



REAL ESTATE BOARD OF NEW YORK



# New York City Residential

Third Quarter 2013

Rob Speyer, Chairman / Steven Spinola, President

# New York City Residential Sales Report



Real Estate Board of New York

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## Executive Summary

### Introduction

The New York City Residential sales market saw sales volume take off and average sales prices increase modestly during the third quarter of 2013 when compared to the same quarter last year and the second quarter of 2013 leading to the highest total residential sales consideration recorded since 2007.

The total consideration for all residential sales in New York City during the third quarter of 2013 was \$11.3 billion, up 31.63 percent from the third quarter of last year and 38.06 percent from last quarter. Sales of all homes in the city totaled 14,073, up 28 percent from the third quarter of last year and 33 percent from the previous quarter. The average sales price of a home increased 3 percent from the third quarter of last year and 4 percent from last quarter to \$806,000.

Sales of homes over 10 million dollars increased from 22 in the previous quarter and 27 in the third quarter of last year to 34 this quarter.

Total consideration for Manhattan was \$6.636 billion for the third quarter of 2013, up 30.15 percent from the third quarter of last year and 38.28 percent from last quarter. In Brooklyn, the total consideration of residential sales reached \$2.245 billion. The total consideration for residential sales in Brooklyn was an increase of 31.25 percent over the third quarter of last year and 42.95 percent more than last quarter.

This is the second quarter in a row where the activity in the market was not focused primarily in the Manhattan apartment market and prime Brooklyn areas. Sales in both Brooklyn and Queens of 1-3 family homes were at post recession highs of 1,888 and 2,409 respectively. It has been suggested that the reason for this is the recent rise in mortgage interest rates. With uncertainty in the mortgage mar-

kets, buyers may have become more firm in their decision to buy. Mortgage rates though are still near historical lows though so the attractiveness of buying should remain into the next quarter. Furthermore, with new developments coming closer to completion, added inventory should keep buyers interested in the market. Residential rents also have not come down, so potential buyers have extra incentive to become homeowners in the upcoming quarters.

Manhattan neighborhoods with the most home sales this quarter were; the Upper East Side (1,075 sales), the Upper West Side (840), Midtown East (358), Midtown West (311), Gramercy/Kips Bay (283), Chelsea/Flatiron (279).

Brooklyn residential home sales activity was focused in Bedford Stuyvesant (250), Park Slope (230), East New York / Spring Creek (167), Gravesend / Mapleton (165), Bay Ridge / Fort Hamilton (157), and Bushwick / Wyckoff Heights (139).

Queens neighborhoods with the most home sales were; Flushing (539), Rego Park/Forest Hills/Kew Gardens (463), Jackson Heights/Elmhurst (286) and Richmond Hill/ South Ozone Park/Woodhaven (286),

Bronx neighborhoods with most residential home sales this quarter were Riverdale/Fieldston (132), Parkchester/Westchester Square/ Castle Hill/Soundview (110 sales), City Island/Pelham Bay/Pelham Strip/Country Club/Throgs Neck/Schuylerville (98), and Woodlawn/Williamsbridge (84).

### All Homes

The average sales price of a home in New York City during the third quarter of 2013 was \$806,000, a 3 percent increase from the third quarter of last year. The aver-



## Executive Summary

age sales price of a home in Manhattan increased 2 percent from last year's third quarter to \$1,404,000. When compared to the third quarter of 2012, average sales price in Brooklyn rose by 4 percent to \$645,000. The average sales price of a home in Queens was \$431,000, up 5 percent from the third quarter of 2012. The Bronx, with an average sales price of \$358,000, had a 4 percent increase in the average sales price of a home since the third quarter of last year.

### All Apartments

The average sales price of an apartment in New York City during the third quarter of 2013 was \$937,000, an increase of 3 percent year over year. The average sales price of an apartment in Manhattan this quarter was \$1,353,000, an increase of 4 percent since the third quarter of 2012. Brooklyn, with an average sales price of \$582,000, had a 4 percent increase in since the third quarter of last year. The average sales price of an apartment in Queens during the third quarter of 2013 was \$297,000, a 4 percent increase over the year. The Bronx average sales price of \$261,000 did not change since last year's third quarter.

### Condominiums

The average sales price of a condominium unit in New York City increased 5 percent in the third quarter of 2013 from the same quarter of last year to \$1,209,000. The average sales price of a condo in Manhattan during this quarter was \$1,618,000, a 4 percent increase over the year. The Brooklyn average sales price went up 10 percent to \$728,000 from the third quarter of 2012. The average price in Queens was \$475,000 this quarter, a 4 percent increase from last year's third quarter average. The average sales price of a condo in the Bronx had a more modest increase of 1 percent to \$322,000 over the same time period.

### Cooperatives

The average sales price of a cooperative unit in New York City during the third quarter of 2013 was \$761,000, up 4 percent from last year's third quarter average. When compared to the third quarter of 2012, the average sales price of a coop in Manhattan increased 7 percent to \$1,132,000. Brooklyn saw an increase in average sales price of 6 percent to \$454,000 since the third quarter of 2012 and the average sales price of a coop in Queens rose 2 percent to \$227,000. The average sales price of a coop unit in the Bronx decreased 2 percent to \$240,000 since last year's third quarter.

### 1-3 Family Dwellings

The average sales price of a 1-3 family dwelling in New York City during the third quarter of 2013 increased 1 percent from last year's third quarter average to \$614,000. The average price of a 1-3 family dwelling in Manhattan this quarter was \$4,846,000, a decrease of 5 percent since the third quarter of 2012. The Brooklyn average sales price for a 1-3 family home was \$698,000, up 4 percent from the third quarter of 2012. The average sales price in Queens rose 8 percent to \$531,000 compared to last year's third quarter. The average sales price in the Bronx increased 2 percent to \$397,000 when compared to the third quarter of last year. The average sales price of a 1-3 family home in Staten Island was \$445,000 in the third quarter of 2013, a decrease of less than 1 percent compared to the average price during the third quarter of last year.

### Manhattan Neighborhoods

The average sales price of a condominium in TriBeCa during the third quarter of 2013 increased 7 percent compared to the third quarter of last year to \$3,377,000. The number of sales of condos in TriBeCa also



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increased 10 percent over the same period to 92.

The average sales price of a coop unit on the Upper East Side during the third quarter of 2013 increased 8 percent compared to the third quarter of last year to \$1,547,000. The number of sales on the Upper East Side also increased 44 percent over the same period to 778.

### Brooklyn Neighborhoods

There were 112 condominium sales in Williamsburg during the third quarter of 2013; this is a 26 percent decrease from the third quarter of last year. The third quarter average price of \$835,000 for a condominium in Williamsburg though was 18 percent higher than the average price in the third quarter of 2012.

The average sales price of a 1-3 family home in Park Slope during the third quarter of 2013 increased 4 percent compared to the third quarter of last year to \$1,894,000. The number of sales in Park Slope decreased 7 percent over the same period to 39.

### Queens Neighborhoods

The Flushing condominium market during the third quarter of 2013 had 192 condominium sales, more than double the amount in the third quarter of last year. The average price of a condominium in Flushing was \$508,000; a 14 percent increase from the third quarter of 2012.

The average sales price of a 1-3 family home in Richmond Hill/ South Ozone Park/Woodhaven during the third quarter of 2013 increased 5 percent compared to the third quarter of last year to \$390,000. The number of sales in Richmond Hill/ South Ozone Park/Woodhaven increased 16 percent

over the same period to 282

### Bronx Neighborhoods

Parkchester / Westchester Square / Castle Hill / Soundview had most sales of 1-3 family dwellings in the Bronx with 83; a 54 percent increase from the third quarter of 2012. The average price of a 1-3 family dwelling in the area was \$336,000, a decrease of 7 percent compared to the third quarter of 2012.





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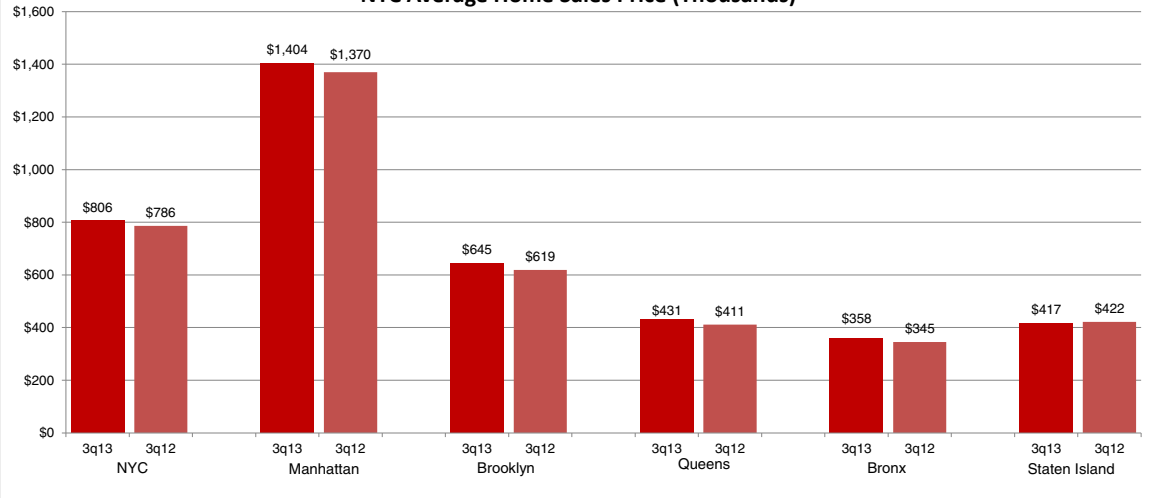
# New York City Residential Sales Report

## Total Consideration

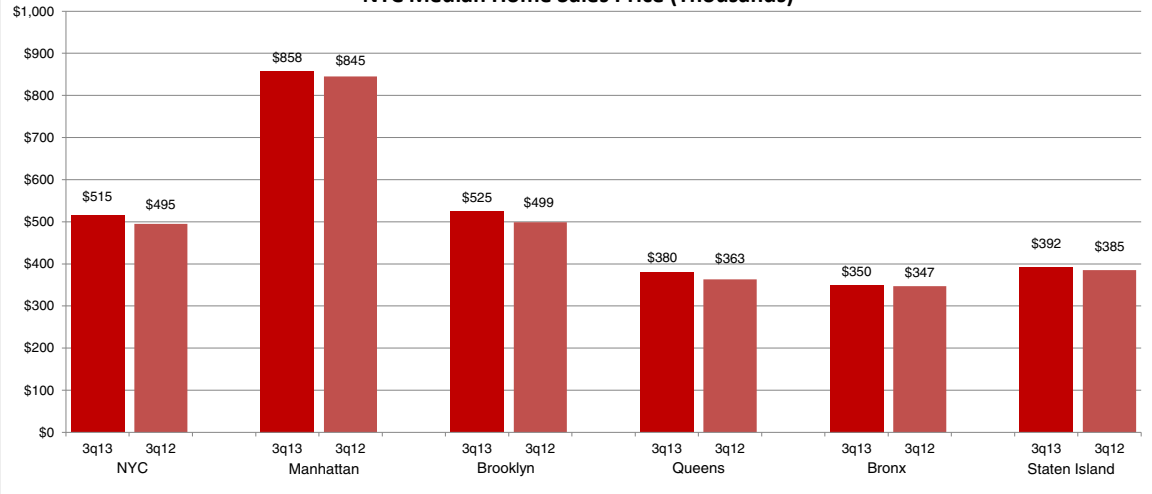
Borough	Total Consideration for Residential Transactions 3q13	Total Consideration for Residential Transactions 2q13	Total Consideration for Residential Transactions 3q12
Manhattan	\$6,636,070,693	\$4,798,878,534	\$5,098,648,083
Bronx	\$250,751,780	\$190,760,510	\$205,190,398
Brooklyn	\$2,245,374,786	\$1,570,737,761	\$1,710,711,754
Queens	\$1,811,993,394	\$1,246,727,454	\$1,276,473,921
Staten Island	\$402,911,843	\$411,687,119	\$329,616,082
<b>Total</b>	<b>\$11,347,102,495</b>	<b>\$8,218,791,378</b>	<b>\$8,620,640,237</b>
Borough	Total Consideration Percentage change from 2q13	Total Consideration Percentage change from 3q12	
Manhattan	38.28%	30.15%	
Bronx	31.45%	22.20%	
Brooklyn	42.95%	31.25%	
Queens	45.34%	41.95%	
Staten Island	-2.13%	22.24%	
NYC	38.06%	31.63%	
Borough	Percentage of Total City Residential Consideration 3q13	Percentage of Total City Residential Consideration 2q13	Percentage of Total City Residential Consideration 3q12
Manhattan	58.48%	58.39%	59.14%
Bronx	2.21%	2.32%	2.38%
Brooklyn	19.79%	19.11%	19.84%
Queens	15.97%	15.17%	14.81%
Staten Island	3.55%	5.01%	3.82%

## New York City Residential Sales Report

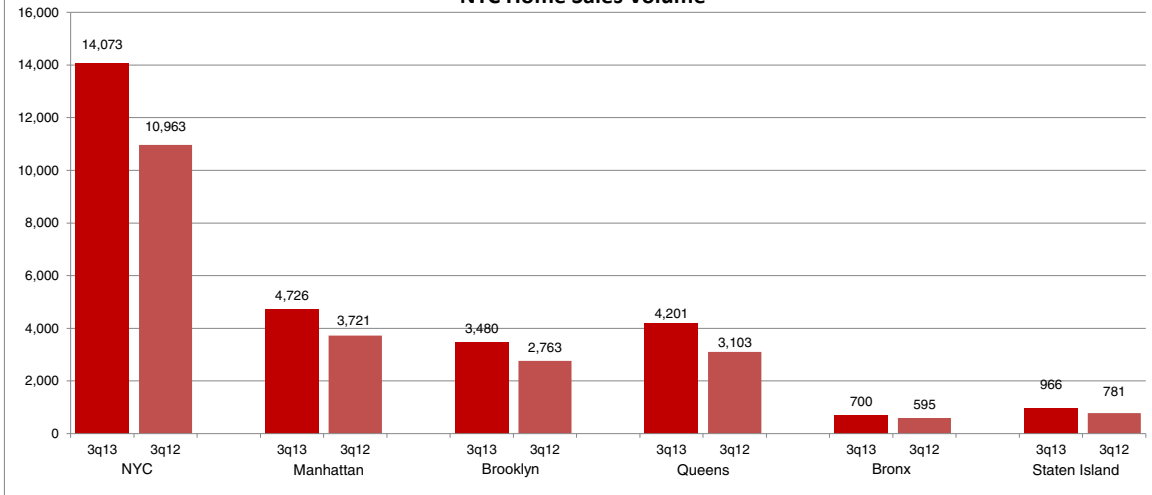
NYC Average Home Sales Price (Thousands)



NYC Median Home Sales Price (Thousands)



NYC Home Sales Volume





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## New York City Residential Sales Report

**Home Sale Price** (includes all condominium, cooperative units & 1-3 family dwellings)

AVG PRICE					
	3q13	2q13	3q12	Change From 2q13	3q12
New York City	\$806	\$779	\$786	4%	3%
Manhattan	\$1,404	\$1,411	\$1,370	0%	2%
Bronx	\$358	\$349	\$345	3%	4%
Brooklyn	\$645	\$601	\$619	7%	4%
Queens	\$431	\$417	\$411	4%	5%
Staten Island	\$417	\$412	\$422	1%	-1%
MEDIAN PRICE					
	3q13	2q13	3q12	Change From 2q13	3q12
New York City	\$515	\$495	\$497	4%	4%
Manhattan	\$858	\$845	\$840	1%	2%
Bronx	\$350	\$347	\$329	1%	7%
Brooklyn	\$525	\$499	\$510	5%	3%
Queens	\$380	\$363	\$365	5%	4%
Staten Island	\$392	\$385	\$380	2%	3%
AVG PPSF					
	3q13	2q13	3q12	Change From 2q13	3q12
New York City	\$626	\$601	\$578	4%	8%
Manhattan	\$1,203	\$1,194	\$1,146	1%	5%
Bronx	\$231	\$232	\$221	-1%	4%
Brooklyn	\$474	\$446	\$452	6%	5%
Queens	\$339	\$324	\$317	5%	7%
Staten Island	\$263	\$255	\$255	3%	3%
MEDIAN PPSF					
	3q13	2q13	3q12	Change From 2q13	3q12
New York City	\$420	\$387	\$391	9%	7%
Manhattan	\$1,081	\$1,048	\$1,030	3%	5%
Bronx	\$212	\$216	\$208	-2%	2%
Brooklyn	\$392	\$365	\$383	7%	2%
Queens	\$311	\$298	\$295	5%	6%
Staten Island	\$243	\$240	\$234	1%	4%
SALES					
	3q13	2q13	3q12	Change From 2q13	3q12
New York City	14,073	10,551	10,963	33%	28%
Manhattan	4,726	3,401	3,721	39%	27%
Bronx	700	546	595	28%	18%
Brooklyn	3,480	2,613	2,763	33%	26%
Queens	4,201	2,992	3,103	40%	35%
Staten Island	966	999	781	-3%	24%





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## New York City Residential Sales Report

## Apartment Sale Price (includes all condominium &amp; cooperative units)

AVG PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$937	\$934	\$911	0%	3%
Manhattan	\$1,353	\$1,359	\$1,296	0%	4%
Bronx	\$261	\$271	\$261	-4%	0%
Brooklyn	\$582	\$543	\$562	7%	4%
Queens	\$297	\$295	\$287	1%	4%
Staten Island	\$242	\$229	\$253	5%	-4%
MEDIAN PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$565	\$549	\$550	3%	3%
Manhattan	\$850	\$831	\$830	2%	2%
Bronx	\$204	\$218	\$232	-6%	-12%
Brooklyn	\$472	\$419	\$469	13%	1%
Queens	\$235	\$227	\$228	4%	3%
Staten Island	\$221	\$227	\$229	-3%	-4%
AVG PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$887	\$882	\$862	1%	3%
Manhattan	\$1,198	\$1,193	\$1,138	0%	5%
Bronx	\$268	\$284	\$261	-5%	3%
Brooklyn	\$623	\$585	\$606	6%	3%
Queens	\$367	\$359	\$366	2%	0%
Staten Island	\$228	\$242	\$262	-6%	-13%
MEDIAN PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$821	\$786	\$790	4%	4%
Manhattan	\$1,081	\$1,048	\$1,029	3%	5%
Bronx	\$263	\$253	\$254	4%	4%
Brooklyn	\$599	\$544	\$608	10%	-1%
Queens	\$331	\$315	\$335	5%	-1%
Staten Island	\$224	\$226	\$232	-1%	-4%
SALES					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	8,373	5,999	6,470	40%	29%
Manhattan	4,657	3,335	3,649	40%	28%
Bronx	199	140	204	42%	-2%
Brooklyn	1,592	1,181	1,315	35%	21%
Queens	1,792	1,234	1,202	45%	49%
Staten Island	133	109	100	22%	33%



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## New York City Residential Sales Report

## Condominium Sale Price

AVG PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$1,209	\$1,277	\$1,156	-5%	5%
Manhattan	\$1,681	\$1,782	\$1,616	-6%	4%
Bronx	\$322	\$368	\$320	-12%	1%
Brooklyn	\$728	\$718	\$664	1%	10%
Queens	\$475	\$481	\$455	-1%	4%
Staten Island	\$257	\$240	\$272	7%	-5%
MEDIAN PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$790	\$785	\$749	1%	5%
Manhattan	\$1,125	\$1,222	\$1,088	-8%	3%
Bronx	\$203	\$254	\$285	-20%	-29%
Brooklyn	\$625	\$585	\$575	7%	9%
Queens	\$409	\$401	\$390	2%	5%
Staten Island	\$234	\$255	\$243	-8%	-4%
AVG PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$1,042	\$1,022	\$947	2%	10%
Manhattan	\$1,369	\$1,318	\$1,225	4%	12%
Bronx	\$281	\$343	\$253	-18%	11%
Brooklyn	\$684	\$653	\$643	5%	6%
Queens	\$513	\$499	\$472	3%	9%
Staten Island	\$234	\$244	\$272	-4%	-14%
MEDIAN PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$982	\$968	\$876	1%	12%
Manhattan	\$1,242	\$1,202	\$1,119	3%	11%
Bronx	\$220	\$245	\$272	-10%	-19%
Brooklyn	\$691	\$639	\$651	8%	6%
Queens	\$484	\$477	\$451	1%	7%
Staten Island	\$230	\$227	\$236	2%	-2%
SALES					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	3,292	2,533	2,754	30%	20%
Manhattan	1,875	1,463	1,546	28%	21%
Bronx	50	31	42	61%	19%
Brooklyn	742	590	747	26%	-1%
Queens	510	354	333	44%	53%
Staten Island	115	95	86	21%	34%



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## New York City Residential Sales Report

## Cooperative Sale Price

AVG PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$761	\$683	\$729	11%	4%
Manhattan	\$1,132	\$1,029	\$1,062	10%	7%
Bronx	\$240	\$243	\$245	-1%	-2%
Brooklyn	\$454	\$367	\$428	24%	6%
Queens	\$227	\$220	\$222	3%	2%
Staten Island	\$145	\$155	\$139	-6%	5%
MEDIAN PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$435	\$389	\$420	12%	4%
Manhattan	\$675	\$640	\$650	6%	4%
Bronx	\$204	\$205	\$230	0%	-11%
Brooklyn	\$325	\$280	\$314	16%	3%
Queens	\$200	\$195	\$198	3%	1%
Staten Island	\$137	\$133	\$138	3%	-1%
AVG PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$768	\$762	\$747	1%	3%
Manhattan	\$1,061	\$1,073	\$1,019	-1%	4%
Bronx	\$263	\$264	\$264	0%	0%
Brooklyn	\$563	\$513	\$520	10%	8%
Queens	\$297	\$295	\$293	1%	1%
Staten Island	\$193	\$228	\$192	-15%	1%
MEDIAN PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$716	\$658	\$693	9%	3%
Manhattan	\$945	\$898	\$902	5%	5%
Bronx	\$265	\$253	\$253	5%	5%
Brooklyn	\$489	\$440	\$473	11%	3%
Queens	\$290	\$285	\$286	2%	1%
Staten Island	\$190	\$201	\$181	-5%	5%
SALES					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	5,081	3,466	3,716	47%	37%
Manhattan	2,782	1,872	2,103	49%	32%
Bronx	149	109	162	37%	-8%
Brooklyn	850	591	568	44%	50%
Queens	1,282	880	869	46%	48%
Staten Island	18	14	14	29%	29%



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# New York City Residential Sales Report

## One - Three Family Dwelling Sale Price

AVG PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$614	\$575	\$607	7%	1%
Manhattan	\$4,846	\$4,021	\$5,108	21%	-5%
Bronx	\$397	\$376	\$389	5%	2%
Brooklyn	\$698	\$649	\$671	8%	4%
Queens	\$531	\$502	\$490	6%	8%
Staten Island	\$445	\$434	\$447	2%	0%
MEDIAN PRICE					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$480	\$458	\$460	5%	4%
Manhattan	\$3,450	\$3,350	\$3,413	3%	1%
Bronx	\$385	\$370	\$365	4%	5%
Brooklyn	\$565	\$550	\$550	3%	3%
Queens	\$495	\$475	\$460	4%	8%
Staten Island	\$420	\$405	\$400	4%	5%
AVG PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$341	\$319	\$323	7%	5%
Manhattan	\$1,464	\$1,225	\$1,419	20%	3%
Bronx	\$218	\$218	\$211	0%	3%
Brooklyn	\$382	\$361	\$359	6%	7%
Queens	\$325	\$307	\$301	6%	8%
Staten Island	\$267	\$256	\$255	4%	5%
MEDIAN PPSF					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	\$288	\$276	\$272	4%	6%
Manhattan	\$1,213	\$1,065	\$1,213	14%	0%
Bronx	\$199	\$205	\$199	-3%	0%
Brooklyn	\$326	\$311	\$313	5%	4%
Queens	\$300	\$288	\$278	4%	8%
Staten Island	\$249	\$244	\$235	2%	6%
SALES					
	3q13	2q13	3q12	Change From	
				2q13	3q12
New York City	5,700	4,552	4,493	25%	27%
Manhattan	69	66	72	5%	-4%
Bronx	501	406	391	23%	28%
Brooklyn	1,888	1,432	1,448	32%	30%
Queens	2,409	1,758	1,901	37%	27%
Staten Island	833	890	681	-6%	22%



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## New York City Residential Sales Report

## Apartment Sale Price (includes all condominium &amp; cooperative units)

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,353</b>	<b>\$1,359</b>	<b>\$1,296</b>	<b>0%</b>	<b>4%</b>
Battery Park City	\$1,021	\$1,108	\$1,318	-8%	-22%
Chelsea/Flatiron	\$1,412	\$1,414	\$1,203	0%	17%
East Harlem	\$605	\$604	\$603	0%	0%
East Village	\$1,005	\$1,002	\$873	0%	15%
Financial/Seaport	\$980	\$979	\$988	0%	-1%
Gramercy/Kips Bay	\$1,062	\$1,033	\$1,059	3%	0%
Greenwich Village	\$1,544	\$1,434	\$1,454	8%	6%
Inwood	\$301	\$285	\$318	6%	-5%
Lower East Side	\$819	\$761	\$738	8%	11%
Midtown East	\$1,201	\$1,071	\$1,097	12%	9%
Midtown West	\$1,346	\$1,322	\$1,344	2%	0%
Morningside Heights	\$623	\$611	\$713	2%	-13%
Murray Hill	\$767	\$742	\$723	3%	6%
Roosevelt Island	\$1,479	\$1,044	\$681	42%	117%
SoHo	\$2,787	\$3,139	\$1,857	-11%	50%
TriBeCa	\$3,181	\$3,171	\$3,072	0%	4%
Upper East Side	\$1,619	\$1,466	\$1,539	10%	5%
Upper West Side	\$1,458	\$1,446	\$1,489	1%	-2%
Washington Heights	\$446	\$423	\$404	5%	10%
West Harlem	\$540	\$549	\$617	-2%	-12%
West Village	\$1,675	\$2,325	\$1,359	-28%	23%
Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$850</b>	<b>\$831</b>	<b>\$830</b>	<b>2%</b>	<b>2%</b>
Battery Park City	\$743	\$759	\$1,009	-2%	-26%
Chelsea/Flatiron	\$977	\$1,075	\$930	-9%	5%
East Harlem	\$552	\$519	\$534	6%	3%
East Village	\$795	\$756	\$618	5%	29%
Financial/Seaport	\$910	\$897	\$830	2%	10%
Gramercy/Kips Bay	\$710	\$677	\$710	5%	0%
Greenwich Village	\$955	\$900	\$900	6%	6%
Inwood	\$299	\$280	\$273	7%	9%
Lower East Side	\$575	\$550	\$460	5%	25%
Midtown East	\$850	\$700	\$820	21%	4%
Midtown West	\$910	\$888	\$870	3%	5%
Morningside Heights	\$500	\$549	\$487	-9%	3%
Murray Hill	\$658	\$625	\$595	5%	11%
Roosevelt Island	\$1,476	\$1,223	\$650	21%	127%
SoHo	\$2,400	\$2,398	\$1,650	0%	45%
TriBeCa	\$2,698	\$2,828	\$2,600	-5%	4%
Upper East Side	\$885	\$897	\$980	-1%	-10%
Upper West Side	\$988	\$913	\$934	8%	6%
Washington Heights	\$358	\$365	\$335	-2%	7%
West Harlem	\$474	\$505	\$545	-6%	-13%
West Village	\$989	\$950	\$900	4%	10%

Note: sale price in thousands



Real Estate Board of New York

## Apartment Sale Price Per Square Foot (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,198</b>	<b>\$1,193</b>	<b>\$1,138</b>	<b>0%</b>	<b>5%</b>
Battery Park City	\$994	\$1,044	\$1,006	-5%	-1%
Chelsea/Flatiron	\$1,361	\$1,361	\$1,169	0%	16%
East Harlem	\$709	\$544	\$628	30%	13%
East Village	\$1,255	\$1,252	\$1,147	0%	9%
Financial/Seaport	\$1,149	\$1,043	\$1,065	10%	8%
Gramercy/Kips Bay	\$1,199	\$1,460	\$1,151	-18%	4%
Greenwich Village	\$1,494	\$1,253	\$1,321	19%	13%
Inwood	\$451	\$410	\$480	10%	-6%
Lower East Side	\$937	\$868	\$1,042	8%	-10%
Midtown East	\$1,076	\$1,037	\$1,050	4%	3%
Midtown West	\$1,392	\$1,301	\$1,316	7%	6%
Morningside Heights	\$890	\$788	\$838	13%	6%
Murray Hill	\$970	\$977	\$954	-1%	2%
Roosevelt Island	\$1,017	\$952	\$716	7%	42%
SoHo	\$1,641	\$1,627	\$1,324	1%	24%
TriBeCa	\$1,668	\$1,520	\$1,333	10%	25%
Upper East Side	\$1,159	\$1,155	\$1,150	0%	1%
Upper West Side	\$1,261	\$1,236	\$1,186	2%	6%
Washington Heights	\$534	\$522	\$506	2%	6%
West Harlem	\$632	\$668	\$590	-5%	7%
West Village	\$1,565	\$1,641	\$1,560	-5%	0%
Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,081</b>	<b>\$1,048</b>	<b>\$1,029</b>	<b>3%</b>	<b>5%</b>
Battery Park City	\$956	\$948	\$994	1%	-4%
Chelsea/Flatiron	\$1,261	\$1,197	\$1,129	5%	12%
East Harlem	\$722	\$538	\$631	34%	14%
East Village	\$1,282	\$1,250	\$1,086	3%	18%
Financial/Seaport	\$1,046	\$994	\$954	5%	10%
Gramercy/Kips Bay	\$1,147	\$1,042	\$1,094	10%	5%
Greenwich Village	\$1,275	\$1,186	\$1,196	8%	7%
Inwood	\$390	\$419	\$411	-7%	-5%
Lower East Side	\$833	\$765	\$1,116	9%	-25%
Midtown East	\$1,000	\$932	\$955	7%	5%
Midtown West	\$1,250	\$1,201	\$1,172	4%	7%
Morningside Heights	\$855	\$730	\$861	17%	-1%
Murray Hill	\$949	\$919	\$928	3%	2%
Roosevelt Island	\$1,017	\$953	\$693	7%	47%
SoHo	\$1,533	\$1,568	\$1,282	-2%	20%
TriBeCa	\$1,583	\$1,497	\$1,278	6%	24%
Upper East Side	\$991	\$995	\$981	0%	1%
Upper West Side	\$1,132	\$1,083	\$1,049	5%	8%
Washington Heights	\$545	\$489	\$523	12%	4%
West Harlem	\$615	\$680	\$586	-9%	5%
West Village	\$1,475	\$1,495	\$1,378	-1%	7%





Real Estate Board of New York

## New York City Residential Sales Report

## Condominium Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,681</b>	<b>\$1,782</b>	<b>\$1,616</b>	<b>-6%</b>	<b>4%</b>
Battery Park City	\$1,021	\$1,108	\$1,318	-8%	-22%
Chelsea/Flatiron	\$2,051	\$1,903	\$1,531	8%	34%
East Harlem	\$647	\$475	\$698	36%	-7%
East Village	\$1,344	\$1,344	\$1,103	0%	22%
Financial/Seaport	\$991	\$983	\$996	1%	0%
Gramercy/Kips Bay	\$1,560	\$1,685	\$1,461	-7%	7%
Greenwich Village	\$2,438	\$2,182	\$2,501	12%	-2%
Inwood			\$296		
Lower East Side	\$1,221	\$956	\$1,274	28%	-4%
Midtown East	\$1,552	\$1,504	\$1,615	3%	-4%
Midtown West	\$1,584	\$1,504	\$1,419	5%	12%
Morningside Heights	\$425		\$1,493		-72%
Murray Hill	\$1,109	\$1,036	\$1,018	7%	9%
Roosevelt Island	\$1,479	\$1,044	\$681	42%	117%
SoHo	\$3,597	\$3,280	\$2,816	10%	28%
TriBeCa	\$3,377	\$3,220	\$3,170	5%	7%
Upper East Side	\$1,816	\$1,837	\$1,819	-1%	0%
Upper West Side	\$1,871	\$1,950	\$2,014	-4%	-7%
Washington Heights	\$574	\$523	\$404	10%	42%
West Harlem	\$618	\$649	\$677	-5%	-9%
West Village	\$2,916	\$4,343	\$2,771	-33%	5%
Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,125</b>	<b>\$1,222</b>	<b>\$1,088</b>	<b>-8%</b>	<b>3%</b>
Battery Park City	\$743	\$759	\$1,009	-2%	-26%
Chelsea/Flatiron	\$1,675	\$1,794	\$1,250	-7%	34%
East Harlem	\$603	\$472	\$600	28%	0%
East Village	\$1,150	\$1,094	\$1,050	5%	10%
Financial/Seaport	\$915	\$897	\$835	2%	10%
Gramercy/Kips Bay	\$1,125	\$1,365	\$1,052	-18%	7%
Greenwich Village	1750	\$1,555	\$2,590	13%	-32%
Inwood			\$328		
Lower East Side	\$1,061	\$616	\$908	72%	17%
Midtown East	\$1,060	\$1,249	\$1,031	-15%	3%
Midtown West	\$1,100	\$989	\$1,033	11%	7%
Morningside Heights	\$425		\$1,493		-72%
Murray Hill	\$885	\$965	\$860	-8%	3%
Roosevelt Island	\$1,476	\$1,223	\$650	21%	127%
SoHo	\$2,675	\$2,650	\$2,413	1%	11%
TriBeCa	\$3,032	\$2,849	\$2,688	6%	13%
Upper East Side	\$1,250	\$1,400	\$1,324	-11%	-6%
Upper West Side	\$1,330	\$1,300	\$1,328	2%	0%
Washington Heights	\$533	\$550	\$313	-3%	70%
West Harlem	\$508	\$590	\$590	-14%	-14%
West Village	\$1,900	\$1,850	\$1,700	3%	12%

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,369</b>	<b>\$1,318</b>	<b>\$1,225</b>	<b>4%</b>	<b>12%</b>
Battery Park City	\$994	\$1,044	\$1,006	-5%	-1%
Chelsea/Flatiron	\$1,623	\$1,425	\$1,242	14%	31%
East Harlem	\$709	\$544	\$628	30%	13%
East Village	\$1,321	\$1,223	\$1,109	8%	19%
Financial/Seaport	\$1,179	\$1,048	\$1,078	12%	9%
Gramercy/Kips Bay	\$1,405	\$1,432	\$1,296	-2%	8%
Greenwich Village	\$1,862	\$1,507	\$1,567	24%	19%
Inwood			\$340		
Lower East Side	\$1,145	\$995	\$1,166	15%	-2%
Midtown East	\$1,332	\$1,238	\$1,220	8%	9%
Midtown West	\$1,540	\$1,397	\$1,366	10%	13%
Morningside Heights	\$1,071		\$1,110		-4%
Murray Hill	\$1,115	\$1,076	\$1,108	4%	1%
Roosevelt Island	\$1,017	\$952	\$716	7%	42%
SoHo	\$1,867	\$1,659	\$1,627	13%	15%
TriBeCa	\$1,709	\$1,533	\$1,344	11%	27%
Upper East Side	\$1,398	\$1,401	\$1,278	0%	9%
Upper West Side	\$1,415	\$1,385	\$1,332	2%	6%
Washington Heights	\$567	\$492	\$447	15%	27%
West Harlem	\$631	\$638	\$594	-1%	6%
West Village	\$1,849	\$2,066	\$1,965	-11%	-6%
Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,242</b>	<b>\$1,202</b>	<b>\$1,119</b>	<b>3%</b>	<b>11%</b>
Battery Park City	\$994	\$1,044	\$1,006	-5%	-1%
Chelsea/Flatiron	\$1,478	\$1,365	\$1,208	8%	22%
East Harlem	\$722	\$538	\$631	34%	14%
East Village	\$1,297	\$1,280	\$1,089	1%	19%
Financial/Seaport	\$1,179	\$1,048	\$1,078	12%	9%
Gramercy/Kips Bay	\$1,417	\$1,459	\$1,262	-3%	12%
Greenwich Village	\$1,493	\$1,485	\$1,634	1%	-9%
Inwood			\$375		
Lower East Side	\$1,046	\$968	\$1,205	8%	-13%
Midtown East	\$1,132	\$1,123	\$1,074	1%	5%
Midtown West	\$1,318	\$1,239	\$1,196	6%	10%
Morningside Heights	\$1,071		\$1,110		-4%
Murray Hill	\$1,069	\$1,032	\$1,037	4%	3%
Roosevelt Island	\$1,017	\$953	\$693	7%	47%
SoHo	\$1,880	\$1,588	\$1,534	18%	23%
TriBeCa	\$1,665	\$1,500	\$1,279	11%	30%
Upper East Side	\$1,213	\$1,176	\$1,130	3%	7%
Upper West Side	\$1,288	\$1,218	\$1,141	6%	13%
Washington Heights	\$578	\$477	\$438	21%	32%
West Harlem	\$616	\$670	\$592	-8%	4%
West Village	\$1,804	\$2,017	\$1,637	-11%	10%



Real Estate Board of New York

## Cooperative Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$1,132</b>	<b>\$1,029</b>	<b>\$1,062</b>	<b>10%</b>	<b>7%</b>
Battery Park City					
Chelsea/Flatiron	\$1,011	\$921	\$796	10%	27%
East Harlem	\$494	\$712	\$485	-31%	2%
East Village	\$751	\$823	\$710	-9%	6%
Financial/Seaport	\$846	\$897	\$892	-6%	-5%
Gramercy/Kips Bay	\$756	\$727	\$757	4%	0%
Greenwich Village	\$1,363	\$1,296	\$1,303	5%	5%
Inwood	\$301	\$285	\$322	6%	-6%
Lower East Side	\$605	\$587	\$432	3%	40%
Midtown East	\$1,009	\$832	\$819	21%	23%
Midtown West	\$850	\$956	\$1,123	-11%	-24%
Morningside Heights	\$627	\$611	\$662	3%	-5%
Murray Hill	\$579	\$607	\$609	-5%	-5%
Roosevelt Island					
SoHo	\$2,010	\$2,865	\$1,502	-30%	34%
TriBeCa	\$2,428	\$2,677	\$2,390	-9%	2%
Upper East Side	\$1,547	\$1,306	\$1,433	18%	8%
Upper West Side	\$1,214	\$1,130	\$1,193	8%	2%
Washington Heights	\$418	\$399	\$404	5%	3%
West Harlem	\$356	\$315	\$259	13%	38%
West Village	\$1,004	\$942	\$923	7%	9%
Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Manhattan</b>	<b>\$675</b>	<b>\$640</b>	<b>\$650</b>	<b>6%</b>	<b>4%</b>
Battery Park City					
Chelsea/Flatiron	\$740	\$685	\$538	8%	38%
East Harlem	\$445	\$721	\$495	-38%	-10%
East Village	\$534	\$633	\$545	-16%	-2%
Financial/Seaport	\$758	\$824	\$533	-8%	42%
Gramercy/Kips Bay	\$601	\$550	\$563	9%	7%
Greenwich Village	\$896	\$869	\$835	3%	7%
Inwood	\$299	\$280	\$271	7%	10%
Lower East Side	\$515	\$523	\$442	-1%	17%
Midtown East	\$680	\$628	\$650	8%	5%
Midtown West	\$660	\$678	\$575	-3%	15%
Morningside Heights	\$513	\$549	\$478	-7%	7%
Murray Hill	\$492	\$480	\$448	3%	10%
Roosevelt Island					
SoHo	\$1,720	\$2,275	\$895	-24%	92%
TriBeCa	\$2,275	\$2,413	\$2,065	-6%	10%
Upper East Side	\$793	\$750	\$873	6%	-9%
Upper West Side	\$841	\$736	\$793	14%	6%
Washington Heights	\$333	\$350	\$360	-5%	-8%
West Harlem	\$292	\$290	\$258	1%	13%
West Village	\$739	\$693	\$709	7%	4%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Manhattan</b>	<b>\$1,061</b>	<b>\$1,073</b>	<b>\$1,019</b>	<b>-1%</b>	<b>4%</b>
Battery Park City					
Chelsea/Flatiron	\$1,172	\$1,288	\$1,005	-9%	17%
East Harlem					
East Village	\$1,186	\$1,273	\$1,202	-7%	-1%
Financial/Seaport	\$855	\$929	\$804	-8%	6%
Gramercy/Kips Bay	\$1,047	\$1,473	\$961	-29%	9%
Greenwich Village	\$1,393	\$1,186	\$1,255	17%	11%
Inwood	\$451	\$410	\$532	10%	-15%
Lower East Side	\$737	\$690	\$588	7%	25%
Midtown East	\$912	\$906	\$867	1%	5%
Midtown West	\$973	\$1,032	\$1,001	-6%	-3%
Morningside Heights	\$884	\$788	\$796	12%	11%
Murray Hill	\$866	\$920	\$839	-6%	3%
Roosevelt Island					
SoHo	\$1,361	\$1,519	\$1,143	-10%	19%
TriBeCa	\$1,452	\$1,304	\$1,212	11%	20%
Upper East Side	\$1,060	\$1,035	\$1,067	2%	-1%
Upper West Side	\$1,154	\$1,124	\$1,033	3%	12%
Washington Heights	\$525	\$534	\$527	-2%	0%
West Harlem	\$634	\$1,067	\$366	-41%	73%
West Village	\$1,364	\$1,239	\$1,325	10%	3%
Median					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Manhattan</b>	<b>\$945</b>	<b>\$898</b>	<b>\$902</b>	<b>5%</b>	<b>5%</b>
Battery Park City					
Chelsea/Flatiron	\$1,105	\$1,054	\$1,000	5%	10%
East Harlem					
East Village	\$1,116	\$1,111	\$967	0%	15%
Financial/Seaport	\$855	\$929	\$804	-8%	6%
Gramercy/Kips Bay	\$989	\$909	\$924	9%	7%
Greenwich Village	\$1,221	\$1,116	\$1,130	9%	8%
Inwood	\$390	\$419	\$424	-7%	-8%
Lower East Side	\$677	\$639	\$554	6%	22%
Midtown East	\$826	\$789	\$757	5%	9%
Midtown West	\$924	\$808	\$822	14%	12%
Morningside Heights	\$849	\$730	\$745	16%	14%
Murray Hill	\$833	\$807	\$811	3%	3%
Roosevelt Island					
SoHo	\$1,228	\$1,363	\$1,154	-10%	6%
TriBeCa	\$1,368	\$1,221	\$1,188	12%	15%
Upper East Side	\$880	\$850	\$871	4%	1%
Upper West Side	\$1,018	\$970	\$920	5%	11%
Washington Heights	\$525	\$497	\$547	6%	-4%
West Harlem	\$572	\$1,138	\$366	-50%	56%
West Village	\$1,291	\$1,183	\$1,319	9%	-2%



Real Estate Board of New York

## Home Sale Price (includes all condominium, cooperative units and 1-3 family dwellings)

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$645</b>	<b>\$601</b>	<b>\$619</b>	<b>7%</b>	<b>4%</b>
Bath Beach	\$543	\$589	\$574	-8%	-5%
Bay Ridge / Fort Hamilton	\$583	\$462	\$529	26%	10%
Bedford Stuyvesant	\$573	\$518	\$476	11%	20%
Bensonhurst	\$662	\$712	\$668	-7%	-1%
Bergen Beach	\$538	\$586	\$571	-8%	-6%
Boerum Hill	\$1,452	\$1,316	\$1,057	10%	37%
Borough Park	\$693	\$657	\$359	5%	93%
Brighton Beach	\$416	\$412	\$692	1%	-40%
Brooklyn Heights	\$1,020	\$1,036	\$1,001	-2%	2%
Brownsville / Ocean Hill	\$395	\$390	\$391	1%	1%
Bushwick / Wyckoff Heights	\$455	\$410	\$400	11%	14%
Canarsie	\$373	\$387	\$393	-4%	-5%
Carroll Gardens	\$1,250	\$1,025	\$1,087	22%	15%
Clinton Hill	\$655	\$567	\$557	15%	18%
Cobble Hill	\$1,373	\$574	\$1,073	139%	28%
Columbia Street					
Waterfront District	\$1,044	\$796	\$1,013	31%	3%
Coney Island	\$301	\$304	\$313	-1%	-4%
Crown Heights	\$527	\$509	\$519	3%	1%
Cypress Hills	\$381	\$415	\$382	-8%	0%
Downtown	\$629	\$708	\$684	-11%	-8%
Dyker Heights	\$759	\$741	\$694	2%	9%
East Flatbush	\$376	\$355	\$368	6%	2%
East New York / Spring Creek	\$303	\$304	\$277	0%	9%
Flatbush / Prospect Park South	\$517	\$495	\$579	4%	-11%
Flatlands	\$404	\$362	\$325	12%	24%
Fort Greene	\$882	\$870	\$794	1%	11%
Gerritsen Beach	\$301	\$306	\$384	-2%	-22%
Gowanus	\$1,116	\$733	\$771	52%	45%
Gravesend / Mapleton	\$659	\$695	\$603	-5%	9%
Greenpoint	\$828	\$733	\$634	13%	30%
Kensington / Parkville	\$524	\$508	\$556	3%	-6%
Manhattan Beach	\$870	\$825	\$781	6%	11%
Marine Park / Madison	\$505	\$429	\$465	18%	9%
Midwood	\$619	\$548	\$552	13%	12%
Mill Basin	\$570	\$526	\$386	8%	48%
Park Slope	\$1,034	\$1,095	\$1,035	-6%	0%
Prospect Heights	\$849	\$735	\$798	16%	6%
Prospect Park Lefferts Gardens	\$540	\$456	\$410	19%	32%
Red Hook	\$819	\$884	\$773	-7%	6%
SeaGate	\$591	\$435	\$452	36%	31%
Sheepshead Bay	\$409	\$347	\$359	18%	14%
Sunset Park	\$558	\$569	\$590	-2%	-5%
Vinegar Hill / Dumbo	\$1,119	\$1,114	\$949	0%	18%
Williamsburg	\$884	\$819	\$693	8%	27%
Windsor Terrace	\$674	\$605	\$695	11%	-3%

Note: sale price in thousands



Real Estate Board of New York

## Home Sale Price (includes all condominium, cooperative units and 1-3 family dwellings)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$525</b>	<b>\$499</b>	<b>\$510</b>	<b>5%</b>	<b>3%</b>
Bath Beach	\$555	\$580	\$560	-4%	-1%
Bay Ridge / Fort Hamilton	\$565	\$338	\$510	67%	11%
Bedford Stuyvesant	\$550	\$474	\$468	16%	18%
Bensonhurst	\$678	\$714	\$689	-5%	-2%
Bergen Beach	\$557	\$538	\$582	4%	-4%
Boerum Hill	\$923	\$838	\$685	10%	35%
Borough Park	\$680	\$670	\$350	1%	94%
Brighton Beach	\$383	\$340	\$655	13%	-42%
Brooklyn Heights	\$765	\$695	\$715	10%	7%
Brownsville / Ocean Hill	\$325	\$350	\$415	-7%	-22%
Bushwick / Wyckoff Heights	\$450	\$410	\$390	10%	16%
Canarsie	\$376	\$405	\$390	-7%	-4%
Carroll Gardens	\$976	\$911	\$798	7%	22%
Clinton Hill	\$492	\$450	\$370	9%	33%
Cobble Hill	\$633	\$414	\$753	53%	-16%
Columbia Street					
Waterfront District	\$1,020	\$657	\$1,195	55%	-15%
Coney Island	\$310	\$290	\$307	7%	1%
Crown Heights	\$460	\$450	\$441	2%	4%
Cypress Hills	\$372	\$438	\$395	-15%	-6%
Downtown	\$597	\$582	\$677	2%	-12%
Dyker Heights	\$735	\$715	\$698	3%	5%
East Flatbush	\$375	\$360	\$369	4%	2%
East New York / Spring Creek	\$284	\$300	\$238	-5%	20%
Flatbush / Prospect Park South	\$386	\$415	\$490	-7%	-21%
Flatlands	\$390	\$416	\$375	-6%	4%
Fort Greene	\$646	\$617	\$497	5%	30%
Gerritsen Beach	\$345	\$338	\$371	2%	-7%
Gowanus	\$1,150	\$700	\$785	64%	46%
Gravesend / Mapleton	\$575	\$600	\$500	-4%	15%
Greenpoint	\$794	\$692	\$595	15%	33%
Kensington / Parkville	\$375	\$375	\$425	0%	-12%
Manhattan Beach	\$860	\$950	\$565	-9%	52%
Marine Park / Madison	\$478	\$435	\$460	10%	4%
Midwood	\$533	\$540	\$431	-1%	24%
Mill Basin	\$485	\$465	\$340	4%	43%
Park Slope	\$836	\$817	\$807	2%	4%
Prospect Heights	\$795	\$633	\$590	26%	35%
Prospect Park Lefferts Gardens	\$469	\$414	\$320	13%	47%
Red Hook	\$875	\$884	\$775	-1%	13%
SeaGate	\$450	\$435	\$455	3%	-1%
Sheepshead Bay	\$425	\$315	\$325	35%	31%
Sunset Park	\$500	\$550	\$565	-9%	-12%
Vinegar Hill / Dumbo	\$955	\$1,035	\$820	-8%	16%
Williamsburg	\$775	\$700	\$635	11%	22%
Windsor Terrace	\$520	\$446	\$633	17%	-18%

Note: sale price in thousands





## Apartment Sale Price (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$582</b>	<b>\$543</b>	<b>\$562</b>	<b>7%</b>	<b>4%</b>
Bath Beach	\$302	\$226	\$275	33%	10%
Bay Ridge / Fort Hamilton	\$281	\$238	\$291	18%	-4%
Bedford Stuyvesant	\$478	\$339	\$411	41%	16%
Bensonhurst	\$301	\$356	\$348	-16%	-14%
Bergen Beach	\$415	\$275	\$353	51%	18%
Boerum Hill	\$918	\$979	\$728	-6%	26%
Borough Park	\$461	\$401	\$465	15%	-1%
Brighton Beach	\$422	\$474	\$344	-11%	23%
Brooklyn Heights	\$886	\$950	\$869	-7%	2%
Brownsville / Ocean Hill	\$390	\$473	\$183	-17%	114%
Bushwick / Wyckoff Heights	\$320	\$353	\$365	-9%	-12%
Canarsie	\$137	\$248	\$244	-45%	-44%
Carroll Gardens	\$941	\$849	\$708	11%	33%
Clinton Hill	\$508	\$470	\$368	8%	38%
Cobble Hill	\$651	\$497	\$757	31%	-14%
Columbia Street					
Waterfront District	\$827	\$796	\$859	4%	-4%
Coney Island	\$297	\$268	\$275	10%	8%
Crown Heights	\$433	\$383	\$414	13%	5%
Cypress Hills					
Downtown	\$635	\$708	\$684	-10%	-7%
Dyker Heights	\$587	\$404	\$249	45%	136%
East Flatbush	\$167	\$191	\$173	-13%	-4%
East New York / Spring Creek	\$246	\$238	\$224	3%	10%
Flatbush / Prospect Park South	\$344	\$331	\$366	4%	-6%
Flatlands	\$233	\$183	\$133	27%	76%
Fort Greene	\$683	\$599	\$500	14%	37%
Gerritsen Beach					
Gowanus	\$778	\$537	\$620	45%	26%
Gravesend / Mapleton	\$332	\$392	\$292	-15%	14%
Greenpoint	\$755	\$701	\$532	8%	42%
Kensington / Parkville	\$306	\$271	\$308	13%	-1%
Manhattan Beach	\$275		\$316		-13%
Marine Park / Madison	\$232	\$211	\$226	10%	3%
Midwood	\$219	\$215	\$223	2%	-2%
Mill Basin	\$100	\$210	\$153	-52%	-35%
Park Slope	\$858	\$779	\$802	10%	7%
Prospect Heights	\$772	\$622	\$670	24%	15%
Prospect Park Lefferts Gardens	\$381	\$277	\$267	38%	43%
Red Hook	\$610	\$539	\$580	13%	5%
SeaGate			\$314		
Sheepshead Bay	\$229	\$220	\$229	4%	0%
Sunset Park	\$357	\$349	\$376	2%	-5%
Vinegar Hill / Dumbo	\$1,124	\$1,114	\$949	1%	18%
Williamsburg	\$832	\$820	\$688	1%	21%
Windsor Terrace	\$428	\$367	\$415	17%	3%

Note: sale price in thousands



Real Estate Board of New York

## Apartment Sale Price (includes all condominium & cooperative units)

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$472</b>	<b>\$419</b>	<b>\$469</b>	<b>13%</b>	<b>1%</b>
Bath Beach	\$244	\$195	\$235	25%	4%
Bay Ridge / Fort Hamilton	\$249	\$214	\$255	16%	-2%
Bedford Stuyvesant	\$501	\$260	\$406	93%	23%
Bensonhurst	\$234	\$285	\$405	-18%	-42%
Bergen Beach	\$415	\$275	\$353	51%	18%
Boerum Hill	\$810	\$741	\$658	9%	23%
Borough Park	\$354	\$383	\$492	-8%	-28%
Brighton Beach	\$383	\$382	\$311	0%	23%
Brooklyn Heights	\$749	\$680	\$687	10%	9%
Brownsville / Ocean Hill	\$390	\$500	\$183	-22%	114%
Bushwick / Wyckoff Heights	\$355	\$281	\$339	26%	5%
Canarsie	\$137	\$248	\$244	-45%	-44%
Carroll Gardens	\$808	\$800	\$658	1%	23%
Clinton Hill	\$469	\$432	\$314	9%	49%
Cobble Hill	\$470	\$393	\$682	20%	-31%
Columbia Street					
Waterfront District	\$950	\$657	\$837	45%	14%
Coney Island	\$289	\$280	\$287	3%	1%
Crown Heights	\$368	\$319	\$415	15%	-11%
Cypress Hills					
Downtown	\$599	\$582	\$677	3%	-12%
Dyker Heights	\$587	\$398	\$280	47%	109%
East Flatbush	\$145	\$148	\$133	-2%	9%
East New York / Spring Creek	\$262	\$261	\$211	0%	24%
Flatbush / Prospect Park South	\$308	\$335	\$425	-8%	-28%
Flatlands	\$233	\$183	\$123	27%	90%
Fort Greene	\$614	\$519	\$410	18%	50%
Gerritsen Beach					
Gowanus	\$856	\$460	\$692	86%	24%
Gravesend / Mapleton	\$215	\$317	\$235	-32%	-9%
Greenpoint	\$715	\$665	\$510	8%	40%
Kensington / Parkville	\$250	\$215	\$290	17%	-14%
Manhattan Beach	\$275		\$355		-23%
Marine Park / Madison	\$188	\$180	\$204	4%	-8%
Midwood	\$190	\$175	\$213	9%	-11%
Mill Basin	\$100	\$210	\$140	-52%	-29%
Park Slope	\$779	\$646	\$725	21%	7%
Prospect Heights	\$748	\$590	\$571	27%	31%
Prospect Park Lefferts Gardens	\$375	\$205	\$235	83%	60%
Red Hook	\$610	\$539	\$580	13%	5%
SeaGate			\$314		
Sheepshead Bay	\$175	\$195	\$185	-10%	-5%
Sunset Park	\$335	\$303	\$337	11%	-1%
Vinegar Hill / Dumbo	\$959	\$1,035	\$820	-7%	17%
Williamsburg	\$725	\$685	\$623	6%	16%
Windsor Terrace	\$408	\$389	\$385	5%	6%

Note: sale price in thousands



Real Estate Board of New York

## Apartment Sale Price Per Square Foot (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$623</b>	<b>\$585</b>	<b>\$606</b>	<b>6%</b>	<b>3%</b>
Bath Beach	\$376	\$322	\$322	17%	17%
Bay Ridge / Fort Hamilton	\$371	\$347	\$413	7%	-10%
Bedford Stuyvesant	\$467	\$459	\$465	2%	0%
Bensonhurst	\$312	\$309	\$337	1%	-7%
Bergen Beach	\$355	\$294	\$334	21%	6%
Boerum Hill	\$899	\$819	\$744	10%	21%
Borough Park	\$435	\$355	\$327	23%	33%
Brighton Beach	\$441	\$500	\$436	-12%	1%
Brooklyn Heights	\$900	\$910	\$871	-1%	3%
Brownsville / Ocean Hill	\$667	\$516	\$171	29%	291%
Bushwick / Wyckoff Heights	\$594	\$572	\$410	4%	45%
Canarsie		\$233	\$222		
Carroll Gardens	\$945	\$794	\$761	19%	24%
Clinton Hill	\$644	\$627	\$534	3%	21%
Cobble Hill	\$792	\$723	\$821	10%	-3%
Columbia Street					
Waterfront District	\$754	\$740	\$836	2%	-10%
Coney Island	\$376	\$367	\$375	3%	0%
Crown Heights	\$468	\$444	\$491	6%	-5%
Cypress Hills					
Downtown	\$710	\$682	\$684	4%	4%
Dyker Heights	\$460	\$332	\$373	39%	23%
East Flatbush	\$239	\$255	\$259	-6%	-8%
East New York / Spring Creek	\$295	\$300	\$299	-2%	-1%
Flatbush / Prospect Park South	\$437	\$380	\$366	15%	19%
Flatlands	\$210	\$227	\$154	-7%	37%
Fort Greene	\$696	\$620	\$572	12%	22%
Gerritsen Beach					
Gowanus	\$941	\$766	\$702	23%	34%
Gravesend / Mapleton	\$332	\$399	\$321	-17%	4%
Greenpoint	\$864	\$774	\$710	12%	22%
Kensington / Parkville	\$394	\$345	\$349	14%	13%
Manhattan Beach	\$377		\$430		-12%
Marine Park / Madison	\$282	\$291	\$321	-3%	-12%
Midwood	\$261	\$298	\$377	-12%	-31%
Mill Basin	\$128		\$179		-28%
Park Slope	\$846	\$935	\$754	-10%	12%
Prospect Heights	\$789	\$761	\$711	4%	11%
Prospect Park Lefferts Gardens	\$336	\$228	\$398	47%	-15%
Red Hook			\$506		
SeaGate			\$188		
Sheepshead Bay	\$316	\$289	\$296	9%	7%
Sunset Park	\$482	\$493	\$473	-2%	2%
Vinegar Hill / Dumbo	\$915	\$920	\$837	0%	9%
Williamsburg	\$804	\$711	\$706	13%	14%
Windsor Terrace	\$685	\$574	\$496	19%	38%



Real Estate Board of New York

## Apartment Sale Price Per Square Foot (includes all condominium & cooperative units)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$599</b>	<b>\$544</b>	<b>\$608</b>	<b>10%</b>	<b>-1%</b>
Bath Beach	\$390	\$303	\$327	28%	19%
Bay Ridge / Fort Hamilton	\$352	\$343	\$456	3%	-23%
Bedford Stuyvesant	\$461	\$490	\$431	-6%	7%
Bensonhurst	\$312	\$274	\$375	14%	-17%
Bergen Beach	\$355	\$294	\$334	21%	6%
Boerum Hill	\$884	\$813	\$692	9%	28%
Borough Park	\$445	\$377	\$341	18%	30%
Brighton Beach	\$465	\$433	\$438	7%	6%
Brooklyn Heights	\$884	\$889	\$846	-1%	5%
Brownsville / Ocean Hill	\$667	\$493	\$171	35%	291%
Bushwick / Wyckoff Heights	\$594	\$572	\$457	4%	30%
Canarsie		\$233	\$222		
Carroll Gardens	\$877	\$821	\$771	7%	14%
Clinton Hill	\$660	\$640	\$526	3%	25%
Cobble Hill	\$879	\$835	\$812	5%	8%
Columbia Street					
Waterfront District	\$781	\$736	\$730	6%	7%
Coney Island	\$372	\$348	\$375	7%	-1%
Crown Heights	\$400	\$384	\$480	4%	-17%
Cypress Hills					
Downtown	\$689	\$722	\$689	-5%	0%
Dyker Heights	\$460	\$346	\$407	33%	13%
East Flatbush	\$242	\$262	\$245	-8%	-1%
East New York / Spring Creek	\$299	\$301	\$301	-1%	-1%
Flatbush / Prospect Park South	\$427	\$350	\$361	22%	18%
Flatlands	\$210	\$227	\$140	-7%	51%
Fort Greene	\$668	\$634	\$586	5%	14%
Gerritsen Beach					
Gowanus	\$928	\$1,015	\$716	-9%	30%
Gravesend / Mapleton	\$304	\$335	\$283	-9%	7%
Greenpoint	\$866	\$795	\$729	9%	19%
Kensington / Parkville	\$392	\$326	\$356	20%	10%
Manhattan Beach	\$377		\$430		-12%
Marine Park / Madison	\$274	\$278	\$337	-2%	-19%
Midwood	\$242	\$307	\$368	-21%	-34%
Mill Basin	\$128		\$179		-29%
Park Slope	\$839	\$826	\$742	2%	13%
Prospect Heights	\$807	\$729	\$657	11%	23%
Prospect Park Lefferts Gardens	\$315	\$231	\$436	36%	-28%
Red Hook			\$506		
SeaGate			\$188		
Sheepshead Bay	\$311	\$272	\$283	14%	10%
Sunset Park	\$487	\$487	\$489	0%	0%
Vinegar Hill / Dumbo	\$880	\$905	\$824	-3%	7%
Williamsburg	\$796	\$706	\$697	13%	14%
Windsor Terrace	\$691	\$553	\$509	25%	36%



Real Estate Board of New York

## Condominium Sale Price

	Average				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$728</b>	<b>\$718</b>	<b>\$664</b>	<b>1%</b>	<b>10%</b>
Bath Beach	\$441	\$377	\$397	17%	11%
Bay Ridge / Fort Hamilton	\$492	\$479	\$514	3%	-4%
Bedford Stuyvesant	\$486	\$462	\$411	5%	18%
Bensonhurst	\$445	\$503	\$422	-12%	6%
Bergen Beach	\$415	\$275	\$353	51%	18%
Boerum Hill	\$1,002	\$1,228	\$690	-18%	45%
Borough Park	\$552	\$489	\$581	13%	-5%
Brighton Beach	\$577	\$712	\$511	-19%	13%
Brooklyn Heights	\$1,124	\$1,539	\$1,128	-27%	0%
Brownsville / Ocean Hill	\$390	\$473	\$183	-17%	114%
Bushwick / Wyckoff Heights	\$385	\$456	\$394	-16%	-2%
Canarsie		\$248	\$244		
Carroll Gardens	\$981	\$967	\$662	1%	48%
Clinton Hill	\$718	\$634	\$487	13%	47%
Cobble Hill	\$518	\$434	\$855	19%	-39%
Columbia Street					
Waterfront District	\$827	\$796	\$859	4%	-4%
Coney Island	\$415	\$295	\$400	41%	4%
Crown Heights	\$511	\$432	\$459	18%	11%
Cypress Hills					
Downtown	\$854	\$897	\$754	-5%	13%
Dyker Heights	\$587	\$404	\$249	45%	136%
East Flatbush	\$192		\$319		-40%
East New York / Spring Creek	\$246	\$238	\$224	3%	10%
Flatbush / Prospect Park South	\$470	\$427	\$468	10%	0%
Flatlands					
Fort Greene	\$997	\$788	\$679	27%	47%
Gerritsen Beach					
Gowanus	\$778	\$645	\$635	21%	23%
Gravesend / Mapleton	\$542	\$621	\$424	-13%	28%
Greenpoint	\$755	\$712	\$533	6%	42%
Kensington / Parkville	\$504	\$563	\$459	-11%	10%
Manhattan Beach			\$366		
Marine Park / Madison	\$418	\$359	\$412	16%	1%
Midwood	\$358	\$286	\$279	25%	28%
Mill Basin					
Park Slope	\$1,043	\$823	\$819	27%	27%
Prospect Heights	\$841	\$708	\$1,138	19%	-26%
Prospect Park Lefferts Gardens	\$585	\$468	\$378	25%	55%
Red Hook	\$875		\$580		51%
SeaGate					
Sheepshead Bay	\$452	\$400	\$394	13%	15%
Sunset Park	\$393	\$373	\$407	5%	-4%
Vinegar Hill / Dumbo	\$1,124	\$1,104	\$949	2%	18%
Williamsburg	\$835	\$821	\$708	2%	18%
Windsor Terrace	\$507	\$456	\$536	11%	-5%

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$625</b>	<b>\$585</b>	<b>\$575</b>	<b>7%</b>	<b>9%</b>
Bath Beach	\$438	\$377	\$402	16%	9%
Bay Ridge / Fort Hamilton	\$528	\$520	\$510	1%	3%
Bedford Stuyvesant	\$503	\$431	\$406	17%	24%
Bensonhurst	\$420	\$503	\$443	-17%	-5%
Bergen Beach	\$415	\$275	\$353	51%	18%
Boerum Hill	\$850	\$838	\$673	1%	26%
Borough Park	\$550	\$456	\$540	21%	2%
Brighton Beach	\$552	\$700	\$530	-21%	4%
Brooklyn Heights	\$978	\$1,293	\$983	-24%	-1%
Brownsville / Ocean Hill	\$390	\$500	\$183	-22%	114%
Bushwick / Wyckoff Heights	\$385	\$456	\$372	-16%	3%
Canarsie		\$248	\$244		
Carroll Gardens	\$755	\$969	\$618	-22%	22%
Clinton Hill	\$675	\$507	\$418	33%	61%
Cobble Hill	\$407	\$380	\$850	7%	-52%
Columbia Street					
Waterfront District	\$950	\$657	\$837	45%	14%
Coney Island	\$440	\$295	\$400	49%	10%
Crown Heights	\$489	\$353	\$426	39%	15%
Cypress Hills					
Downtown	\$805	\$830	\$735	-3%	10%
Dyker Heights	\$587	\$398	\$280	47%	109%
East Flatbush	\$192		\$319		-40%
East New York / Spring Creek	\$262	\$261	\$211	0%	24%
Flatbush / Prospect Park South	\$440	\$440	\$461	0%	-5%
Flatlands					
Fort Greene	\$973	\$828	\$565	18%	72%
Gerritsen Beach					
Gowanus	\$856	\$675	\$713	27%	20%
Gravesend / Mapleton	\$461	\$475	\$385	-3%	20%
Greenpoint	\$715	\$675	\$535	6%	34%
Kensington / Parkville	\$492	\$560	\$420	-12%	17%
Manhattan Beach			\$366		
Marine Park / Madison	\$400	\$313	\$410	28%	-2%
Midwood	\$378	\$296	\$251	27%	51%
Mill Basin					
Park Slope	\$916	\$728	\$746	26%	23%
Prospect Heights	\$880	\$763	\$855	15%	3%
Prospect Park Lefferts Gardens	\$609	\$500	\$324	22%	88%
Red Hook	\$875		\$580		51%
SeaGate			\$314		
Sheepshead Bay	\$418	\$365	\$325	14%	28%
Sunset Park	\$395	\$328	\$385	21%	3%
Vinegar Hill / Dumbo	\$959	\$999	\$820	-4%	17%
Williamsburg	\$730	\$685	\$635	7%	15%
Windsor Terrace	\$580	\$456	\$535	27%	8%

Note: sale price in thousands





Real Estate Board of New York

## Condominium Price Per Sq. Ft.

	Average				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$684</b>	<b>\$653</b>	<b>\$643</b>	<b>5%</b>	<b>6%</b>
Bath Beach	\$423	\$469	\$365	-10%	16%
Bay Ridge / Fort Hamilton	\$503	\$462	\$492	9%	2%
Bedford Stuyvesant	\$467	\$459	\$465	2%	0%
Bensonhurst	\$395	\$379	\$377	4%	5%
Bergen Beach	\$355	\$294	\$334	21%	6%
Boerum Hill	\$932	\$841	\$769	11%	21%
Borough Park	\$439	\$401	\$525	9%	-16%
Brighton Beach	\$522	\$617	\$333	-16%	57%
Brooklyn Heights	\$967	\$1,039	\$881	-7%	10%
Brownsville / Ocean Hill	\$667	\$516	\$171	29%	291%
Bushwick / Wyckoff Heights	\$594	\$572	\$410	4%	45%
Canarsie		\$233	\$222		
Carroll Gardens	\$946	\$851	\$663	11%	43%
Clinton Hill	\$734	\$577	\$591	27%	24%
Cobble Hill	\$701	\$653	\$775	7%	-10%
Columbia Street					
Waterfront District	\$754	\$740	\$836	2%	-10%
Coney Island	\$412	\$464	\$410	-11%	0%
Crown Heights	\$446	\$421	\$507	6%	-12%
Cypress Hills					
Downtown	\$869	\$765	\$713	14%	22%
Dyker Heights	\$460	\$332	\$373	39%	23%
East Flatbush	\$254		\$349		-27%
East New York / Spring Creek	\$295	\$300	\$299	-2%	-1%
Flatbush / Prospect Park South	\$552	\$453	\$364	22%	51%
Flatlands					
Fort Greene	\$851	\$765	\$670	11%	27%
Gerritsen Beach					
Gowanus	\$941	\$766	\$702	23%	34%
Gravesend / Mapleton	\$428	\$575	\$389	-25%	10%
Greenpoint	\$864	\$787	\$710	10%	22%
Kensington / Parkville	\$460	\$441	\$357	4%	29%
Manhattan Beach			\$430		
Marine Park / Madison	\$412	\$423	\$401	-3%	3%
Midwood	\$346	\$343	\$368	1%	-6%
Mill Basin					
Park Slope	\$834	\$860	\$729	-3%	14%
Prospect Heights	\$825	\$812	\$785	2%	5%
Prospect Park Lefferts Gardens	\$318	\$321	\$510	-1%	-38%
Red Hook			\$506		
SeaGate			\$188		
Sheepshead Bay	\$452	\$501	\$377	-10%	20%
Sunset Park	\$500	\$511	\$490	-2%	2%
Vinegar Hill / Dumbo	\$915	\$922	\$837	-1%	9%
Williamsburg	\$804	\$709	\$716	13%	12%
Windsor Terrace	\$698	\$756	\$540	-8%	29%



Real Estate Board of New York

## Condominium Price Per Sq. Ft.

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$691</b>	<b>\$639</b>	<b>\$651</b>	<b>8%</b>	<b>6%</b>
Bath Beach	\$421	\$469	\$369	-10%	14%
Bay Ridge / Fort Hamilton	\$548	\$510	\$502	7%	9%
Bedford Stuyvesant	\$461	\$490	\$431	-6%	7%
Bensonhurst	\$400	\$379	\$399	6%	0%
Bergen Beach	\$355	\$294	\$334	21%	6%
Boerum Hill	\$942	\$830	\$757	13%	24%
Borough Park	\$445	\$390	\$482	14%	-8%
Brighton Beach	\$514	\$556	\$344	-7%	49%
Brooklyn Heights	\$922	\$948	\$829	-3%	11%
Brownsville / Ocean Hill	\$667	\$493	\$171	35%	291%
Bushwick / Wyckoff Heights	\$594	\$572	\$457	4%	30%
Canarsie		\$233	\$222		
Carroll Gardens	\$919	\$947	\$699	-3%	32%
Clinton Hill	\$751	\$560	\$628	34%	20%
Cobble Hill	\$651	\$620	\$780	5%	-17%
Columbia Street					
Waterfront District	\$781	\$736	\$730	6%	7%
Coney Island	\$412	\$464	\$410	-11%	0%
Crown Heights	\$400	\$378	\$514	6%	-22%
Cypress Hills					
Downtown	\$895	\$843	\$700	6%	28%
Dyker Heights	\$460	\$346	\$407	33%	13%
East Flatbush	\$254		\$349		-27%
East New York / Spring Creek	\$299	\$301	\$301	-1%	-1%
Flatbush / Prospect Park South	\$552	\$433	\$362	27%	52%
Flatlands					
Fort Greene	\$878	\$676	\$599	30%	47%
Gerritsen Beach					
Gowanus	\$928	\$1,015	\$716	-9%	30%
Gravesend / Mapleton	\$403	\$412	\$364	-2%	11%
Greenpoint	\$866	\$815	\$729	6%	19%
Kensington / Parkville	\$449	\$427	\$308	5%	46%
Manhattan Beach			\$430		
Marine Park / Madison	\$419	\$391	\$407	7%	3%
Midwood	\$346	\$393	\$368	-12%	-6%
Mill Basin					
Park Slope	\$857	\$843	\$725	2%	18%
Prospect Heights	\$851	\$801	\$718	6%	19%
Prospect Park Lefferts Gardens	\$314	\$318	\$527	-1%	-40%
Red Hook			\$506		
SeaGate			\$188		
Sheepshead Bay	\$437	\$552	\$391	-21%	12%
Sunset Park	\$494	\$514	\$520	-4%	-5%
Vinegar Hill / Dumbo	\$880	\$914	\$824	-4%	7%
Williamsburg	\$796	\$706	\$704	13%	13%
Windsor Terrace	\$706	\$756	\$567	-7%	24%



Real Estate Board of New York

## Cooperative Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$454</b>	<b>\$367</b>	<b>\$428</b>	<b>24%</b>	<b>6%</b>
Bath Beach	\$218	\$183	\$205	19%	7%
Bay Ridge / Fort Hamilton	\$263	\$218	\$235	21%	12%
Bedford Stuyvesant	\$125	\$177		-30%	
Bensonhurst	\$204	\$259	\$164	-21%	25%
Bergen Beach					
Boerum Hill	\$700	\$564	\$844	24%	-17%
Borough Park	\$257	\$217	\$226	18%	13%
Brighton Beach	\$255	\$236	\$234	8%	9%
Brooklyn Heights	\$783	\$578	\$729	36%	7%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights	\$189	\$146	\$217	29%	-13%
Canarsie	\$137				
Carroll Gardens	\$874	\$719	\$780	22%	12%
Clinton Hill	\$398	\$425	\$298	-7%	34%
Cobble Hill	\$806	\$938	\$659	-14%	22%
Columbia Street					
Waterfront District					
Coney Island	\$280	\$267	\$266	5%	5%
Crown Heights	\$332	\$237	\$331	40%	0%
Cypress Hills					
Downtown	\$401	\$361	\$351	11%	14%
Dyker Heights					
East Flatbush	\$163	\$191	\$124	-15%	31%
East New York /Spring Creek					
Flatbush / Prospect Park South	\$335	\$316	\$346	6%	-3%
Flatlands	\$233	\$183	\$133	27%	76%
Fort Greene	\$435	\$438	\$425	-1%	2%
Gerritsen Beach					
Gowanus		\$268	\$453		
Gravesend / Mapleton	\$188	\$189	\$185	-1%	2%
Greenpoint		\$410	\$465		
Kensington / Parkville	\$276	\$237	\$262	16%	5%
Manhattan Beach	\$275		\$215		28%
Marine Park / Madison	\$177	\$171	\$195	4%	-9%
Midwood	\$197	\$195	\$205	1%	-4%
Mill Basin	\$100	\$210	\$153	-52%	-35%
Park Slope	\$782	\$743	\$786	5%	-1%
Prospect Heights	\$748	\$579	\$542	29%	38%
Prospect Park Lefferts Gardens	\$280	\$155	\$211	81%	32%
Red Hook	\$344	\$539		-36%	
SeaGate					
Sheepshead Bay	\$169	\$191	\$170	-12%	-1%
Sunset Park	\$254	\$303	\$256	-16%	-1%
Vinegar Hill / Dumbo		\$1,298			
Williamsburg	\$733	\$745	\$198	-2%	270%
Windsor Terrace	\$394	\$355	\$362	11%	9%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$325</b>	<b>\$280</b>	<b>\$314</b>	<b>16%</b>	<b>3%</b>
Bath Beach	\$210	\$183	\$200	15%	5%
Bay Ridge / Fort Hamilton	\$240	\$209	\$213	15%	13%
Bedford Stuyvesant	\$125	\$152		-18%	
Bensonhurst	\$209	\$269	\$164	-22%	27%
Bergen Beach					
Boerum Hill	\$780	\$498	\$643	57%	21%
Borough Park	\$256	\$180	\$200	42%	28%
Brighton Beach	\$232	\$188	\$263	23%	-12%
Brooklyn Heights	\$624	\$485	\$546	29%	14%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights	\$189	\$146	\$217	29%	-13%
Canarsie	\$137				
Carroll Gardens	\$898	\$755	\$658	19%	37%
Clinton Hill	\$357	\$390	\$277	-9%	29%
Cobble Hill	\$633	\$638	\$640	-1%	-1%
Columbia Street					
Waterfront District					
Coney Island	\$284	\$280	\$286	1%	-1%
Crown Heights	\$314	\$237	\$327	33%	-4%
Cypress Hills					
Downtown	\$339	\$342	\$275	-1%	23%
Dyker Heights					
East Flatbush	\$142	\$148	\$125	-4%	14%
East New York /Spring Creek					
Flatbush / Prospect Park South	\$300	\$280	\$356	7%	-16%
Flatlands	\$233	\$183	\$123	27%	90%
Fort Greene	\$366	\$400	\$310	-9%	18%
Gerritsen Beach					
Gowanus		\$268	\$453		
Gravesend / Mapleton	\$185	\$179	\$178	3%	4%
Greenpoint		\$410	\$465		
Kensington / Parkville	\$237	\$200	\$247	19%	-4%
Manhattan Beach	\$275		\$215		28%
Marine Park / Madison	\$170	\$155	\$186	10%	-9%
Midwood	\$171	\$174	\$204	-2%	-16%
Mill Basin	\$100	\$210	\$140	-52%	-29%
Park Slope	\$725	\$619	\$690	17%	5%
Prospect Heights	\$620	\$505	\$517	23%	20%
Prospect Park Lefferts Gardens	\$200	\$139	\$196	44%	2%
Red Hook	\$344	\$539		-36%	
SeaGate					
Sheepshead Bay	\$150	\$170	\$145	-12%	3%
Sunset Park	\$279	\$281	\$250	-1%	12%
Vinegar Hill / Dumbo		\$1,298			
Williamsburg	\$235	\$745	\$180	-68%	31%
Windsor Terrace	\$349	\$385	\$343	-9%	2%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## Cooperative Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$563</b>	<b>\$513</b>	<b>\$520</b>	<b>10%</b>	<b>8%</b>
Bath Beach	\$306	\$274	\$289	12%	6%
Bay Ridge / Fort Hamilton	\$354	\$340	\$360	4%	-2%
Bedford Stuyvesant					
Bensonhurst	\$230	\$240	\$179	-4%	28%
Bergen Beach					
Boerum Hill	\$769	\$753	\$606	2%	27%
Borough Park	\$419	\$257	\$347	63%	21%
Brighton Beach	\$348	\$367	\$193	-5%	81%
Brooklyn Heights	\$858	\$786	\$859	9%	0%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights					
Canarsie					
Carroll Gardens	\$945	\$744	\$907	27%	4%
Clinton Hill	\$600	\$636	\$481	-6%	25%
Cobble Hill	\$959	\$957	\$876	0%	10%
Columbia Street					
Waterfront District					
Coney Island	\$369	\$334	\$370	10%	0%
Crown Heights	\$524	\$636	\$369	-18%	42%
Cypress Hills					
Downtown	\$547	\$529	\$494	3%	11%
Dyker Heights					
East Flatbush	\$237	\$255	\$214	-7%	11%
East New York/Spring Creek					
Flatbush / Prospect Park South	\$429	\$360	\$367	19%	17%
Flatlands	\$210	\$227	\$154	-7%	37%
Fort Greene	\$582	\$531	\$492	10%	18%
Gerritsen Beach					
Gowanus					
Gravesend / Mapleton	\$275	\$264	\$247	4%	11%
Greenpoint		\$599			
Kensington / Parkville	\$381	\$332	\$344	15%	11%
Manhattan Beach	\$377				
Marine Park / Madison	\$250	\$258	\$295	-3%	-15%
Midwood	\$253	\$283	\$379	-11%	-33%
Mill Basin	\$128		\$179		-28%
Park Slope	\$851	\$990	\$789	-14%	8%
Prospect Heights	\$777	\$737	\$665	5%	17%
Prospect Park Lefferts Gardens	\$350	\$187	\$285	87%	23%
Red Hook					
SeaGate					
Sheepshead Bay	\$269	\$256	\$258	5%	4%
Sunset Park	\$385	\$459	\$414	-16%	-7%
Vinegar Hill / Dumbo		\$857			
Williamsburg		\$862	\$271		
Windsor Terrace	\$676	\$544	\$453	24%	49%



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$489</b>	<b>\$440</b>	<b>\$473</b>	<b>11%</b>	<b>3%</b>
Bath Beach	\$283	\$274	\$294	4%	-4%
Bay Ridge / Fort Hamilton	\$350	\$338	\$341	4%	3%
Bedford Stuyvesant					
Bensonhurst	\$220	\$240	\$179	-8%	23%
Bergen Beach					
Boerum Hill	\$780	\$718	\$606	9%	29%
Borough Park	\$451	\$245	\$350	84%	29%
Brighton Beach	\$340	\$389	\$193	-13%	76%
Brooklyn Heights	\$835	\$794	\$848	5%	-2%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights					
Canarsie					
Carroll Gardens	\$877	\$777	\$799	13%	10%
Clinton Hill	\$598	\$640	\$508	-6%	18%
Cobble Hill	\$934	\$911	\$904	3%	3%
Columbia Street					
Waterfront District					
Coney Island	\$364	\$333	\$365	9%	0%
Crown Heights	\$458	\$603	\$369	-24%	24%
Cypress Hills					
Downtown	\$496	\$539	\$480	-8%	3%
Dyker Heights					
East Flatbush	\$235	\$262	\$214	-10%	10%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$418	\$337	\$361	24%	16%
Flatlands	\$210	\$227	\$140	-7%	51%
Fort Greene	\$552	\$491	\$470	12%	18%
Gerritsen Beach					
Gowanus					
Gravesend / Mapleton	\$267	\$231	\$244	15%	9%
Greenpoint		\$599			
Kensington / Parkville	\$384	\$304	\$358	26%	7%
Manhattan Beach	\$377				
Marine Park / Madison	\$211	\$204	\$287	3%	-26%
Midwood	\$240	\$292	\$365	-18%	-34%
Mill Basin	\$128		\$179		-29%
Park Slope	\$836	\$816	\$791	3%	6%
Prospect Heights	\$805	\$714	\$635	13%	27%
Prospect Park Lefferts Gardens	\$382	\$185	\$232	106%	65%
Red Hook					
SeaGate					
Sheepshead Bay	\$217	\$262	\$251	-17%	-14%
Sunset Park	\$363	\$440	\$413	-17%	-12%
Vinegar Hill / Dumbo		\$857			
Williamsburg		\$862	\$231		
Windsor Terrace	\$592	\$517	\$444	15%	34%





Real Estate Board of New York

## New York City Residential Sales Report

## One - Three Family Dwelling Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Brooklyn</b>	<b>\$698</b>	<b>\$649</b>	<b>\$671</b>	<b>8%</b>	<b>4%</b>
Bath Beach	\$697	\$752	\$684	-7%	2%
Bay Ridge / Fort Hamilton	\$867	\$755	\$772	15%	12%
Bedford Stuyvesant	\$594	\$571	\$491	4%	21%
Bensonhurst	\$732	\$745	\$721	-2%	2%
Bergen Beach	\$544	\$623	\$602	-13%	-10%
Boerum Hill	\$2,652	\$2,215	\$2,109	20%	26%
Borough Park	\$801	\$764	\$478	5%	68%
Brighton Beach	\$392	\$243	\$772	62%	-49%
Brooklyn Heights	\$3,877	\$5,063	\$3,922	-23%	-1%
Brownsville / Ocean Hill	\$395	\$383	\$399	3%	-1%
Bushwick / Wyckoff Heights	\$457	\$412	\$407	11%	12%
Canarsie	\$376	\$393	\$396	-4%	-5%
Carroll Gardens	\$1,893	\$1,765	\$1,710	7%	11%
Clinton Hill	\$1,551	\$1,327	\$1,292	17%	20%
Cobble Hill	\$3,251	\$1,500	\$2,230	117%	46%
Columbia Street					
Waterfront District	\$1,610		\$1,398		15%
Coney Island	\$320	\$411	\$417	-22%	-23%
Crown Heights	\$595	\$601	\$587	-1%	1%
Cypress Hills	\$381	\$415	\$382	-8%	0%
Downtown	\$100				
Dyker Heights	\$768	\$772	\$721	-1%	6%
East Flatbush	\$392	\$376	\$381	4%	3%
East New York / Spring Creek	\$323	\$329	\$288	-2%	12%
Flatbush / Prospect Park South	\$553	\$521	\$800	6%	-31%
Flatlands	\$411	\$389	\$411	6%	0%
Fort Greene	\$1,495	\$1,832	\$1,420	-18%	5%
Gerritsen Beach	\$301	\$306	\$384	-2%	-22%
Gowanus	\$1,423	\$961	\$910	48%	56%
Gravesend / Mapleton	\$841	\$824	\$779	2%	8%
Greenpoint	\$973	\$796	\$888	22%	10%
Kensington / Parkville	\$881	\$831	\$853	6%	3%
Manhattan Beach	\$956	\$825	\$1,013	16%	-6%
Marine Park / Madison	\$510	\$518	\$513	-1%	0%
Midwood	\$830	\$773	\$716	7%	16%
Mill Basin	\$585	\$533	\$408	10%	43%
Park Slope	\$1,894	\$1,936	\$1,828	-2%	4%
Prospect Heights	\$2,208	\$1,199	\$1,697	84%	30%
Prospect Park Lefferts Gardens	\$599	\$580	\$499	3%	20%
Red Hook	\$879	\$1,230	\$821	-29%	7%
SeaGate	\$591	\$435	\$499	36%	19%
Sheepshead Bay	\$579	\$516	\$499	12%	16%
Sunset Park	\$771	\$757	\$741	2%	4%
Vinegar Hill / Dumbo	\$910				
Williamsburg	\$1,166	\$810	\$733	44%	59%
Windsor Terrace	\$1,242	\$916	\$1,001	36%	24%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Brooklyn</b>	<b>\$565</b>	<b>\$550</b>	<b>\$550</b>	<b>3%</b>	<b>3%</b>
Bath Beach	\$630	\$698	\$668	-10%	-6%
Bay Ridge / Fort Hamilton	\$825	\$746	\$741	11%	11%
Bedford Stuyvesant	\$564	\$517	\$481	9%	17%
Bensonhurst	\$750	\$730	\$740	3%	1%
Bergen Beach	\$566	\$540	\$627	5%	-10%
Boerum Hill	\$2,900	\$2,279	\$2,250	27%	29%
Borough Park	\$758	\$745	\$525	2%	44%
Brighton Beach	\$387	\$255	\$747	52%	-48%
Brooklyn Heights	\$3,735	\$5,063	\$3,300	-26%	13%
Brownsville / Ocean Hill	\$320	\$335	\$430	-4%	-26%
Bushwick / Wyckoff Heights	\$450	\$415	\$397	8%	13%
Canarsie	\$378	\$408	\$395	-7%	-4%
Carroll Gardens	\$2,053	\$1,950	\$1,825	5%	12%
Clinton Hill	\$1,200	\$1,320	\$1,500	-9%	-20%
Cobble Hill	\$3,500	\$1,500	\$2,885	133%	21%
Columbia Street					
Waterfront District	\$1,510		\$1,398		8%
Coney Island	\$345	\$428	\$397	-19%	-13%
Crown Heights	\$507	\$565	\$524	-10%	-3%
Cypress Hills	\$372	\$438	\$395	-15%	-6%
Downtown	\$100				
Dyker Heights	\$770	\$725	\$712	6%	8%
East Flatbush	\$384	\$369	\$375	4%	2%
East New York / Spring Creek	\$347	\$355	\$255	-2%	36%
Flatbush / Prospect Park South	\$553	\$521	\$800	6%	-31%
Flatlands	\$390	\$420	\$395	-7%	-1%
Fort Greene	\$1,565	\$1,800	\$1,384	-13%	13%
Gerritsen Beach	\$345	\$338	\$371	2%	-7%
Gowanus	\$1,390	\$850	\$805	64%	73%
Gravesend / Mapleton	\$664	\$650	\$650	2%	2%
Greenpoint	\$1,020	\$885	\$925	15%	10%
Kensington / Parkville	\$800	\$750	\$713	7%	12%
Manhattan Beach	\$1,008	\$950	\$1,120	6%	-10%
Marine Park / Madison	\$510	\$518	\$513	-1%	0%
Midwood	\$665	\$700	\$573	-5%	16%
Mill Basin	\$487	\$469	\$354	4%	38%
Park Slope	\$1,800	\$1,750	\$1,510	3%	19%
Prospect Heights	\$2,286	\$940	\$1,555	143%	47%
Prospect Park Lefferts Gardens	\$495	\$556	\$375	-11%	32%
Red Hook	\$875	\$1,230	\$873	-29%	0%
SeaGate	\$450	\$435	\$520	3%	-13%
Sheepshead Bay	\$547	\$510	\$515	7%	6%
Sunset Park	\$785	\$788	\$758	0%	4%
Vinegar Hill / Dumbo	\$910				
Williamsburg	\$1,110	\$899	\$755	23%	47%
Windsor Terrace	\$1,400	\$890	\$980	57%	43%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

**Home Sale Price** (includes all condominium, cooperative units and 1-3 family dwellings)

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$431</b>	<b>\$417</b>	<b>\$411</b>	<b>4%</b>	<b>5%</b>
Astoria	\$513	\$509	\$547	1%	-6%
Bayside	\$512	\$491	\$448	4%	14%
Beechhurst/Whitestone	\$546	\$535	\$516	2%	6%
Breezy Point/Belle Harbor/ Rockaway Park	\$583	\$447	\$713	30%	-18%
Briarwood/Jamaica Hills/ Hillcrest	\$393	\$365	\$370	8%	6%
College Point	\$484	\$561	\$503	-14%	-4%
Corona/East Elmhurst	\$446	\$461	\$437	-3%	2%
Douglaston/Little Neck	\$475	\$482	\$485	-2%	-2%
Floral Park/Bellerose	\$382	\$374	\$382	2%	0%
Flushing	\$504	\$493	\$448	2%	13%
Fresh Meadows/ Oakland Gardens	\$351	\$414	\$386	-15%	-9%
Howard Beach/Broadchannel	\$328	\$288	\$370	14%	-11%
Jackson Heights/Elmhurst	\$382	\$362	\$369	6%	4%
Jamaica Estates/Holliswood	\$667	\$610	\$633	9%	5%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$346	\$344	\$332	1%	4%
Long Island City	\$771	\$784	\$686	-2%	12%
Middle Village/Maspeth	\$524	\$531	\$470	-1%	11%
Queens Village/Hollis	\$342	\$314	\$331	9%	3%
Rego Park/Forest Hills/ Kew Gardens	\$377	\$369	\$358	2%	5%
Richmond Hill/ South Ozone Park/Woodhaven	\$387	\$374	\$372	4%	4%
Ridgewood/Glendale	\$483	\$398	\$437	21%	10%
Rockaways/Averne	\$411	\$345	\$390	19%	5%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$306	\$326	\$313	-6%	-2%
Sunnyside/Woodside	\$361	\$342	\$339	6%	6%

Note: sale price in thousands



## Home Sale Price (includes all condominium, cooperative units and 1-3 family dwellings)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$380</b>	<b>\$363</b>	<b>\$365</b>	<b>5%</b>	<b>4%</b>
Astoria	\$457	\$523	\$560	-13%	-18%
Bayside	\$482	\$481	\$442	0%	9%
Beechhurst/Whitestone	\$510	\$510	\$498	0%	2%
Breezy Point/Belle Harbor/ Rockaway Park	\$538	\$450	\$630	19%	-15%
Briarwood/Jamaica Hills/ Hillcrest	\$364	\$255	\$349	43%	4%
College Point	\$488	\$543	\$458	-10%	7%
Corona/East Elmhurst	\$418	\$458	\$433	-9%	-3%
Douglaston/Little Neck	\$267	\$457	\$450	-42%	-41%
Floral Park/Bellerose	\$380	\$370	\$390	3%	-3%
Flushing	\$482	\$526	\$450	-8%	7%
Fresh Meadows/ Oakland Gardens	\$230	\$260	\$255	-12%	-10%
Howard Beach/Broadchannel	\$225	\$191	\$361	18%	-38%
Jackson Heights/Elmhurst	\$303	\$303	\$324	0%	-7%
Jamaica Estates/Holliswood	\$695	\$688	\$630	1%	10%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$359	\$344	\$340	4%	6%
Long Island City	\$739	\$765	\$629	-3%	17%
Middle Village/Maspeth	\$528	\$519	\$480	2%	10%
Queens Village/Hollis	\$355	\$320	\$325	11%	9%
Rego Park/Forest Hills/ Kew Gardens	\$265	\$250	\$250	6%	6%
Richmond Hill/ South Ozone Park/Woodhaven	\$376	\$361	\$365	4%	3%
Ridgewood/Glendale	\$510	\$418	\$453	22%	13%
Rockaways/Averne	\$358	\$250	\$353	43%	1%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$302	\$330	\$299	-8%	1%
Sunnyside/Woodside	\$280	\$266	\$261	5%	7%

Note: sale price in thousands



## Apartment Sale Price (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$297</b>	<b>\$295</b>	<b>\$287</b>	<b>1%</b>	<b>4%</b>
Astoria	\$342	\$352	\$305	-3%	12%
Bayside	\$307	\$282	\$294	9%	4%
Beechhurst/Whitestone	\$259	\$229	\$269	13%	-4%
Breezy Point/Belle Harbor/ Rockaway Park	\$273	\$269	\$199	2%	37%
Briarwood/Jamaica Hills/ Hillcrest	\$201	\$184	\$191	9%	5%
College Point	\$386	\$406	\$402	-5%	-4%
Corona/East Elmhurst	\$214	\$220	\$206	-2%	4%
Douglaston/Little Neck	\$210	\$249	\$239	-15%	-12%
Floral Park/Bellerose	\$311	\$305	\$325	2%	-4%
Flushing	\$378	\$388	\$310	-3%	22%
Fresh Meadows/ Oakland Gardens	\$217	\$188	\$208	15%	4%
Howard Beach/Broadchannel	\$150	\$166	\$167	-10%	-10%
Jackson Heights/Elmhurst	\$245	\$257	\$245	-5%	0%
Jamaica Estates/Holliswood	\$202	\$160	\$145	26%	39%
Laurelton/Cambria Heights/ St. Albans/Rosedale		\$126	\$135		
Long Island City	\$767	\$785	\$713	-2%	8%
Middle Village/Maspeth	\$215	\$220	\$238	-2%	-10%
Queens Village/Hollis	\$165	\$155	\$152	7%	9%
Rego Park/Forest Hills/ Kew Gardens	\$263	\$249	\$242	6%	9%
Richmond Hill/ South Ozone Park/Woodhaven	\$174	\$245	\$326	-29%	-47%
Ridgewood/Glendale	\$213	\$177	\$226	20%	-6%
Rockaways/Averne	\$193	\$195	\$361	-1%	-47%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$161	\$134	\$105	20%	53%
Sunnyside/Woodside	\$245	\$220	\$219	11%	12%

Note: sale price in thousands



## Apartment Sale Price (includes all condominium & cooperative units)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$235</b>	<b>\$227</b>	<b>\$228</b>	<b>4%</b>	<b>3%</b>
Astoria	\$317	\$325	\$270	-2%	17%
Bayside	\$260	\$220	\$241	18%	8%
Beechhurst/Whitestone	\$258	\$214	\$209	21%	23%
Breezy Point/Belle Harbor/ Rockaway Park	\$238	\$269	\$209	-11%	14%
Briarwood/Jamaica Hills/ Hillcrest	\$185	\$165	\$174	12%	7%
College Point	\$399	\$390	\$413	2%	-3%
Corona/East Elmhurst	\$205	\$199	\$185	3%	11%
Douglaston/Little Neck	\$185	\$195	\$188	-5%	-1%
Floral Park/Bellerose	\$255	\$213	\$264	20%	-4%
Flushing	\$350	\$317	\$267	10%	31%
Fresh Meadows/ Oakland Gardens	\$207	\$180	\$209	15%	-1%
Howard Beach/Broadchannel	\$135	\$140	\$160	-4%	-16%
Jackson Heights/Elmhurst	\$230	\$248	\$214	-7%	7%
Jamaica Estates/Holliswood	\$185	\$150	\$138	23%	35%
Laurelton/Cambria Heights/ St. Albans/Rosedale		\$126	\$135		
Long Island City	\$770	\$765	\$669	1%	15%
Middle Village/Maspeth	\$225	\$179	\$213	26%	6%
Queens Village/Hollis	\$152	\$151	\$148	1%	3%
Rego Park/Forest Hills/ Kew Gardens	\$234	\$230	\$220	2%	6%
Richmond Hill/ South Ozone Park/Woodhaven	\$164	\$252	\$326	-35%	-50%
Ridgewood/Glendale	\$192	\$167	\$175	15%	10%
Rockaways/Averne	\$193	\$195	\$420	-1%	-54%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$120	\$114	\$105	5%	14%
Sunnyside/Woodside	\$215	\$200	\$189	8%	14%

Note: sale price in thousands





Real Estate Board of New York

## Apartment Sale Price Per Square Foot (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$367</b>	<b>\$359</b>	<b>\$366</b>	<b>2%</b>	<b>0%</b>
Astoria	\$506	\$478	\$453	6%	12%
Bayside	\$357	\$346	\$390	3%	-8%
Beechhurst/Whitestone	\$329	\$307	\$361	7%	-9%
Breezy Point/Belle Harbor/ Rockaway Park	\$316		\$235		34%
Briarwood/Jamaica Hills/ Hillcrest	\$307	\$294	\$305	4%	0%
College Point	\$312	\$359	\$356	-13%	-12%
Corona/East Elmhurst	\$296	\$306	\$325	-3%	-9%
Douglaston/Little Neck	\$266	\$289	\$300	-8%	-11%
Floral Park/Bellerose	\$335	\$308	\$313	9%	7%
Flushing	\$432	\$399	\$399	8%	8%
Fresh Meadows/ Oakland Gardens	\$331	\$317	\$325	5%	2%
Howard Beach/Broadchannel	\$181	\$192	\$178	-6%	2%
Jackson Heights/Elmhurst	\$320	\$357	\$330	-10%	-3%
Jamaica Estates/Holliswood	\$239	\$178		34%	
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$791	\$731	\$665	8%	19%
Middle Village/Maspeth	\$385	\$218	\$321	77%	20%
Queens Village/Hollis	\$211				
Rego Park/Forest Hills/ Kew Gardens	\$334	\$315	\$321	6%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$246	\$234	\$299	5%	-18%
Ridgewood/Glendale	\$259	\$239	\$295	8%	-12%
Rockaways/Averne	\$212	\$240	\$369	-12%	-43%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$249	\$712		-65%	
Sunnyside/Woodside	\$355	\$334	\$344	6%	3%



Real Estate Board of New York

## New York City Residential Sales Report

Apartment Sale Price Per Square Foot (includes all condominium & cooperative units)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$331</b>	<b>\$315</b>	<b>\$335</b>	<b>5%</b>	<b>-1%</b>
Astoria	\$509	\$493	\$473	3%	8%
Bayside	\$331	\$318	\$405	4%	-18%
Beechhurst/Whitestone	\$309	\$295	\$347	5%	-11%
Breezy Point/Belle Harbor/ Rockaway Park	\$333		\$206		62%
Briarwood/Jamaica Hills/ Hillcrest	\$310	\$252	\$305	23%	2%
College Point	\$322	\$375	\$366	-14%	-12%
Corona/East Elmhurst	\$290	\$290	\$284	0%	2%
Douglaston/Little Neck	\$242	\$248	\$269	-3%	-10%
Floral Park/Bellerose	\$330	\$293	\$314	13%	5%
Flushing	\$422	\$332	\$373	27%	13%
Fresh Meadows/ Oakland Gardens	\$340	\$298	\$351	14%	-3%
Howard Beach/Broadchannel	\$172	\$177	\$195	-3%	-12%
Jackson Heights/Elmhurst	\$319	\$336	\$323	-5%	-1%
Jamaica Estates/Holliswood	\$204	\$178		15%	
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$805	\$739	\$680	9%	18%
Middle Village/Maspeth	\$415	\$212	\$376	96%	10%
Queens Village/Hollis	\$211				
Rego Park/Forest Hills/ Kew Gardens	\$311	\$303	\$300	2%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$265	\$252	\$299	5%	-12%
Ridgewood/Glendale	\$246	\$236	\$255	4%	-4%
Rockaways/Averne	\$212	\$240	\$339	-12%	-37%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$186	\$172		8%	
Sunnyside/Woodside	\$358	\$311	\$334	15%	7%



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## Condominium Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$475</b>	<b>\$481</b>	<b>\$455</b>	<b>-1%</b>	<b>4%</b>
Astoria	\$437	\$484	\$414	-10%	6%
Bayside	\$469	\$426	\$433	10%	8%
Beechhurst/Whitestone	\$480		\$549		-13%
Breezy Point/Belle Harbor/ Rockaway Park	\$306	\$269	\$261	14%	17%
Briarwood/Jamaica Hills/ Hillcrest	\$332	\$290	\$294	15%	13%
College Point	\$386	\$406	\$402	-5%	-4%
Corona/East Elmhurst	\$278	\$252	\$247	10%	12%
Douglaston/Little Neck	\$413	\$469	\$469	-12%	-12%
Floral Park/Bellerose					
Flushing	\$508	\$528	\$446	-4%	14%
Fresh Meadows/ Oakland Gardens	\$494	\$270	\$311	83%	59%
Howard Beach/Broadchannel	\$179	\$239	\$210	-25%	-15%
Jackson Heights/Elmhurst	\$306	\$335	\$321	-9%	-5%
Jamaica Estates/Holliswood	\$385				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$833	\$888	\$739	-6%	13%
Middle Village/Maspeth	\$257	\$495	\$340	-48%	-24%
Queens Village/Hollis					
Rego Park/Forest Hills/ Kew Gardens	\$393	\$390	\$342	1%	15%
Richmond Hill/ South Ozone Park/Woodhaven	\$194	\$245	\$326	-21%	-41%
Ridgewood/Glendale	\$332	\$260	\$489	28%	-32%
Rockaways/Averne	\$246	\$220	\$411	12%	-40%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$370	\$105		252%	
Sunnyside/Woodside	\$331	\$228	\$285	45%	16%

Note: sale price in thousands



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## New York City Residential Sales Report

## Condominium Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$409</b>	<b>\$401</b>	<b>\$390</b>	<b>2%</b>	<b>5%</b>
Astoria	\$418	\$498	380	-16%	10%
Bayside	\$473	\$378	385	25%	23%
Beechhurst/Whitestone	\$480		517		-7%
Breezy Point/Belle Harbor/ Rockaway Park	\$265	\$269	261	-1%	2%
Briarwood/Jamaica Hills/ Hillcrest	\$310	\$262	279	18%	11%
College Point	\$399	\$390	413	2%	-3%
Corona/East Elmhurst	\$292	\$277	249	5%	17%
Douglaston/Little Neck	\$320	\$530	490	-40%	-35%
Floral Park/Bellerose					
Flushing	\$463	\$531	423	-13%	10%
Fresh Meadows/ Oakland Gardens	\$505	\$270	286	87%	77%
Howard Beach/Broadchannel	\$173	\$254	215	-32%	-20%
Jackson Heights/Elmhurst	\$305	\$340	341	-10%	-11%
Jamaica Estates/Holliswood	\$385				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$809	\$835	675	-3%	20%
Middle Village/Maspeth	\$252	\$495	355	-49%	-29%
Queens Village/Hollis					
Rego Park/Forest Hills/ Kew Gardens	\$403	\$365	340	10%	18%
Richmond Hill/ South Ozone Park/Woodhaven	\$202	\$252	326	-20%	-38%
Ridgewood/Glendale	\$320	\$260	489	23%	-35%
Rockaways/Averne	\$246	\$220	423	12%	-42%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$370	\$105		252%	
Sunnyside/Woodside	\$328	\$200	283.92	64%	16%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## Condominium Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$513</b>	<b>\$477</b>	<b>\$472</b>	<b>8%</b>	<b>9%</b>
Astoria	\$609	\$578	\$598	5%	2%
Bayside	\$480	\$486	\$504	-1%	-5%
Beechhurst/Whitestone	\$541		\$415		31%
Breezy Point/Belle Harbor/ Rockaway Park	\$307		\$161		91%
Briarwood/Jamaica Hills/ Hillcrest	\$396	\$394	\$379	1%	5%
College Point	\$312	\$375	\$356	-17%	-12%
Corona/East Elmhurst	\$386	\$410	\$363	-6%	6%
Douglaston/Little Neck	\$410	\$380	\$410	8%	0%
Floral Park/Bellerose					
Flushing	\$565	\$566	\$495	0%	14%
Fresh Meadows/ Oakland Gardens	\$358	\$496	\$387	-28%	-8%
Howard Beach/Broadchannel	\$199	\$200	\$202	0%	-2%
Jackson Heights/Elmhurst	\$395	\$444	\$394	-11%	0%
Jamaica Estates/Holliswood	\$470				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$791	\$764	\$665	4%	19%
Middle Village/Maspeth	\$438		\$398		10%
Queens Village/Hollis					
Rego Park/Forest Hills/ Kew Gardens	\$443	\$418	\$403	6%	10%
Richmond Hill/ South Ozone Park/Woodhaven	\$281	\$252	\$299	11%	-6%
Ridgewood/Glendale	\$383	\$327	\$417	17%	-8%
Rockaways/Averne	\$275	\$176	\$369	56%	-26%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$471	\$130		263%	
Sunnyside/Woodside	\$388	\$316	\$391	23%	-1%



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## Condominium Sale Price Per Square Foot

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$484</b>	<b>\$477</b>	<b>\$451</b>	<b>1%</b>	<b>7%</b>
Astoria	\$590	\$578	\$598	2%	-1%
Bayside	\$514	\$486	\$479	6%	7%
Beechhurst/Whitestone	\$541		\$415		31%
Breezy Point/Belle Harbor/ Rockaway Park	\$331		\$161		106%
Briarwood/Jamaica Hills/ Hillcrest	\$389	\$394	\$380	-1%	2%
College Point	\$322	\$375	\$366	-14%	-12%
Corona/East Elmhurst	\$416	\$410	\$315	2%	32%
Douglaston/Little Neck	\$413	\$380	\$414	9%	0%
Floral Park/Bellerose					
Flushing	\$565	\$566	\$490	0%	15%
Fresh Meadows/ Oakland Gardens	\$380	\$496	\$385	-23%	-1%
Howard Beach/Broadchannel	\$202	\$200	\$199	1%	2%
Jackson Heights/Elmhurst	\$384	\$444	\$413	-13%	-7%
Jamaica Estates/Holliswood	\$470				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$805	\$764	\$680	5%	18%
Middle Village/Maspeth	\$475		\$402		18%
Queens Village/Hollis					
Rego Park/Forest Hills/ Kew Gardens	\$431	\$418	\$391	3%	10%
Richmond Hill/ South Ozone Park/Woodhaven	\$294	\$252	\$299	17%	-2%
Ridgewood/Glendale	\$383	\$327	\$417	17%	-8%
Rockaways/Averne	\$275	\$176	\$339	56%	-19%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$471	\$130		263%	
Sunnyside/Woodside	\$385	\$316	\$447	22%	-14%



Real Estate Board of New York

## Cooperative Sale Price

	Average				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$227</b>	<b>\$220</b>	<b>\$222</b>	<b>3%</b>	<b>2%</b>
Astoria	\$265	\$230	\$241	15%	10%
Bayside	\$234	\$222	\$229	5%	2%
Beechhurst/Whitestone	\$248	\$229	\$228	8%	9%
Breezy Point/Belle Harbor/ Rockaway Park	\$195		\$174		12%
Briarwood/Jamaica Hills/ Hillcrest	\$167	\$163	\$166	3%	1%
College Point					
Corona/East Elmhurst	\$145	\$174	\$160	-17%	-9%
Douglaston/Little Neck	\$186	\$184	\$168	1%	10%
Floral Park/Bellerose	\$311	\$305	\$325	2%	-4%
Flushing	\$191	\$198	\$201	-4%	-5%
Fresh Meadows/ Oakland Gardens	\$196	\$187	\$200	5%	-2%
Howard Beach/Broadchannel	\$143	\$145	\$140	-1%	2%
Jackson Heights/Elmhurst	\$223	\$222	\$215	0%	4%
Jamaica Estates/Holliswood	\$173	\$160	\$145	9%	20%
Laurelton/Cambria Heights/ St. Albans/Rosedale		\$126	\$135		
Long Island City	\$488	\$418	\$419	17%	16%
Middle Village/Maspeth	\$157	\$174	\$195	-10%	-19%
Queens Village/Hollis	\$165	\$155	\$152	7%	9%
Rego Park/Forest Hills/ Kew Gardens	\$250	\$239	\$234	5%	6%
Richmond Hill/ South Ozone Park/Woodhaven	\$115				
Ridgewood/Glendale	\$186	\$166	\$173	12%	7%
Rockaways/Averne	\$140	\$170	\$110	-18%	27%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$126	\$140	\$105	-10%	20%
Sunnyside/Woodside	\$224	\$217	\$204	-6%	

Note: sale price in thousands





Real Estate Board of New York

## New York City Residential Sales Report

## Cooperative Sale Price

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$200</b>	<b>\$195</b>	<b>\$198</b>	<b>3%</b>	<b>1%</b>
Astoria	\$252	\$233	\$233	8%	8%
Bayside	\$215	\$208	\$217	3%	-1%
Beechhurst/Whitestone	\$247	\$214	\$190	15%	30%
Breezy Point/Belle Harbor/ Rockaway Park	\$175		\$145		21%
Briarwood/Jamaica Hills/ Hillcrest	\$161	\$158	\$163	2%	-1%
College Point					
Corona/East Elmhurst	\$140	\$177	\$140	-21%	0%
Douglaston/Little Neck	\$178	\$189	\$157	-6%	14%
Floral Park/Bellerose	\$255	\$213	\$264	20%	-4%
Flushing	\$186	\$185	\$190	1%	-2%
Fresh Meadows/ Oakland Gardens	\$191	\$175	\$203	9%	-6%
Howard Beach/Broadchannel	\$135	\$133	\$133	2%	2%
Jackson Heights/Elmhurst	\$197	\$208	\$197	-5%	0%
Jamaica Estates/Holliswood	\$175	\$150	\$138	17%	27%
Laurelton/Cambria Heights/ St. Albans/Rosedale		\$126	\$135		
Long Island City	\$403	\$390	\$378	3%	7%
Middle Village/Maspeth	\$159	\$170	\$200	-6%	-21%
Queens Village/Hollis	\$152	\$151	\$148	1%	3%
Rego Park/Forest Hills/ Kew Gardens	\$224	\$222	\$215	1%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$115				
Ridgewood/Glendale	\$165	\$163	\$168	1%	-1%
Rockaways/Averne	\$140	\$170	\$110	-18%	27%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$118	\$120	\$105	-2%	12%
Sunnyside/Woodside	\$198	\$195	\$183	-6%	

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$297</b>	<b>\$295</b>	<b>\$293</b>	<b>1%</b>	<b>1%</b>
Astoria	\$383	\$378	\$333	1%	15%
Bayside	\$294	\$284	\$281	4%	4%
Beechhurst/Whitestone	\$314	\$307	\$326	2%	-4%
Breezy Point/Belle Harbor/ Rockaway Park	\$331		\$309		7%
Briarwood/Jamaica Hills/ Hillcrest	\$258	\$250	\$253	3%	2%
College Point					
Corona/East Elmhurst	\$217	\$214	\$268	2%	-19%
Douglaston/Little Neck	\$231	\$232	\$219	0%	5%
Floral Park/Bellerose	\$335	\$308	\$313	9%	7%
Flushing	\$272	\$262	\$267	4%	2%
Fresh Meadows/ Oakland Gardens	\$325	\$306	\$304	6%	7%
Howard Beach/Broadchannel	\$174	\$178	\$134	-2%	29%
Jackson Heights/Elmhurst	\$292	\$301	\$292	-3%	0%
Jamaica Estates/Holliswood	\$197	\$178		11%	
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City		\$442			
Middle Village/Maspeth	\$226	\$218	\$205	4%	10%
Queens Village/Hollis	\$211				
Rego Park/Forest Hills/ Kew Gardens	\$319	\$306	\$313	4%	2%
Richmond Hill/ South Ozone Park/Woodhaven	\$144				
Ridgewood/Glendale	\$234	\$224	\$235	4%	0%
Rockaways/Averne	\$149	\$304		-51%	
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$175	\$829		-79%	
Sunnyside/Woodside	\$346	\$327	\$330	1%	



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Median				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$290</b>	<b>\$285</b>	<b>\$286</b>	<b>2%</b>	<b>1%</b>
Astoria	\$370	\$366	\$276	1%	34%
Bayside	\$288	\$277	\$271	4%	7%
Beechhurst/Whitestone	\$306	\$295	\$332	4%	-8%
Breezy Point/Belle Harbor/ Rockaway Park	\$336		\$309		9%
Briarwood/Jamaica Hills/ Hillcrest	\$233	\$216	\$216	8%	8%
College Point					
Corona/East Elmhurst	\$195	\$192	\$266	2%	-27%
Douglaston/Little Neck	\$231	\$217	\$210	7%	10%
Floral Park/Bellerose	\$330	\$293	\$314	13%	5%
Flushing	\$273	\$263	\$270	4%	1%
Fresh Meadows/ Oakland Gardens	\$332	\$295	\$309	12%	8%
Howard Beach/Broadchannel	\$167	\$174	\$133	-4%	25%
Jackson Heights/Elmhurst	\$285	\$299	\$292	-5%	-2%
Jamaica Estates/Holliswood	\$204	\$178		15%	
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City		\$450			
Middle Village/Maspeth	\$226	\$212	\$205	7%	10%
Queens Village/Hollis	\$211				
Rego Park/Forest Hills/ Kew Gardens	\$304	\$294	\$293	3%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$144				
Ridgewood/Glendale	\$233	\$228	\$220	2%	6%
Rockaways/Averne	\$149	\$304		-51%	
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$172	\$193		-11%	
Sunnyside/Woodside	\$330	\$311	\$329	6%	



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Queens</b>	<b>\$531</b>	<b>\$502</b>	<b>\$490</b>	<b>6%</b>	<b>8%</b>
Astoria	\$696	\$644	\$709	8%	-2%
Bayside	\$709	\$691	\$623	3%	14%
Beexhurst/Whitestone	\$676	\$666	\$644	1%	5%
Breezy Point/Belle Harbor/ Rockaway Park	\$670	\$456	\$832	47%	-20%
Briarwood/Jamaica Hills/ Hillcrest	\$589	\$547	\$529	8%	11%
College Point	\$529	\$644	\$578	-18%	-9%
Corona/East Elmhurst	\$523	\$516	\$496	1%	5%
Douglaston/Little Neck	\$840	\$772	\$755	9%	11%
Floral Park/Bellerose	\$479	\$467	\$455	3%	5%
Flushing	\$696	\$660	\$641	5%	9%
Fresh Meadows/ Oakland Gardens	\$655	\$661	\$622	-1%	5%
Howard Beach/Broadchannel	\$493	\$467	\$478	5%	3%
Jackson Heights/Elmhurst	\$643	\$597	\$547	8%	17%
Jamaica Estates/Holliswood	\$826	\$743	\$704	11%	17%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$346	\$345	\$333	0%	4%
Long Island City	\$794	\$773	\$493	3%	61%
Middle Village/Maspeth	\$540	\$556	\$491	-3%	10%
Queens Village/Hollis	\$362	\$333	\$341	8%	6%
Rego Park/Forest Hills/ Kew Gardens	\$855	\$824	\$890	4%	-4%
Richmond Hill/ South Ozone Park/Woodhaven	\$390	\$376	\$372	4%	5%
Ridgewood/Glendale	\$535	\$466	\$478	15%	12%
Rockaways/Averne	\$418	\$351	\$393	19%	6%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$310	\$331	\$314	-6%	-1%
Sunnyside/Woodside	\$657	\$646	\$558	2%	18%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## One - Three Family Dwelling Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Queens</b>	<b>\$495</b>	<b>\$475</b>	<b>\$460</b>	<b>4%</b>	<b>8%</b>
Astoria	\$700	\$675	\$688	4%	2%
Bayside	\$682	\$635	\$615	8%	11%
Beexhurst/Whitestone	\$625	\$603	\$559	4%	12%
Breezy Point/Belle Harbor/ Rockaway Park	\$630	\$470	\$666	34%	-5%
Briarwood/Jamaica Hills/ Hillcrest	\$575	\$531	\$523	8%	10%
College Point	\$531	\$640	\$498	-17%	7%
Corona/East Elmhurst	\$484	\$490	\$485	-1%	0%
Douglaston/Little Neck	\$750	\$700	\$725	7%	3%
Floral Park/Bellerose	\$480	\$455	\$448	5%	7%
Flushing	\$658	\$630	\$615	4%	7%
Fresh Meadows/ Oakland Gardens	\$654	\$650	\$591	1%	11%
Howard Beach/Broadchannel	\$500	\$530	\$475	-6%	5%
Jackson Heights/Elmhurst	\$638	\$580	\$533	10%	20%
Jamaica Estates/Holliswood	\$813	\$722	\$650	13%	25%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$359	\$345	\$340	4%	6%
Long Island City	\$686	\$722	\$505	-5%	36%
Middle Village/Maspeth	\$538	\$529	\$485	2%	11%
Queens Village/Hollis	\$365	\$340	\$330	7%	11%
Rego Park/Forest Hills/ Kew Gardens	\$729	\$720	\$768	1%	-5%
Richmond Hill/ South Ozone Park/Woodhaven	\$379	\$362	\$365	5%	4%
Ridgewood/Glendale	\$535	\$491	\$470	9%	14%
Rockaways/Averne	\$358	\$260	\$350	37%	2%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$308	\$332	\$300	-7%	3%
Sunnyside/Woodside	\$635	\$633	\$527	0%	21%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## Home Sale Price (includes all condominium, cooperative units and 1-3 family)

	Average				
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Bronx</b>	<b>\$358</b>	<b>\$349</b>	<b>\$345</b>	<b>3%</b>	<b>4%</b>
Bathgate / Crotona Park /					
East Tremont	\$319	\$382	\$298	-16%	7%
Baychester / Coop City	\$367	\$313	\$345	17%	6%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$377	\$366	\$347	3%	9%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$407	\$389	\$388	5%	5%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$351	\$308	\$262	14%	34%
Highbidge / Morris Heights /					
Mount Hope	\$352	\$393	\$334	-10%	5%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$266	\$311	\$282	-14%	-6%
Melrose / Morrisania	\$347	\$330	\$341	5%	2%
Mott Haven / Port Morris /					
Hunts Point	\$342	\$371	\$216	-8%	58%
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$295	\$321	\$317	-8%	-7%
Pelham Parkway South /					
Morris Park / Van Nest	\$374	\$356	\$309	5%	21%
Riverdale / Fieldston	\$402	\$359	\$403	12%	0%
Woodlawn / Williamsbridge	\$356	\$349	\$311	2%	15%

Note: sale price in thousands



Real Estate Board of New York

## Home Sale Price (includes all condominium, cooperative units and 1-3 family)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$350</b>	<b>\$347</b>	<b>\$329</b>	<b>1%</b>	<b>7%</b>
Bathgate / Crotona Park /					
East Tremont	\$350	\$376	\$275	-7%	27%
Baychester / Coop City	\$380	\$302	\$355	26%	7%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$389	\$366	\$355	6%	10%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$396	\$382	\$399	4%	-1%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$368	\$295	\$230	25%	60%
Highbidge / Morris Heights /					
Mount Hope	\$400	\$375	\$311	7%	29%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$225	\$278	\$203	-19%	11%
Melrose / Morrisania	\$353	\$363	\$314	-3%	12%
Mott Haven / Port Morris /					
Hunts Point	\$265	\$315	\$243	-16%	9%
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$297	\$326	\$340	-9%	-13%
Pelham Parkway South /					
Morris Park / Van Nest	\$398	\$365	\$340	9%	17%
Riverdale / Fieldston	\$295	\$280	\$255	5%	16%
Woodlawn / Williamsbridge	\$349	\$352	\$325	-1%	7%

Note: sale price in thousands





Real Estate Board of New York

## New York City Residential Sales Report

**Apartment Sale Price** (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$261</b>	<b>\$271</b>	<b>\$261</b>	<b>-4%</b>	<b>0%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City	\$147	\$126	\$231	16%	-36%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$162	\$172	\$148	-6%	9%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$265	\$254	\$279	4%	-5%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$154	\$140	\$138	10%	12%
Highbridge / Morris Heights /					
Mount Hope			\$176		
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$219	\$206	\$224	6%	-2%
Melrose / Morrisania	\$283	\$307	\$338	-8%	-16%
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$168	\$205	\$223	-18%	-24%
Pelham Parkway South /					
Morris Park / Van Nest	\$154	\$120	\$141	28%	10%
Riverdale / Fieldston	\$310	\$316	\$272	-2%	14%
Woodlawn / Williamsbridge	\$168	\$121	\$138	38%	21%

Note: sale price in thousands



Real Estate Board of New York

## Apartment Sale Price (includes all condominium & cooperative units)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$204</b>	<b>\$218</b>	<b>\$232</b>	<b>-6%</b>	<b>-12%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City	\$135	\$126	\$281	7%	-52%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$165	\$172	\$147	-4%	12%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$200	\$191	\$270	5%	-26%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$153	\$136	\$125	12%	22%
Highbidge / Morris Heights /					
Mount Hope			\$176		
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$188	\$171	\$169	10%	11%
Melrose / Morrisania	\$314	\$336	\$314	-7%	0%
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$141	\$173	\$151	-19%	-7%
Pelham Parkway South /					
Morris Park / Van Nest	\$138	\$120	\$135	15%	2%
Riverdale / Fieldston	\$255	\$246	\$229	4%	11%
Woodlawn / Williamsbridge	\$167	\$125	\$135	33%	23%

Note: sale price in thousands



Real Estate Board of New York

## Apartment Sale Price Per Square Foot (includes all condominium & cooperative units)

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$268</b>	<b>\$284</b>	<b>\$261</b>	<b>-8%</b>	<b>0%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City			\$272		-46%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$213	\$211	\$163	-23%	-1%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$253	\$318	\$280	-17%	-5%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$149	\$150	\$127	3%	21%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$222	\$217	\$221	1%	-1%
Melrose / Morrisania	\$253	\$274		3%	
Mott Haven / Port Morris / Hunts Point					
Parkchester/Westchester Square/ Castle Hill / Soundview	\$178	\$327	\$223	-49%	-25%
Pelham Parkway South / Morris Park / Van Nest	\$188	\$135	\$191	14%	-19%
Riverdale / Fieldston	\$312	\$301	\$294	3%	5%
Woodlawn / Williamsbridge	\$218	\$181	\$180	-7%	-7%



Real Estate Board of New York

## New York City Residential Sales Report

## Apartment Sale Price Per Square Foot (includes all condominium &amp; cooperative units)

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$263</b>	<b>\$253</b>	<b>\$254</b>	<b>4%</b>	<b>4%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City			\$272		
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$213	\$211	\$158	1%	35%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$207	\$305	\$275	-32%	-25%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$154	\$150	\$127	3%	21%
Hightbridge / Morris Heights /					
Mount Hope					
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$199	\$214	\$212	-7%	-6%
Melrose / Morrisania	\$253	\$211		20%	
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$162	\$168	\$171	-3%	-5%
Pelham Parkway South /					
Morris Park / Van Nest	\$174	\$135	\$166	29%	4%
Riverdale / Fieldston	\$293	\$286	\$262	3%	12%
Woodlawn / Williamsbridge	\$228	\$181	\$180	26%	27%



## Condominium Sale Price

Average					
	3q13	2q13	3q12	Percent Change 2q13	3q12
<b>Bronx</b>	<b>\$322</b>	<b>\$368</b>	<b>\$320</b>	<b>-12%</b>	<b>1%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City			\$285		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$171	\$172	\$113	-1%	51%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$423	\$370	\$352	14%	20%
Fordham / Belmont / Kingsbridge Heights / University Heights					
Highbridge / Morris Heights / Mount Hope			\$176		
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$394	\$413	\$401	-4%	-2%
Melrose / Morrisania			\$406		
Mott Haven / Port Morris / Hunts Point					
Parkchester/Westchester Square/ Castle Hill / Soundview	\$172	\$205	\$244	-16%	-30%
Pelham Parkway South / Morris Park / Van Nest	\$194		\$220		-12%
Riverdale / Fieldston	\$557	\$872	\$801	-36%	-30%
Woodlawn / Williamsbridge					

Note: sale price in thousands



## Condominium Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$203</b>	<b>\$254</b>	<b>\$285</b>	<b>-20%</b>	<b>-29%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City			\$285		
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$171	\$172	\$113	-1%	51%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$385	\$360	\$331	7%	16%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights					
Hightbridge / Morris Heights /					
Mount Hope			\$176		
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$434	\$446	\$496	-3%	-13%
Melrose / Morrisania			\$413		
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$141	\$173	\$150	-19%	-6%
Pelham Parkway South /					
Morris Park / Van Nest	\$194		\$220		-12%
Riverdale / Fieldston	\$440	\$895	\$360	-51%	22%
Woodlawn / Williamsbridge					

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$281</b>	<b>\$343</b>	<b>\$253</b>	<b>-18%</b>	<b>11%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City			\$272		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$213	\$211	\$134	1%	59%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$385	\$314	\$297	23%	29%
Fordham / Belmont / Kingsbridge Heights / University Heights					
Highbridge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$415	\$329		26%	
Melrose / Morrisania					
Mott Haven / Port Morris / Hunts Point					
Parkchester/Westchester Square/ Castle Hill / Soundview	\$179	\$327	\$223	-45%	-20%
Pelham Parkway South / Morris Park / Van Nest	\$247		\$288		-14%
Riverdale / Fieldston	\$442	\$471	\$432	-6%	2%
Woodlawn / Williamsbridge					





Real Estate Board of New York

## Condominium Sale Price Per Square Foot

	Median				
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$220</b>	<b>\$245</b>	<b>\$272</b>	<b>-10%</b>	<b>-19%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City			\$272		
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$213	\$211	\$134	1%	59%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$385	\$317	\$302	21%	28%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights					
Hightbridge / Morris Heights /					
Mount Hope					
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$429	\$329		31%	
Melrose / Morrisania					
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$165	\$168	\$171	-2%	-4%
Pelham Parkway South /					
Morris Park / Van Nest	\$247		\$288		-14%
Riverdale / Fieldston	\$463	\$505	\$424	-8%	9%
Woodlawn / Williamsbridge					



Real Estate Board of New York

## Cooperative Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$240</b>	<b>\$243</b>	<b>\$245</b>	<b>-1%</b>	<b>-2%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City	\$147	\$126	\$122	16%	20%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$145		\$166		-13%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$146	\$167	\$182	-12%	-20%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$154	\$140	\$138	10%	12%
Hightbridge / Morris Heights /					
Mount Hope					
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$171	\$162	\$175	5%	-2%
Melrose / Morrisania	\$283	\$307	\$327	-8%	-14%
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$148		\$155		-5%
Pelham Parkway South /					
Morris Park / Van Nest	\$134	\$120	\$131	12%	3%
Riverdale / Fieldston	\$275	\$264	\$252	4%	9%
Woodlawn / Williamsbridge	\$168	\$121	\$138	38%	21%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## Cooperative Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$204</b>	<b>\$205</b>	<b>\$230</b>	<b>0%</b>	<b>-11%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City	\$135	\$126	\$122	7%	11%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$145		\$174		-17%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$138	\$155	\$142	-11%	-3%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$153	\$136	\$125	12%	22%
Highbridge / Morris Heights /					
Mount Hope					
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$154	\$149	\$158	4%	-3%
Melrose / Morrisania	\$314	\$336	\$314	-7%	0%
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$148		\$158		-7%
Pelham Parkway South /					
Morris Park / Van Nest	\$138	\$120	\$132	15%	5%
Riverdale / Fieldston	\$238	\$234	\$220	2%	8%
Woodlawn / Williamsbridge	\$167	\$125	\$135	33%	23%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## Cooperative Sale Price Per Square Foot

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	\$263	\$264	\$264	0%	0%
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens /					
Pelham Parkway North			\$220		
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$187	\$322	\$256	-42%	-27%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$149	\$150	\$127	-1%	17%
Highbridge / Morris Heights /					
Mount Hope					
Kingsbridge / Jerome Park					
/Bedford Park / Norwood	\$190	\$200	\$221	-5%	-14%
Melrose / Morrisania	\$253	\$274		-8%	
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$135				
Pelham Parkway South /					
Morris Park / Van Nest	\$128	\$135	\$159	-5%	-19%
Riverdale / Fieldston	\$293	\$286	\$285	3%	3%
Woodlawn / Williamsbridge	\$218	\$181	\$180	20%	21%



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$265</b>	<b>\$253</b>	<b>\$253</b>	<b>5%</b>	<b>5%</b>
Bathgate / Crotona Park /					
East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens /					
Pelham Parkway North			\$220		
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$174	\$293	\$235	-41%	-26%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$154	\$150	\$127	3%	21%
Highbridge / Morris Heights /					
Mount Hope					
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$183	\$207	\$212	-12%	-14%
Melrose / Morrisania	\$253	\$211		20%	
Mott Haven / Port Morris /					
Hunts Point					
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$135				
Pelham Parkway South /					
Morris Park / Van Nest	\$128	\$135	\$162	-5%	-21%
Riverdale / Fieldston	\$284	\$280	\$260	1%	9%
Woodlawn / Williamsbridge	\$228	\$181	\$180	26%	27%



Real Estate Board of New York

## New York City Residential Sales Report

## One - Three Family Dwelling Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$397</b>	<b>\$376</b>	<b>\$389</b>	<b>5%</b>	<b>2%</b>
Bathgate / Crotona Park /					
East Tremont	\$319	\$382	\$298	-16%	7%
Baychester / Coop City	\$382	\$321	\$356	19%	7%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$390	\$374	\$376	4%	4%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$418	\$402	\$397	4%	5%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$382	\$350	\$287	9%	33%
Hightbridge / Morris Heights /					
Mount Hope	\$352	\$393	\$356	-10%	-1%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$345	\$472	\$351	-27%	-2%
Melrose / Morrisania	\$359	\$345	\$349	4%	3%
Mott Haven / Port Morris /					
Hunts Point	\$342	\$371	\$216	-8%	58%
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$336	\$349	\$360	-4%	-7%
Pelham Parkway South /					
Morris Park / Van Nest	\$411	\$376	\$367	10%	12%
Riverdale / Fieldston	\$951	\$690	\$935	38%	2%
Woodlawn / Williamsbridge	\$365	\$359	\$329	2%	11%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Bronx</b>	<b>\$385</b>	<b>\$370</b>	<b>\$365</b>	<b>4%</b>	<b>5%</b>
Bathgate / Crotona Park /					
East Tremont	\$350	\$376	\$275	-7%	27%
Baychester / Coop City	\$383	\$313	\$358	22%	7%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$390	\$381	\$370	2%	5%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$400	\$385	\$400	4%	0%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$379	\$347	\$330	9%	15%
Highbridge / Morris Heights /					
Mount Hope	\$400	\$375	\$377	7%	6%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$375	\$440	\$350	-15%	7%
Melrose / Morrisania	\$355	\$374	\$367	-5%	-3%
Mott Haven / Port Morris /					
Hunts Point	\$265	\$315	\$243	-16%	9%
Parkchester/Westchester Square/					
Castle Hill / Soundview	\$335	\$366	\$352	-8%	-5%
Pelham Parkway South /					
Morris Park / Van Nest	\$405	\$371	\$385	9%	5%
Riverdale / Fieldston	\$700	\$670	\$625	4%	12%
Woodlawn / Williamsbridge	\$350	\$353	\$331	-1%	6%

Note: sale price in thousands





Real Estate Board of New York

## One - Three Family Dwelling Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Staten Island</b>	<b>\$445</b>	<b>\$434</b>	<b>\$447</b>	<b>2%</b>	<b>0%</b>
Annadale	\$594	\$537	\$788	11%	-25%
Arden Heights	\$353	\$346	\$442	2%	-20%
Arrochar	\$374	\$273	\$513	37%	-27%
Arrochar-Shore Acres		\$385			
Bloomfield					
Bulls Head	\$334	\$365	\$366	-9%	-9%
Castleton Corners	\$424	\$401	\$399	6%	6%
Clove Lakes	\$504	\$436	\$492	16%	2%
Concord	\$271	\$263	\$256	3%	6%
Concord-Fox Hills	\$237	\$215	\$293	10%	-19%
Dongan Hills	\$411	\$449	\$423	-8%	-3%
Dongan Hills-Colony	\$742	\$564	\$735	32%	1%
Dongan Hills-Old Town		\$365	\$262		
Eltingville	\$440	\$424	\$427	4%	3%
Emerson Hill	\$370	\$820	\$744	-55%	-50%
Fresh Kills		\$629	\$636		
Grant City	\$388	\$454	\$433	-15%	-10%
Grasmere	\$543	\$470	\$510	15%	6%
Great Kills	\$433	\$432	\$434	0%	0%
Great Kills-Bay Terrace	\$461	\$478	\$397	-3%	16%
Grymes Hill	\$504		\$100		404%
Huguenot	\$590	\$569	\$587	4%	0%
La Tourette Park					
Livingston	\$388	\$348	\$488	12%	-20%
Manor Heights	\$478	\$427	\$441	12%	8%
Mariners Harbor	\$285	\$253	\$267	12%	6%
Midland Beach	\$330	\$438	\$419	-25%	-21%
New Brighton	\$303	\$276	\$278	10%	9%
New Brighton-St. George					
New Dorp	\$407	\$433	\$415	-6%	-2%
New Dorp-Beach	\$275	\$289	\$313	-5%	-12%
New Dorp-Heights	\$546	\$579	\$544	-6%	0%
New Springville	\$476	\$587	\$443	-19%	7%
Oakwood	\$478	\$393	\$449	21%	6%
Oakwood-Beach	\$378	\$505	\$383	-25%	-1%
Pleasant Plains	\$530	\$614	\$853	-14%	-38%
Port Ivory	\$258	\$1,238	\$225	-79%	15%
Port Richmond	\$287	\$282	\$275	2%	4%
Princes Bay	\$541	\$609	\$503	-11%	8%

Note: sale price in thousands

Continued on next page



Real Estate Board of New York

## New York City Residential Sales Report

## One - Three Family Dwelling Sale Price

Average					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
Richmondton	\$628	\$613	\$541	2%	16%
Richmondton-Lighths Hill	\$939	\$835	\$631	12%	49%
Rosebank	\$381	\$391	\$333	-2%	15%
Rossville	\$547	\$506	\$510	8%	7%
Rossville-Charleston	\$492	\$467	\$484	5%	2%
Rossville-Port Mobil					
Rossville-Richmond Valley	\$682	\$642		6%	
Silver Lake	\$565	\$391	\$622	44%	-9%
South Beach	\$449	\$371	\$387	21%	16%
Stapleton	\$256	\$309	\$236	-17%	9%
Stapleton-Clifton	\$240	\$262	\$195	-8%	23%
Sunnyside	\$482	\$415	\$453	16%	7%
Todt Hill	\$1,002	\$1,032	\$2,120	-3%	-53%
Tompkinsville	\$495	\$345	\$399	44%	24%
Tottenville	\$601	\$558	\$540	8%	11%
Travis	\$374	\$357	\$399	5%	-6%
West New Brighton	\$348	\$329	\$330	6%	6%
Westerleigh	\$378	\$425	\$353	-11%	7%
Willowbrook	\$448	\$424	\$410	6%	9%
Willowbrook-Seaview					
Woodrow	\$466	\$510	\$517	-9%	-10%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## One - Three Family Dwelling Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
<b>Staten Island</b>	<b>\$420</b>	<b>\$405</b>	<b>\$400</b>	<b>4%</b>	<b>5%</b>
Annadale	\$625	\$507	\$550	23%	14%
Arden Heights	\$330	\$316	\$326	5%	1%
Arrochar	\$405	\$268	\$350	51%	16%
Arrochar-Shore Acres		\$385			
Bloomfield					
Bulls Head	\$318	\$351	\$370	-9%	-14%
Castleton Corners	\$413	\$406	\$375	2%	10%
Clove Lakes	\$477	\$393	\$453	21%	5%
Concord	\$286	\$230	\$294	24%	-3%
Concord-Fox Hills	\$200	\$212	\$370	-6%	-46%
Dongan Hills	\$420	\$376	\$398	12%	6%
Dongan Hills-Colony	\$628	\$588	\$710	7%	-12%
Dongan Hills-Old Town		\$365	\$262		
Eltingville	\$425	\$385	\$399	11%	7%
Emerson Hill	\$370	\$820	\$775	-55%	-52%
Fresh Kills		\$629	\$636		
Grant City	\$380	\$424	\$410	-10%	-7%
Grasmere	\$482	\$435	\$495	11%	-3%
Great Kills	\$400	\$414	\$398	-3%	1%
Great Kills-Bay Terrace	\$468	\$433	\$380	8%	23%
Grymes Hill	\$405		\$100		305%
Huguenot	\$575	\$556	\$580	3%	-1%
La Tourette Park					
Livingston	\$380	\$348	\$488	9%	-22%
Manor Heights	\$450	\$395	\$426	14%	6%
Mariners Harbor	\$269	\$270	\$283	0%	-5%
Midland Beach	\$358	\$389	\$415	-8%	-14%
New Brighton	\$339	\$269	\$255	26%	33%
New Brighton-St. George					
New Dorp	\$408	\$420	\$393	-3%	4%
New Dorp-Beach	\$313	\$288	\$350	9%	-11%
New Dorp-Heights	\$473	\$530	\$600	-11%	-21%
New Springville	\$465	\$450	\$430	3%	8%
Oakwood	\$521	\$404	\$462	29%	13%
Oakwood-Beach	\$368	\$505	\$382	-27%	-3%
Pleasant Plains	\$552	\$616	\$789	-10%	-30%
Port Ivory	\$235	\$1,238	\$221	-81%	6%
Port Richmond	\$285	\$245	\$253	16%	13%
Princes Bay	\$538	\$540	\$457	0%	18%

Note: sale price in thousands

Continued on next page



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

Median					
	3q13	2q13	3q12	Percent Change	
				2q13	3q12
Richmondton	\$538	\$640	\$555	-16%	-3%
Richmondton-Lighths Hill	\$939	\$835	\$631	12%	49%
Rosebank	\$381	\$398	\$290	-4%	32%
Rossville	\$472	\$466	\$453	1%	4%
Rossville-Charleston	\$530	\$483	\$500	10%	6%
Rossville-Port Mobil					
Rossville-Richmond Valley	\$635	\$630		1%	
Silver Lake	\$544	\$400	\$673	36%	-19%
South Beach	\$401	\$343	\$368	17%	9%
Stapleton	\$264	\$260	\$193	2%	37%
Stapleton-Clifton	\$240	\$271	\$195	-11%	23%
Sunnyside	\$479	\$403	\$410	19%	17%
Todt Hill	\$995	\$970	\$2,192	3%	-55%
Tompkinsville	\$440	\$373	\$399	18%	10%
Tottenville	\$630	\$605	\$467	4%	35%
Travis	\$365	\$347	\$400	5%	-9%
West New Brighton	\$319	\$325	\$340	-2%	-6%
Westerleigh	\$385	\$423	\$362	-9%	6%
Willowbrook	\$452	\$406	\$410	11%	10%
Willowbrook-Seaview					
Woodrow	\$456	\$450	\$445	1%	2%

Note: sale price in thousands

## Real Estate Board of New York

### Manhattan Townhouse Sales Data

Address	Date	Price	Neighborhood	Building Class	Stories	Building Depth Ft.	Building Front Ft.
21 BEEKMAN PLACE	7/12/2013	\$34,350,000	MIDTOWN EAST	A4	5	47	20
163 EAST 63 STREET	7/2/2013	\$16,400,000	UPPER EAST SIDE	B1	4	64	40
122 WAVERLY PLACE	9/9/2013	\$15,940,000	GREENWICH VILLAGE	A4	5	60	22
351 RIVERSIDE DRIVE	9/5/2013	\$14,000,100	UPPER WEST SIDE	B9	3	73	41
196 WEST HOUSTON STREET	9/23/2013	\$13,000,000	WEST VILLAGE	A9	3	96	25
158 EAST 61 STREET	9/17/2013	\$11,500,000	UPPER EAST SIDE	A4	5	70	19
136 EAST 80 STREET	7/15/2013	\$10,350,000	UPPER EAST SIDE	A9	4	54	18
158 EAST 81 STREET	8/5/2013	\$9,245,000	UPPER EAST SIDE	B1	3	52	20
451 WEST 21 STREET	9/7/2013	\$8,500,000	CHELSEA/FLATIRON	A4	4	52	17
306 WEST 77 STREET	8/9/2013	\$8,000,000	UPPER WEST SIDE	B1	4	64	18
235 WEST 20 STREET	7/16/2013	\$7,935,000	CHELSEA/FLATIRON	A9	4	30	14
135 EAST 94 STREET	7/30/2013	\$7,900,000	UPPER EAST SIDE	A9	4	48	16
65 EAST 90 STREET	8/5/2013	\$7,850,000	UPPER EAST SIDE	A4	4	54	18
77 BEDFORD STREET	8/14/2013	\$7,350,000	WEST VILLAGE	A4	3	37	24
341 WEST 12 STREET	8/9/2013	\$7,000,000	WEST VILLAGE	C0	3	40	18
169 EAST 80 STREET	9/3/2013	\$7,000,000	UPPER EAST SIDE	A4	4	50	16
273 WEST 12 STREET	8/13/2013	\$6,650,000	WEST VILLAGE	B1	3	24	22
152 EAST 71 STREET	8/28/2013	\$6,000,000	UPPER EAST SIDE	B1	3	55	16
41588 GRAMERCY PARK	8/12/2013	\$5,912,819	GRAMERCY/KIPS BAY	C0	5	86	27
17 MINETTA STREET	7/30/2013	\$5,800,000	GREENWICH VILLAGE	A9	3	35	17
111 EAST 19 STREET	8/23/2013	\$5,750,000	GRAMERCY/KIPS BAY	A4	4	55	16
322 WEST 20 STREET	9/12/2013	\$5,500,000	CHELSEA/FLATIRON	B9	3	50	16
1342 LEXINGTON AVENUE	9/19/2013	\$5,500,000	UPPER EAST SIDE	A9	2	48	16
338 WEST 15 STREET	8/28/2013	\$5,400,000	CHELSEA/FLATIRON	A4	3	38	18
315 WEST 78 STREET	7/8/2013	\$5,300,000	UPPER WEST SIDE	B1	5	69	16
145 WEST 87 STREET	8/27/2013	\$5,190,000	UPPER WEST SIDE	B3	3	55	15
4 BEDFORD STREET	9/23/2013	\$4,650,000	WEST VILLAGE	B1	4	40	22
411 EAST 50 STREET	9/9/2013	\$4,600,000	MIDTOWN EAST	A9	3	45	19
46 HORATIO STREET	9/9/2013	\$4,500,000	WEST VILLAGE	B1	3	55	20
214 EAST 50 STREET	8/16/2013	\$4,487,500	MIDTOWN EAST	A4	3	51	15
49 WEST 92 STREET	9/26/2013	\$4,435,000	UPPER WEST SIDE	A9	3	50	20
9 VANDAM STREET	8/28/2013	\$4,200,000	SOHO	A5	3	28	24
314 EAST 81 STREET	7/11/2013	\$4,200,000	UPPER EAST SIDE	A4	3	45	15
119 WEST 82 STREET	8/21/2013	\$3,775,000	UPPER WEST SIDE	C0	5	68	19
360 EAST 69 STREET	7/2/2013	\$3,450,000	UPPER EAST SIDE	A9	2	40	16
407 EAST 58 STREET	9/3/2013	\$3,300,000	MIDTOWN EAST	B9	3	50	16
75 BEDFORD STREET	8/14/2013	\$3,250,000	WEST VILLAGE	A4	3	43	9
369 WEST 120 STREET	7/8/2013	\$2,999,000	WEST HARLEM	A9	3	50	17
529 WEST 142 STREET	8/30/2013	\$2,575,000	WEST HARLEM	A5	4	58	20

Address	Date	Price	Neighborhood	Building Class	Stories	Building Depth Ft.	Building Front Ft.
52 EAST 73 STREET	9/14/2013	\$2,343,194	UPPER EAST SIDE	A4	5	66	22
258 WEST 123 STREET	7/29/2013	\$2,310,000	WEST HARLEM	C0	4	74	17
140 WEST 118 STREET	9/11/2013	\$2,225,000	WEST HARLEM	B9	3	56	17
123 WEST 118 STREET	9/3/2013	\$2,165,000	WEST HARLEM	C0	3	56	20
136 BEEKMAN STREET	9/12/2013	\$2,131,197	FINANCIAL/SEAPORT	A9	4	25	17
414 WEST 145 STREET	8/30/2013	\$2,025,000	WEST HARLEM	B1	4	50	16
20 HAMILTON TERRACE	9/6/2013	\$2,000,000	WEST HARLEM	A9	3	52	16
119 WEST 82 STREET	9/10/2013	\$1,965,000	UPPER WEST SIDE	C0	5	68	19
443 WEST 162 STREET	9/13/2013	\$1,900,000	WASHINGTON HEIGHTS	B1	3	52	19
434 WEST 162 STREET	7/2/2013	\$1,800,000	WASHINGTON HEIGHTS	B1	3	52	19
736 ST NICHOLAS AVENUE	7/10/2013	\$1,601,425	WASHINGTON HEIGHTS	C0	3	48	20
45 WEST 127 STREET	8/13/2013	\$1,600,000	WEST HARLEM	C0	3	55	18
229 EDGEcombe AVENUE	8/6/2013	\$1,322,500	WEST HARLEM	C0	3	42	20
261 WEST 138 STREET	8/28/2013	\$1,220,000	WEST HARLEM	A9	3	63	17
564 WEST 161 STREET	9/7/2013	\$1,200,000	WASHINGTON HEIGHTS	B9	3	50	16
259 WEST 134 STREET	8/28/2013	\$1,085,000	WEST HARLEM	C0	4	45	15
427 EAST 117 STREET	8/15/2013	\$998,000	EAST HARLEM	C0	3	45	18
11 COOPER STREET	8/19/2013	\$950,000	INWOOD	B1	3	60	25
946 ST NICHOLAS AVENUE	9/27/2013	\$940,000	WASHINGTON HEIGHTS	A9	3	46	18
50 HAMILTON TERRACE	8/27/2013	\$916,425	WEST HARLEM	B1	3	52	17
549 WEST 159 STREET	9/27/2013	\$905,000	WASHINGTON HEIGHTS	C0	4	70	15
226 WEST 139 STREET	7/2/2013	\$900,000	WEST HARLEM	B9	3	50	17
607 WEST 147 STREET	7/11/2013	\$880,000	WASHINGTON HEIGHTS	B3	4	55	12
99 HAMILTON PLACE	8/20/2013	\$850,500	WEST HARLEM	A4	3	49	19
320 WEST 140 STREET	9/7/2013	\$845,500	WEST HARLEM	A9	3	50	15
516 WEST 140 STREET	9/6/2013	\$800,000	WEST HARLEM	A9	3	54	15
18 SYLVAN TERRACE	8/19/2013	\$785,000	WASHINGTON HEIGHTS	B2	2	25	19
122 EAST 101 STREET	8/28/2013	\$775,000	EAST HARLEM	A5	3	46	17
611 WEST 142 STREET	9/19/2013	\$650,000	WEST HARLEM	B3	3	58	15