

WEST VILLAGE

A quarterly analysis of residential sales
in West Village, Manhattan

1st Quarter 2020



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Residential Market Report, 1st Quarter 2020

West Village, Manhattan

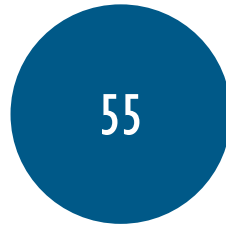
SUMMARY

MEDIAN SALE PRICE



15% YoY

NO. OF TRANSACTIONS



-13% YoY

MEDIAN PRICE/SQ.FT.



8% YoY

MANHATTAN
MEDIAN SALE PRICE



-7% YoY

NEIGHBORHOOD BOUNDARIES

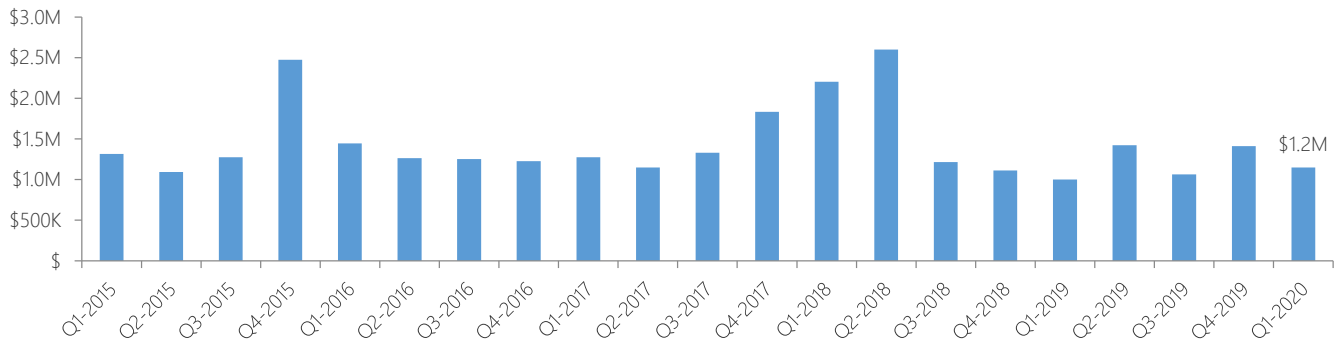


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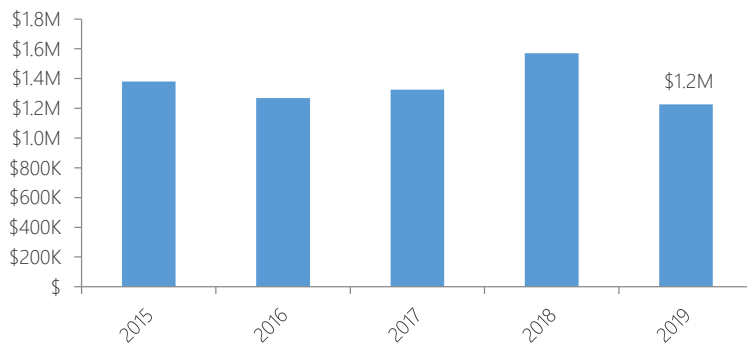


RESIDENTIAL STATS

Median Sale Price by Quarter

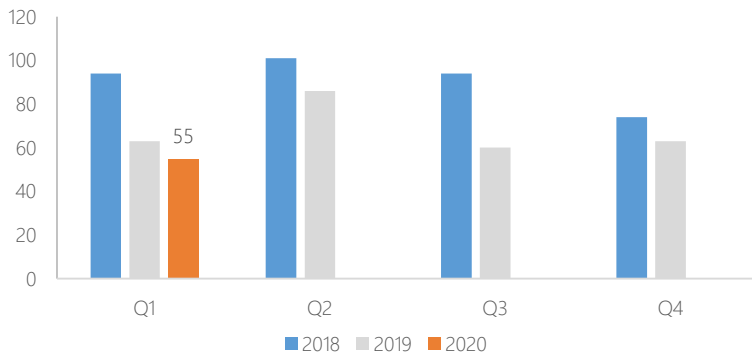


Median Sale Price by Year



Number of Transactions

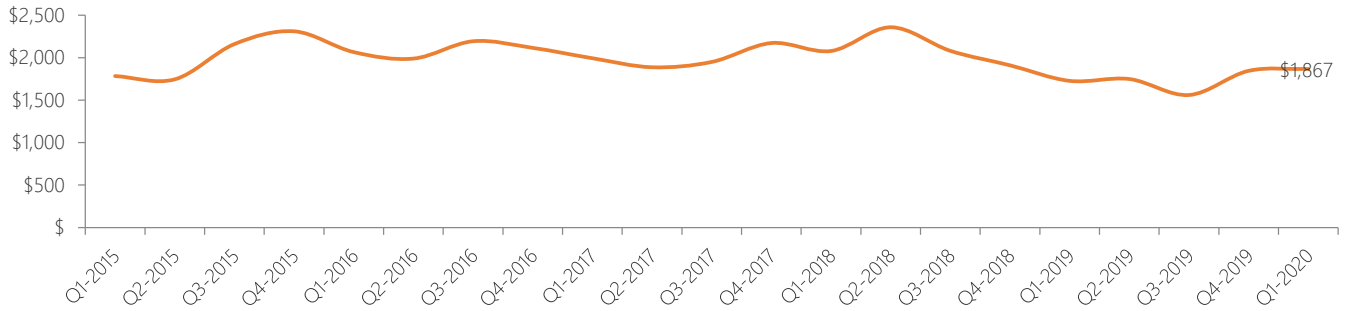
Quarter	2015	2016	2017	2018	2019	2020
Q1	70	96	68	94	63	55
Q2	85	73	75	101	86	
Q3	101	80	71	94	60	
Q4	94	65	80	74	63	



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Median Sale Price per Square Foot

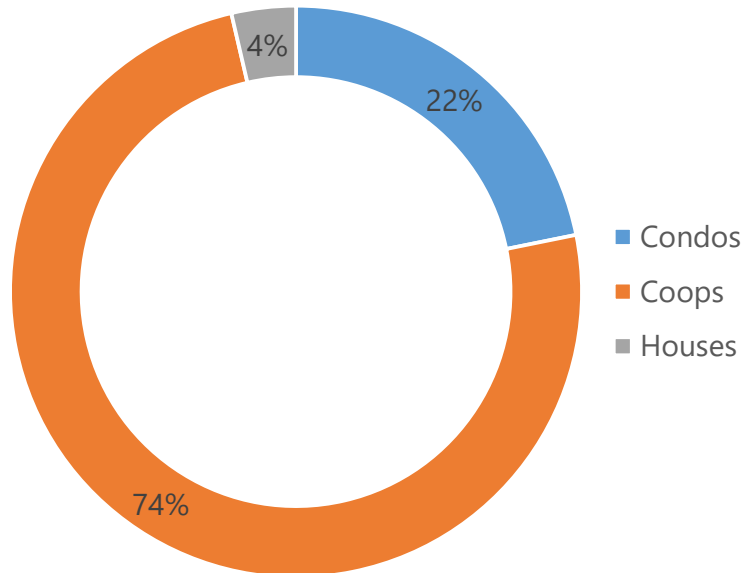


RESIDENTIAL SALES BREAKDOWN

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	76%	\$2,392	22%	12
Coops	\$990,000	13%	\$1,242	-14%	41
Houses	\$7,850,000	54%	\$2,441	0%	2

Number of Sales by Building Type



LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
160 Leroy St #N 14A	1-00601-1350	10-Jan-20	\$12,711,588	Condo	3,562
311 W Fourth St	1-00615-0006	3-Jan-20	\$12,250,000	House	3,372
400 W Twelfth St #TH2	1-00640-1058	13-Mar-20	\$10,500,000	Condo	4,346
275 W Tenth St #A	1-00631-1204	13-Mar-20	\$6,350,000	Condo	2,681
345 W 13th St #5C	1-00629-1237	27-Mar-20	\$6,260,000	Condo	2,425
150 Charles St #N 7C	1-00636-1269	8-Jan-20	\$4,500,000	Condo	1,561
99 Jane St #1D	1-00642-1102	13-Feb-20	\$4,400,000	Condo	2,021
99 Jane St #4C	1-00642-1134	30-Jan-20	\$3,600,000	Condo	1,642
22 Jane St	1-00615-0066	1-Feb-20	\$3,450,000	House	2,760
167 Perry St #4N, Q	1-00637-0081	27-Feb-20	\$3,100,000	Coop	
61 Jane St #11J	1-00626-0012	31-Jan-20	\$2,860,000	Coop	
14 Horatio St #17E	1-00616-0011	24-Jan-20	\$2,675,000	Coop	
67 Perry St #5	1-00622-0061	14-Jan-20	\$2,650,000	Coop	
130 Jane St #456E	1-00641-0010	4-Mar-20	\$2,411,000	Coop	
400 W Twelfth St #10D	1-00640-1040	31-Jan-20	\$2,350,000	Condo	853
53 Horatio St #1/3	1-00627-0021	30-Jan-20	\$2,350,000	Coop	
571 Hudson St #6A	1-00634-0065	21-Jan-20	\$2,200,000	Coop	
130 Jane St #1C/2C	1-00641-0010	22-Jan-20	\$2,100,000	Coop	
130 Jane St #3E, F	1-00641-0010	25-Feb-20	\$1,700,000	Coop	
2 Horatio St #14R	1-00616-1002	5-Mar-20	\$1,515,000	Coop	
299 W Twelfth St #8J	1-00625-1087	6-Jan-20	\$1,500,000	Condo	825
61 Jane St #12K	1-00626-0012	21-Feb-20	\$1,475,000	Coop	
421 Hudson St #605	1-00601-1105	6-Jan-20	\$1,450,000	Condo	898
92 Horatio St #1L/2P	1-00642-0042	12-Mar-20	\$1,400,000	Coop	
720 Greenwich St #6V	1-00632-0017	9-Jan-20	\$1,275,000	Coop	
421 Hudson St #702	1-00601-1127	14-Feb-20	\$1,250,000	Condo	725
350 Bleecker St #1R	1-00620-0019	25-Feb-20	\$1,150,000	Coop	600
61 Jane St #2G	1-00626-0012	30-Jan-20	\$1,100,000	Coop	
211 W Tenth St #4B	1-00620-0082	19-Mar-20	\$1,075,000	Coop	650
79 Barrow St #6C	1-00584-0018	22-Jan-20	\$1,045,000	Coop	
327 W Eleventh St #3E	1-00634-0036	13-Feb-20	\$1,021,250	Coop	
371-375 West St #2B	1-00603-0001	29-Jan-20	\$995,000	Coop	900
31 Jane St #17G	1-00616-0001	18-Feb-20	\$990,000	Coop	
299 W Twelfth St #9L	1-00625-1100	4-Feb-20	\$975,000	Condo	386
702-718 Washington St #2A	1-00637-0066	11-Mar-20	\$970,000	Coop	
96 Perry St #B20	1-00621-0013	3-Mar-20	\$925,000	Coop	700
259 W Fourth St #16	1-00612-1208	3-Feb-20	\$900,000	Coop	
20 Bethune St #3C	1-00640-0064	21-Jan-20	\$872,500	Coop	750
165 Christopher St #1Z	1-00636-0022	10-Jan-20	\$825,100	Coop	750
204 W Tenth St #19	1-00619-1103	11-Feb-20	\$805,500	Coop	
61 Jane St #5H	1-00626-0012	29-Jan-20	\$785,000	Coop	
88 Charles St #3A	1-00620-0053	28-Feb-20	\$785,000	Coop	
270 W Eleventh St #5G	1-00622-0041	11-Mar-20	\$735,000	Coop	
442-462 Hudson St #B5E	1-00584-1002	10-Mar-20	\$700,000	Coop	
36 Barrow St #3	1-00588-0030	28-Jan-20	\$575,000	Coop	
717 Washington St #4	1-00633-0006	25-Mar-20	\$550,000	Coop	
354 W Twelfth St #2B	1-00640-0044	10-Feb-20	\$544,000	Coop	
731 Greenwich St #22J	1-00632-0045	28-Feb-20	\$537,500	Coop	
281 W Eleventh St #1D	1-00623-0055	3-Feb-20	\$499,000	Coop	
104-106 Bedford St #5E	1-00588-0043	16-Jan-20	\$480,000	Coop	



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Address	BBL	Sale date	Sale price	Property type	Sqft
731 Greenwich St #J46	1-00632-0045	14-Feb-20	\$449,000	Coop	400
354 W Twelfth St #5C	1-00640-0044	24-Feb-20	\$435,000	Coop	282
96 Perry St #B13C	1-00621-0013	13-Mar-20	\$285,000	Coop	



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