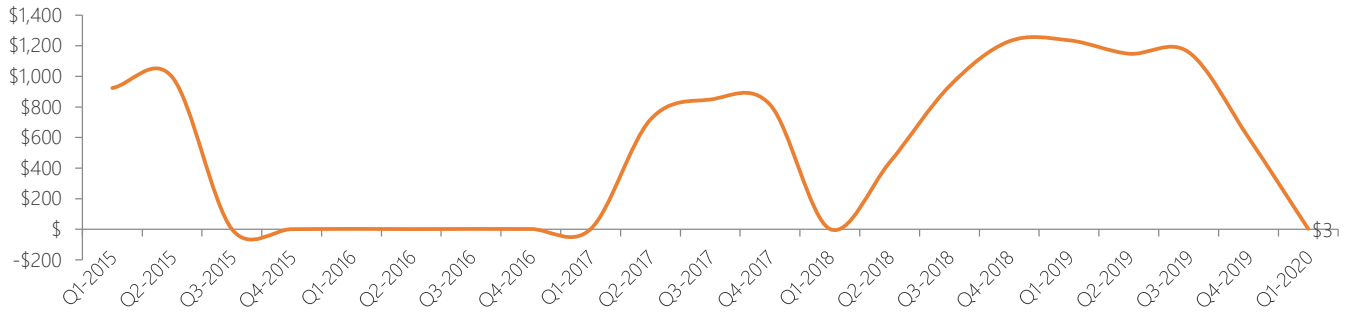
Quarter	2015	2016	2017	2018	2019	2020
Q1	8	14	14	4	5	7
Q2	6	10	15	5	11	
Q3	45	7	10	5	6	
Q4	21	16	8	8	9	



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Median Sale Price per Square Foot

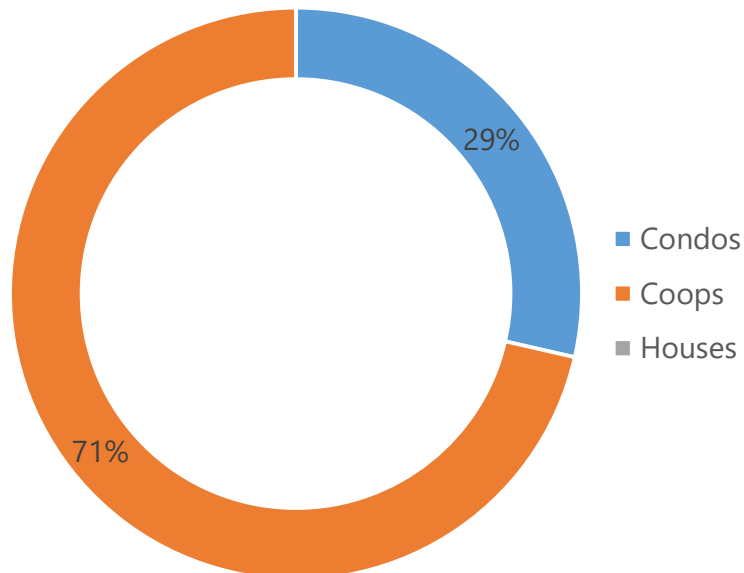


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$895,000	-30%	\$1,122	-10%	2
Coops	\$1,362,248	224%	\$3	-100%	5
Houses	-	-	-	-	0

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
551 Main St #RES	1-01373-1901	27-Jan-20	\$1,439,122	Coop	521,748
551 Main St #RES	1-01373-1901	24-Mar-20	\$1,384,990	Coop	521,748
551 Main St #RES	1-01373-1901	2-Mar-20	\$1,362,248	Coop	521,748
425 Main St #8F	1-01373-1383	14-Feb-20	\$1,185,000	Condo	1,068
531 Main St #1612	1-01373-0040	29-Jan-20	\$1,150,000	Coop	
531 Main St #411	1-01373-0040	27-Jan-20	\$620,000	Coop	
425 Main St #10L	1-01373-1456	7-Feb-20	\$605,000	Condo	533



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