


# REBNY<sup>®</sup>

REAL ESTATE BOARD OF NEW YORK



## New York City Residential Sales

Second Quarter 2014

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 strengthened in the second quarter of 2014. The number of homes sold during the second quarter of 2014 was 10,722, 2 percent higher than the second quarter of 2013. The average sales price of a NYC home increased 6 percent compared to last year's second quarter to \$826,000 driven by average price increases in Manhattan and Brooklyn. The strongest growth occurred in the Brooklyn 1-3 Family Home market where prices increased 21 percent and sales volume increased 18 percent compared to the second quarter of 2013.

Residential sales activity this quarter also got a large boost from the Queens 1-3 family and coop markets. Sales of Queens 1-3 family homes were up 9 percent with a 6 percent increase in average price year on year. Queens coop sales were up 15 percent with a 5 percent increase in average price. The Bronx also showed improvement with a 14 percent increase in the sale of 1-3 homes and an average price increase of about 1 percent.

The total consideration for all residential sales in New York City during the second quarter of 2014 was \$8.9 billion, up 6 percent from the second quarter of last year.

Total consideration for Manhattan was \$4.9 billion for the second quarter of 2014, up 8.3 percent from the second quarter of last year. In Brooklyn, the total consideration of residential sales was \$1.9 billion, an increase of 13.5 percent compared to the second quarter of last year.

Manhattan neighborhoods with the most home sales this quarter were; the Upper East Side (716 sales), the Upper West Side (576), Midtown East (260), Gramercy/Kips Bay (222), Midtown West (220), and Chelsea/Flatiron (215).

Brooklyn residential home sales activity was focused in Bedford Stuyvesant (211), Bay Ridge / Fort Hamilton (146), Park Slope (137), Gravesend / Mapleton (124), Bushwick /Wyckoff Heights (119), Sheepshead Bay (117), and Williamsburg (117).

Queens neighborhoods with the most home sales were; Rego Park/Forest Hills/Kew Gardens (361), Flushing (331), Jackson Heights/Elmhurst (272) and Richmond Hill/ South Ozone Park/Woodhaven (255).

Bronx neighborhoods with most residential home sales this quarter were Riverdale/Fieldston (116), Parkchester/Westchester Square/ Castle Hill/Soundview (97 sales), City Island/Pelham Bay/Pelham Strip/Country Club/Throgs Neck/Schuylerville (87), and Woodlawn/Williamsbridge (76).

### All Homes

The average sales price of a home in New York City during the second quarter of 2014 was \$826,000, a 6 percent increase from the second quarter of last year. The average sales price of a home in Manhattan increased 6 percent from last year's second quarter to \$1,491,000. When compared to the second quarter of 2013, average sales price in Brooklyn rose by 19 percent to \$715,000. The average sales price of a home in Queens was \$431,000, up 3 percent from the second quarter of 2013. The Bronx, with an average sales price of \$341,000, had a 2 percent decrease in the average sales price of a home since the second quarter of last year.

### Condominiums

The average sales price of a condominium unit in New York City increased 4 percent in the second quarter of 2014 from the same quarter of last year to \$1,327,000. The average sales price of a condo in Manhattan dur-



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ing this quarter was \$1,796,000, a 1 percent increase over the year. The Brooklyn average sales price went up 16 percent from the second quarter of 2013 to \$836,000. The average price in Queens was \$468,000 this quarter, a 3 percent decrease from last year's second quarter average.

### Cooperatives

The average sales price of a cooperative unit in New York City during the second quarter of 2014 was \$768,000, up 13 percent from last year's second quarter average. When compared to the second quarter of 2013, the average sales price of a coop in Manhattan increased 16 percent to \$1,198,000. Brooklyn saw an increase in average sales price of 13 percent to \$414,000 since the second quarter of 2013 and the average sales price of a coop in Queens rose 5 percent to \$231,000. The average sales price of a coop unit in the Bronx decreased 8 percent to \$225,000 since last year's second quarter.

### 1-3 Family Dwellings

The average sales price of a 1-3 family dwelling in New York City during the second quarter of 2014 increased 11 percent from last year's second quarter average to \$636,000. The Brooklyn average sales price for a 1-3 family home was \$787,000, up 21 percent from the second quarter of 2013. The average sales price in Queens rose 6 percent to \$530,000 compared to last year's second quarter. The average sales price in the Bronx increased 1 percent to \$379,000 when compared to the second quarter of last year. The average sales price of a 1-3 family home in Staten Island was \$420,000 in the second quarter of 2014, a decrease of 3 percent compared to the average price during the second quarter of last year.

### Manhattan Neighborhoods

The average sales price of a condominium in Gramercy / Kips Bay during the second quarter of 2014 increased 19 percent compared to the second quarter of last year to \$2,009,000. The number of sales of condos in Gramercy / Kips Bay increased 42 percent over the same period to 88.

The average sales price of a coop unit in Midtown East during the second quarter of 2014 increased 18 percent compared to the second quarter of last year to \$891,000. The number of sales in Midtown East increased 27 percent over the same period to 179.

### Brooklyn Neighborhoods

There were 85 condominium sales in Williamsburg during the second quarter of 2014; this is a 7 percent decrease from the second quarter of last year. The second quarter average price of \$1,139,000 for a residential condominium unit in Williamsburg though was 39 percent higher than the average price in the second quarter of 2013.

The average sales price of a 1-3 family home in Bedford Stuyvesant during the second quarter of 2014 increased 31 percent compared to the second quarter of last year to \$747,000. The number of sales in Bedford Stuyvesant increased 8 percent over the same period to 184.

### Queens Neighborhoods

The Long Island City condominium market during the first quarter of 2014 had 38 condominium sales, 12 percent less than the second quarter of last year. The average price of a condominium in Long Island City was \$924,000; a 21 percent increase from the second quarter of 2013.

The average sales price of a 1-3 family



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home in Flushing during the second quarter of 2014 increased 13 percent compared to the second quarter of last year to \$749,000. The number of sales in the area increased 8 percent over the same period to 152.

### **Bronx Neighborhoods**

Woodlawn / Williamsbridge had an increase in sales of 1-3 family dwellings of 9 percent to 75 during the second quarter of 2014. The average price of a 1-3 family dwelling in the area was \$365,000, an increase of 2 percent compared to the second quarter of 2013.





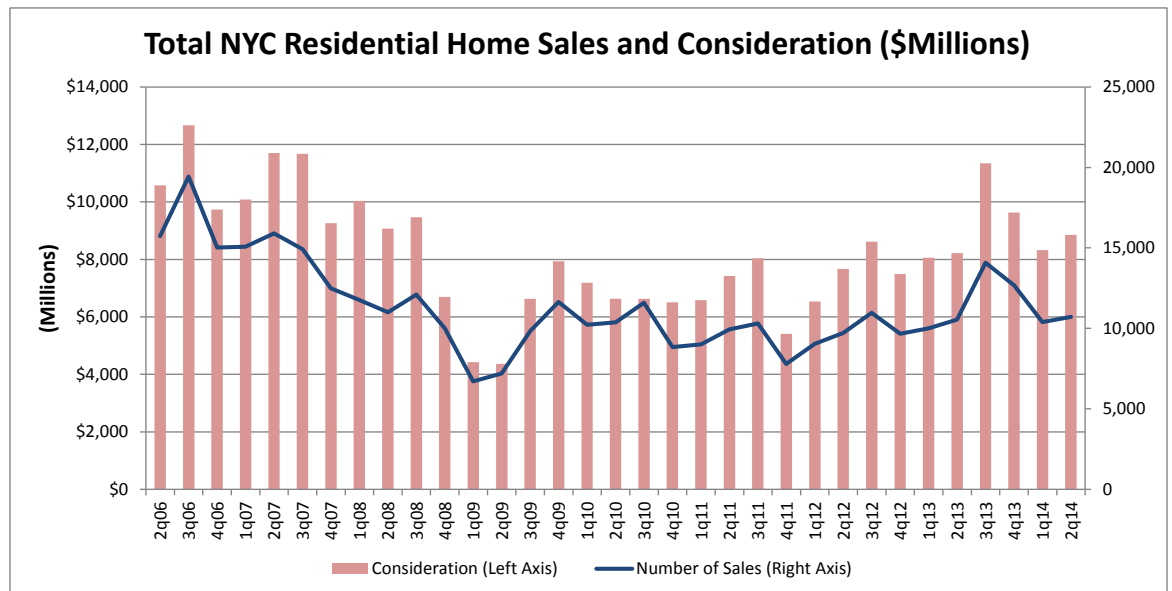
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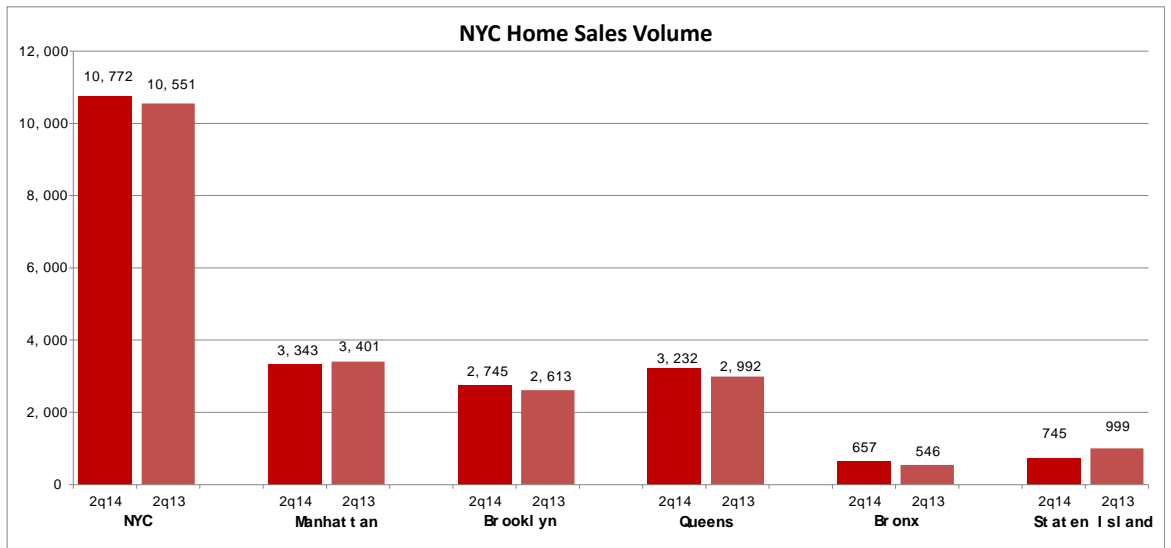
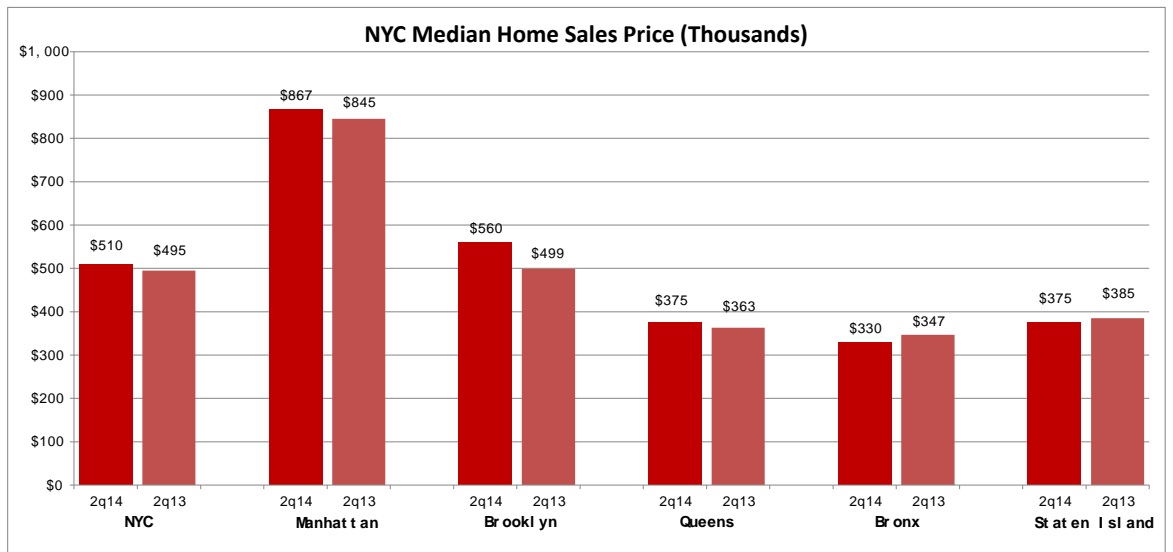
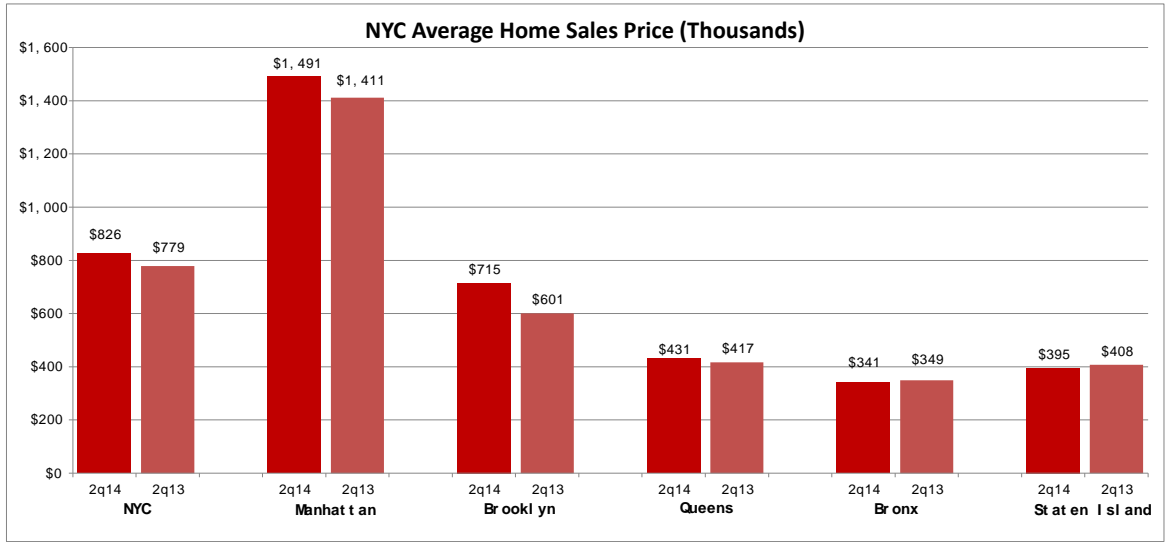
Total Consideration

Borough	Total Consideration for Residential Transactions 2q14	Total Consideration for Residential Transactions 1q14	Total Consideration for Residential Transactions 2q13
Manhattan	\$4,984,377,623	\$4,570,995,434	\$4,798,878,534
Bronx	\$224,272,071	\$196,599,729	\$190,760,510
Brooklyn	\$1,963,145,575	\$1,698,389,242	\$1,570,737,761
Queens	\$1,392,512,819	\$1,458,501,618	\$1,246,727,454
Staten Island	\$294,126,919	\$403,059,753	\$411,687,119
<b>Total</b>	<b>\$8,858,435,007</b>	<b>\$8,327,545,776</b>	<b>\$8,218,791,378</b>
Borough	Total Consideration Percentage change from 1q14	Total Consideration Percentage change from 2q13	
Manhattan	8.29%	3.87%	
Bronx	12.34%	17.57%	
Brooklyn	13.49%	24.98%	
Queens	-4.74%	11.69%	
Staten Island	-37.04%	-28.56%	
NYC	5.99%	7.78%	
Borough	Percentage of Total City Residential Consideration 2q14	Percentage of Total City Residential Consideration 1q14	Percentage of Total City Residential Consideration 2q13
Manhattan	56.27%	54.89%	58.39%
Bronx	2.53%	2.36%	2.32%
Brooklyn	22.16%	20.39%	19.11%
Queens	15.72%	17.51%	15.17%
Staten Island	3.32%	4.84%	5.01%

Total Consideration History



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

<b>AVG PRICE</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$826</b>	<b>\$801</b>	<b>\$779</b>	<b>3%</b>	<b>6%</b>
Manhattan	\$1,491	\$1,526	\$1,411	-2%	6%
Bronx	\$341	\$357	\$349	-5%	-2%
Brooklyn	\$715	\$669	\$601	7%	19%
Queens	\$431	\$439	\$417	-2%	3%
Staten Island	\$395	\$408	\$412	-3%	-4%
<b>MEDIAN PRICE</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$510</b>	<b>\$491</b>	<b>\$495</b>	<b>4%</b>	<b>3%</b>
Manhattan	\$867	\$863	\$845	1%	3%
Bronx	\$330	\$351	\$347	-6%	-5%
Brooklyn	\$560	\$525	\$499	7%	12%
Queens	\$375	\$380	\$363	-1%	3%
Staten Island	\$375	\$390	\$385	-4%	-3%
<b>AVG PPSF</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$646</b>	<b>\$591</b>	<b>\$601</b>	<b>9%</b>	<b>7%</b>
Manhattan	\$1,298	\$1,285	\$1,194	1%	9%
Bronx	\$225	\$241	\$232	-7%	-3%
Brooklyn	\$495	\$478	\$446	3%	11%
Queens	\$343	\$342	\$324	0%	6%
Staten Island	\$263	\$266	\$255	-1%	3%
<b>MEDIAN PPSF</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$416</b>	<b>\$381</b>	<b>\$387</b>	<b>9%</b>	<b>8%</b>
Manhattan	\$1,152	\$1,156	\$1,048	0%	10%
Bronx	\$207	\$221	\$216	-7%	-4%
Brooklyn	\$400	\$394	\$365	1%	10%
Queens	\$311	\$310	\$298	0%	4%
Staten Island	\$242	\$252	\$240	-4%	1%
<b>SALES</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>10,722</b>	<b>10,391</b>	<b>10,551</b>	<b>3%</b>	<b>2%</b>
Manhattan	3,343	2,996	3,401	12%	-2%
Bronx	657	550	546	19%	20%
Brooklyn	2,745	2,538	2,613	8%	5%
Queens	3,232	3,320	2,992	-3%	8%
Staten Island	745	987	999	-25%	-25%





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

<b>AVG PRICE</b>					
			<b>Change From</b>		
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$979</b>	<b>\$936</b>	<b>\$934</b>	<b>5%</b>	<b>5%</b>
Manhattan	\$1,441	\$1,443	\$1,359	0%	6%
Bronx	\$254	\$231	\$271	10%	-6%
Brooklyn	\$601	\$556	\$543	8%	11%
Queens	\$285	\$277	\$295	3%	-3%
Staten Island	\$219	\$240	\$229	-9%	-4%
<b>MEDIAN PRICE</b>					
			<b>Change From</b>		
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$550</b>	<b>\$500</b>	<b>\$549</b>	<b>10%</b>	<b>0%</b>
Manhattan	\$850	\$850	\$831	0%	2%
Bronx	\$178	\$180	\$218	-1%	-18%
Brooklyn	\$458	\$416	\$419	10%	9%
Queens	\$231	\$225	\$227	2%	2%
Staten Island	\$201	\$231	\$227	-13%	-12%
<b>AVG PPSF</b>					
			<b>Change From</b>		
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$947</b>	<b>\$920</b>	<b>\$882</b>	<b>3%</b>	<b>7%</b>
Manhattan	\$1,296	\$1,277	\$1,193	2%	9%
Bronx	\$271	\$270	\$284	1%	-4%
Brooklyn	\$656	\$636	\$585	3%	12%
Queens	\$379	\$366	\$359	3%	5%
Staten Island	\$246	\$257	\$242	-4%	1%
<b>MEDIAN PPSF</b>					
			<b>Change From</b>		
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$854</b>	<b>\$827</b>	<b>\$786</b>	<b>3%</b>	<b>9%</b>
Manhattan	\$1,155	\$1,152	\$1,048	0%	10%
Bronx	\$233	\$240	\$253	-3%	-8%
Brooklyn	\$598	\$600	\$544	0%	10%
Queens	\$333	\$336	\$315	-1%	6%
Staten Island	\$235	\$239	\$226	-2%	4%
<b>SALES</b>					
			<b>Change From</b>		
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>5,951</b>	<b>5,643</b>	<b>5,999</b>	<b>5%</b>	<b>-1%</b>
Manhattan	3,291	2,950	3,335	12%	-1%
Bronx	196	147	140	33%	40%
Brooklyn	1,058	1,037	1,181	2%	-10%
Queens	1,314	1,403	1,234	-6%	6%
Staten Island	92	106	109	-13%	-16%



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## Condominium Sale Price

<b>AVG PRICE</b>					
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>Change From</b>	
				<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$1,327</b>	<b>\$1,280</b>	<b>\$1,277</b>	<b>4%</b>	<b>4%</b>
Manhattan	\$1,796	\$1,830	\$1,782	-2%	1%
Bronx	\$322	\$258	\$368	25%	-12%
Brooklyn	\$836	\$734	\$718	14%	16%
Queens	\$468	\$456	\$481	3%	-3%
Staten Island	\$235	\$254	\$240	-7%	-2%
<b>MEDIAN PRICE</b>					
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>Change From</b>	
				<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$855</b>	<b>\$792</b>	<b>\$785</b>	<b>8%</b>	<b>9%</b>
Manhattan	\$1,225	\$1,246	\$1,222	-2%	0%
Bronx	\$184	\$191	\$254	-4%	-27%
Brooklyn	\$692	\$625	\$585	11%	18%
Queens	\$403	\$405	\$401	0%	1%
Staten Island	\$225	\$244	\$255	-8%	-12%
<b>AVG PPSF</b>					
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>Change From</b>	
				<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$1,137</b>	<b>\$1,092</b>	<b>\$1,022</b>	<b>4%</b>	<b>11%</b>
Manhattan	\$1,469	\$1,452	\$1,318	1%	11%
Bronx	\$292	\$248	\$343	17%	-15%
Brooklyn	\$775	\$698	\$653	11%	19%
Queens	\$534	\$482	\$499	11%	7%
Staten Island	\$252	\$263	\$244	-4%	3%
<b>MEDIAN PPSF</b>					
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>Change From</b>	
				<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$1,073</b>	<b>\$1,022</b>	<b>\$968</b>	<b>5%</b>	<b>11%</b>
Manhattan	\$1,348	\$1,308	\$1,202	3%	12%
Bronx	\$214	\$196	\$245	9%	-13%
Brooklyn	\$809	\$688	\$639	18%	27%
Queens	\$494	\$449	\$477	10%	4%
Staten Island	\$246	\$240	\$227	2%	8%
<b>SALES</b>					
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>Change From</b>	
				<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>2,239</b>	<b>2,051</b>	<b>2,533</b>	<b>9%</b>	<b>-12%</b>
Manhattan	1,338	1,152	1,463	16%	-9%
Bronx	59	26	31	127%	90%
Brooklyn	467	470	590	-1%	-21%
Queens	302	313	354	-4%	-15%
Staten Island	73	90	95	-19%	-23%

Note: sale price in thousands



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## Cooperative Sale Price

<b>AVG PRICE</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$768</b>	<b>\$739</b>	<b>\$683</b>	<b>4%</b>	<b>13%</b>
Manhattan	\$1,198	\$1,195	\$1,029	0%	16%
Bronx	\$225	\$225	\$243	0%	-8%
Brooklyn	\$414	\$408	\$367	2%	13%
Queens	\$231	\$225	\$220	3%	5%
Staten Island	\$159	\$164	\$155	-3%	2%
<b>MEDIAN PRICE</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$410</b>	<b>\$380</b>	<b>\$389</b>	<b>8%</b>	<b>5%</b>
Manhattan	\$675	\$675	\$640	0%	5%
Bronx	\$177	\$177	\$205	0%	-14%
Brooklyn	\$310	\$311	\$280	0%	11%
Queens	\$203	\$200	\$195	2%	4%
Staten Island	\$140	\$148	\$133	-6%	6%
<b>AVG PPSF</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$798</b>	<b>\$725</b>	<b>\$762</b>	<b>10%</b>	<b>5%</b>
Manhattan	\$1,144	\$1,049	\$1,073	9%	7%
Bronx	\$262	\$279	\$264	-6%	-1%
Brooklyn	\$539	\$535	\$513	1%	5%
Queens	\$313	\$308	\$295	2%	6%
Staten Island	\$213	\$197	\$228	8%	-6%
<b>MEDIAN PPSF</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$713</b>	<b>\$634</b>	<b>\$658</b>	<b>12%</b>	<b>8%</b>
Manhattan	\$994	\$960	\$898	4%	11%
Bronx	\$242	\$254	\$253	-5%	-4%
Brooklyn	\$433	\$456	\$440	-5%	-2%
Queens	\$294	\$290	\$285	2%	3%
Staten Island	\$209	\$193	\$201	8%	4%
<b>SALES</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>3,712</b>	<b>3,592</b>	<b>3,466</b>	<b>3%</b>	<b>7%</b>
Manhattan	1,953	1,798	1,872	9%	4%
Bronx	137	121	109	13%	26%
Brooklyn	591	567	591	4%	0%
Queens	1,012	1,090	880	-7%	15%
Staten Island	19	16	14	19%	36%



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## One - Three Family Dwelling Sale Price

<b>AVG PRICE</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$636</b>	<b>\$642</b>	<b>\$575</b>	<b>-1%</b>	<b>11%</b>
Manhattan	\$4,642	\$6,825	\$4,021	-32%	15%
Bronx	\$379	\$404	\$376	-6%	1%
Brooklyn	\$787	\$748	\$649	5%	21%
Queens	\$530	\$558	\$502	-5%	6%
Staten Island	\$420	\$429	\$434	-2%	-3%
<b>MEDIAN PRICE</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$480</b>	<b>\$485</b>	<b>\$458</b>	<b>-1%</b>	<b>5%</b>
Manhattan	\$2,788	\$4,690	\$3,350	-41%	-17%
Bronx	\$370	\$387	\$370	-4%	0%
Brooklyn	\$610	\$610	\$550	0%	11%
Queens	\$480	\$506	\$475	-5%	1%
Staten Island	\$398	\$410	\$405	-3%	-2%
<b>AVG PPSF</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$349</b>	<b>\$349</b>	<b>\$319</b>	<b>0%</b>	<b>9%</b>
Manhattan	\$1,379	\$1,619	\$1,225	-15%	13%
Bronx	\$210	\$235	\$218	-11%	-4%
Brooklyn	\$415	\$406	\$361	2%	15%
Queens	\$326	\$333	\$307	-2%	6%
Staten Island	\$265	\$267	\$256	-1%	4%
<b>MEDIAN PPSF</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>\$295</b>	<b>\$292</b>	<b>\$276</b>	<b>1%</b>	<b>7%</b>
Manhattan	\$863	\$1,403	\$1,065	-39%	-19%
Bronx	\$196	\$219	\$205	-11%	-4%
Brooklyn	\$356	\$344	\$311	3%	14%
Queens	\$300	\$300	\$288	0%	4%
Staten Island	\$243	\$256	\$244	-5%	0%
<b>SALES</b>					
				<b>Change From</b>	
	<b>2q14</b>	<b>1q14</b>	<b>2q13</b>	<b>1q14</b>	<b>2q13</b>
<b>New York City</b>	<b>4,771</b>	<b>4,748</b>	<b>4,552</b>	<b>0%</b>	<b>5%</b>
Manhattan	52	46	66	13%	-21%
Bronx	461	403	406	14%	14%
Brooklyn	1,687	1,501	1,432	12%	18%
Queens	1,918	1,917	1,758	0%	9%
Staten Island	653	881	890	-26%	-27%



Real Estate Board of New York

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

Average					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,441</b>	<b>\$1,443</b>	<b>\$1,359</b>	<b>0%</b>	<b>6%</b>
Battery Park City	\$1,566	\$1,419	\$1,108	10%	41%
Chelsea/Flatiron	\$1,450	\$1,471	\$1,414	-1%	3%
East Harlem	\$612	\$556	\$604	10%	1%
East Village	\$1,038	\$1,020	\$1,002	2%	4%
Financial/Seaport	\$1,107	\$1,113	\$979	-1%	13%
Gramercy/Kips Bay	\$1,241	\$1,365	\$1,033	-9%	20%
Greenwich Village	\$1,387	\$1,754	\$1,434	-21%	-3%
Inwood	\$317	\$364	\$285	-13%	11%
Lower East Side	\$863	\$779	\$761	11%	13%
Midtown East	\$1,156	\$1,136	\$1,071	2%	8%
Midtown West	\$1,784	\$1,381	\$1,322	29%	35%
Morningside Heights	\$518	\$964	\$611	-46%	-15%
Murray Hill	\$726	\$767	\$742	-5%	-2%
Roosevelt Island	\$920	\$1,007	\$1,044	-9%	-12%
SoHo	\$4,293	\$4,273	\$3,139	0%	37%
TriBeCa	\$3,318	\$3,513	\$3,171	-6%	5%
Upper East Side	\$1,650	\$1,709	\$1,466	-3%	13%
Upper West Side	\$1,714	\$1,534	\$1,446	12%	19%
Washington Heights	\$484	\$424	\$423	14%	14%
West Harlem	\$663	\$587	\$549	13%	21%
West Village	\$1,419	\$1,704	\$2,325	-17%	-39%
Median					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$850</b>	<b>\$850</b>	<b>\$831</b>	<b>0%</b>	<b>2%</b>
Battery Park City	\$1,075	\$910	\$759	18%	42%
Chelsea/Flatiron	\$1,025	\$985	\$1,075	4%	-5%
East Harlem	\$549	\$540	\$519	2%	6%
East Village	\$750	\$783	\$756	-4%	-1%
Financial/Seaport	\$975	\$997	\$897	-2%	9%
Gramercy/Kips Bay	\$751	\$850	\$677	-12%	11%
Greenwich Village	\$1,058	\$1,140	\$900	-7%	18%
Inwood	\$293	\$338	\$280	-13%	4%
Lower East Side	\$598	\$560	\$550	7%	9%
Midtown East	\$775	\$715	\$700	8%	11%
Midtown West	\$950	\$905	\$888	5%	7%
Morningside Heights	\$484	\$716	\$549	-32%	-12%
Murray Hill	\$610	\$655	\$625	-7%	-2%
Roosevelt Island	\$818	\$895	\$1,223	-9%	-33%
SoHo	\$2,975	\$2,700	\$2,398	10%	24%
TriBeCa	\$2,688	\$3,300	\$2,828	-19%	-5%
Upper East Side	\$830	\$991	\$897	-16%	-7%
Upper West Side	\$1,050	\$923	\$913	14%	15%
Washington Heights	\$452	\$360	\$365	25%	24%
West Harlem	\$578	\$520	\$505	11%	14%
West Village	\$970	\$1,200	\$950	-19%	2%



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

Average					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,296</b>	<b>\$1,277</b>	<b>\$1,193</b>	<b>2%</b>	<b>9%</b>
Battery Park City	\$1,301	\$1,207	\$1,044	8%	25%
Chelsea/Flatiron	\$1,517	\$1,384	\$1,361	10%	11%
East Harlem	\$651	\$590	\$544	10%	20%
East Village	\$1,265	\$1,413	\$1,252	-10%	1%
Financial/Seaport	\$1,168	\$1,140	\$1,043	2%	12%
Gramercy/Kips Bay	\$1,305	\$1,315	\$1,460	-1%	-11%
Greenwich Village	\$1,419	\$1,427	\$1,253	-1%	13%
Inwood	\$401	\$478	\$410	-16%	-2%
Lower East Side	\$995	\$1,077	\$868	-8%	15%
Midtown East	\$1,108	\$1,112	\$1,037	0%	7%
Midtown West	\$1,665	\$1,483	\$1,301	12%	28%
Morningside Heights	\$710	\$1,339	\$788	-47%	-10%
Murray Hill	\$1,032	\$1,060	\$977	-3%	6%
Roosevelt Island	\$900	\$972	\$952	-7%	-5%
SoHo	\$2,287	\$1,707	\$1,627	34%	41%
TriBeCa	\$1,718	\$1,849	\$1,520	-7%	13%
Upper East Side	\$1,238	\$1,212	\$1,155	2%	7%
Upper West Side	\$1,435	\$1,370	\$1,236	5%	16%
Washington Heights	\$560	\$529	\$522	6%	7%
West Harlem	\$727	\$660	\$668	10%	9%
West Village	\$1,615	\$1,904	\$1,641	-15%	-2%
Median					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,155</b>	<b>\$1,152</b>	<b>\$1,048</b>	<b>0%</b>	<b>10%</b>
Battery Park City	\$1,198	\$1,131	\$948	6%	26%
Chelsea/Flatiron	\$1,414	\$1,297	\$1,197	9%	18%
East Harlem	\$612	\$575	\$538	6%	14%
East Village	\$1,250	\$1,314	\$1,250	-5%	0%
Financial/Seaport	\$1,123	\$1,060	\$994	6%	13%
Gramercy/Kips Bay	\$1,159	\$1,233	\$1,042	-6%	11%
Greenwich Village	\$1,270	\$1,338	\$1,186	-5%	7%
Inwood	\$404	\$467	\$419	-13%	-3%
Lower East Side	\$794	\$855	\$765	-7%	4%
Midtown East	\$994	\$1,000	\$932	-1%	7%
Midtown West	\$1,363	\$1,327	\$1,201	3%	13%
Morningside Heights	\$769	\$1,114	\$730	-31%	5%
Murray Hill	\$996	\$1,042	\$919	-4%	8%
Roosevelt Island	\$893	\$972	\$953	-8%	-6%
SoHo	\$1,753	\$1,662	\$1,568	5%	12%
TriBeCa	\$1,677	\$1,728	\$1,497	-3%	12%
Upper East Side	\$1,081	\$1,060	\$995	2%	9%
Upper West Side	\$1,250	\$1,214	\$1,083	3%	15%
Washington Heights	\$562	\$517	\$489	9%	15%
West Harlem	\$744	\$702	\$680	6%	9%
West Village	\$1,437	\$1,696	\$1,495	-15%	-4%





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## Condominium Sale Price

Average					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,796</b>	<b>\$1,830</b>	<b>\$1,782</b>	<b>-2%</b>	<b>1%</b>
Battery Park City	\$1,566	\$1,419	\$1,108	10%	41%
Chelsea/Flatiron	\$2,049	\$2,079	\$1,903	-1%	8%
East Harlem	\$632	\$653	\$475	-3%	33%
East Village	\$1,543	\$1,437	\$1,344	7%	15%
Financial/Seaport	\$1,056	\$1,150	\$983	-8%	7%
Gramercy/Kips Bay	\$2,009	\$2,205	\$1,685	-9%	19%
Greenwich Village	\$1,564	\$2,499	\$2,182	-37%	-28%
Inwood	\$255	\$286		-11%	
Lower East Side	\$1,535	\$1,079	\$956	42%	61%
Midtown East	\$1,765	\$1,428	\$1,504	24%	17%
Midtown West	\$1,993	\$1,688	\$1,504	18%	33%
Morningside Heights	\$1,300				
Murray Hill	\$1,115	\$1,132	\$1,036	-1%	8%
Roosevelt Island	\$920	\$1,007	\$1,044	-9%	-12%
SoHo	\$4,524	\$3,246	\$3,280	39%	38%
TriBeCa	\$3,462	\$3,984	\$3,220	-13%	8%
Upper East Side	\$1,883	\$1,940	\$1,837	-3%	3%
Upper West Side	\$2,174	\$2,118	\$1,950	3%	11%
Washington Heights	\$524	\$458	\$523	15%	0%
West Harlem	\$767	\$671	\$649	14%	18%
West Village	\$1,986	\$2,545	\$4,343	-22%	-54%
Median					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,225</b>	<b>\$1,246</b>	<b>\$1,222</b>	<b>-2%</b>	<b>0%</b>
Battery Park City	\$1,075	\$910	\$759	18%	42%
Chelsea/Flatiron	\$1,800	\$1,560	\$1,794	15%	0%
East Harlem	\$652	\$689	\$472	-5%	38%
East Village	\$1,232	\$1,280	\$1,094	-4%	13%
Financial/Seaport	\$975	\$1,075	\$897	-9%	9%
Gramercy/Kips Bay	\$1,448	\$1,250	\$1,365	16%	6%
Greenwich Village	\$1,396	\$1,925	\$1,555	-28%	-10%
Inwood	\$241	\$286		-16%	
Lower East Side	\$1,450	\$805	\$616	80%	135%
Midtown East	\$1,438	\$960	\$1,249	50%	15%
Midtown West	\$1,170	\$1,200	\$989	-3%	18%
Morningside Heights	\$1,300				
Murray Hill	\$943	\$990	\$965	-5%	-2%
Roosevelt Island	\$818	\$895	\$1,223	-9%	-33%
SoHo	\$3,295	\$2,357	\$2,650	40%	24%
TriBeCa	\$2,800	\$3,606	\$2,849	-22%	-2%
Upper East Side	\$1,373	\$1,538	\$1,400	-11%	-2%
Upper West Side	\$1,318	\$1,295	\$1,300	2%	1%
Washington Heights	\$454	\$423	\$550	7%	-17%
West Harlem	\$741	\$549	\$590	35%	26%
West Village	\$1,755	\$1,930	\$1,850	-9%	-5%



Real Estate Board of New York

## Condominium Sale Price Per Square Foot

Average					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,469</b>	<b>\$1,452</b>	<b>\$1,318</b>	<b>1%</b>	<b>11%</b>
Battery Park City	\$1,301	\$1,207	\$1,044	8%	25%
Chelsea/Flatiron	\$1,735	\$1,539	\$1,425	13%	22%
East Harlem	\$651	\$590	\$544	10%	20%
East Village	\$1,404	\$1,377	\$1,223	2%	15%
Financial/Seaport	\$1,176	\$1,146	\$1,048	3%	12%
Gramercy/Kips Bay	\$1,673	\$1,546	\$1,432	8%	17%
Greenwich Village	\$1,882	\$1,755	\$1,507	7%	25%
Inwood	\$273	\$340		-20%	
Lower East Side	\$1,274	\$1,321	\$995	-4%	28%
Midtown East	\$1,451	\$1,342	\$1,238	8%	17%
Midtown West	\$1,740	\$1,564	\$1,397	11%	25%
Morningside Heights	\$863				
Murray Hill	\$1,215	\$1,159	\$1,076	5%	13%
Roosevelt Island	\$900	\$972	\$952	-7%	-5%
SoHo	\$2,314	\$1,802	\$1,659	28%	40%
TriBeCa	\$1,715	\$1,915	\$1,533	-10%	12%
Upper East Side	\$1,449	\$1,412	\$1,401	3%	3%
Upper West Side	\$1,595	\$1,634	\$1,385	-2%	15%
Washington Heights	\$517	\$522	\$492	-1%	5%
West Harlem	\$716	\$676	\$638	6%	12%
West Village	\$2,033	\$2,133	\$2,066	-5%	-2%
Median					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,348</b>	<b>\$1,308</b>	<b>\$1,202</b>	<b>3%</b>	<b>12%</b>
Battery Park City	\$1,301	\$1,207	\$1,044	8%	25%
Chelsea/Flatiron	\$1,644	\$1,463	\$1,365	12%	20%
East Harlem	\$612	\$575	\$538	6%	14%
East Village	\$1,360	\$1,353	\$1,280	1%	6%
Financial/Seaport	\$1,176	\$1,146	\$1,048	3%	12%
Gramercy/Kips Bay	\$1,667	\$1,493	\$1,459	12%	14%
Greenwich Village	\$1,752	\$1,598	\$1,485	10%	18%
Inwood	\$278	\$340		-18%	
Lower East Side	\$1,342	\$1,229	\$968	9%	39%
Midtown East	\$1,429	\$1,202	\$1,123	19%	27%
Midtown West	\$1,433	\$1,365	\$1,239	5%	16%
Morningside Heights	\$863				
Murray Hill	\$1,131	\$1,147	\$1,032	-1%	10%
Roosevelt Island	\$893	\$972	\$953	-8%	-6%
SoHo	\$1,873	\$1,676	\$1,588	12%	18%
TriBeCa	\$1,697	\$1,768	\$1,500	-4%	13%
Upper East Side	\$1,334	\$1,251	\$1,176	7%	13%
Upper West Side	\$1,411	\$1,379	\$1,218	2%	16%
Washington Heights	\$529	\$513	\$477	3%	11%
West Harlem	\$744	\$715	\$670	4%	11%
West Village	\$1,963	\$1,915	\$2,017	2%	-3%



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## Cooperative Sale Price

Average					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,198</b>	<b>\$1,195</b>	<b>\$1,029</b>	<b>0%</b>	<b>16%</b>
Battery Park City					
Chelsea/Flatiron	\$894	\$1,068	\$921	-16%	-3%
East Harlem	\$584	\$467	\$712	25%	-18%
East Village	\$713	\$826	\$823	-14%	-13%
Financial/Seaport	\$2,208	\$703	\$897	214%	146%
Gramercy/Kips Bay	\$725	\$835	\$727	-13%	0%
Greenwich Village	\$1,368	\$1,596	\$1,296	-14%	6%
Inwood	\$329	\$367	\$285	-11%	15%
Lower East Side	\$648	\$672	\$587	-4%	10%
Midtown East	\$891	\$994	\$832	-10%	7%
Midtown West	\$1,410	\$682	\$956	107%	48%
Morningside Heights	\$486	\$964	\$611	-50%	-21%
Murray Hill	\$558	\$573	\$607	-3%	-8%
Roosevelt Island					
SoHo	\$3,988	\$5,756	\$2,865	-31%	39%
TriBeCa	\$2,494	\$2,064	\$2,677	21%	-7%
Upper East Side	\$1,576	\$1,631	\$1,306	-3%	21%
Upper West Side	\$1,447	\$1,214	\$1,130	19%	28%
Washington Heights	\$468	\$419	\$399	12%	17%
West Harlem	\$342	\$393	\$315	-13%	9%
West Village	\$1,123	\$983	\$942	14%	19%
Median					
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$675</b>	<b>\$615</b>	<b>\$640</b>	<b>10%</b>	<b>5%</b>
Battery Park City					
Chelsea/Flatiron	\$700	\$649	\$685	8%	2%
East Harlem	\$499	\$560	\$721	-11%	-31%
East Village	\$620	\$583	\$633	6%	-2%
Financial/Seaport	\$625	\$553	\$824	13%	-24%
Gramercy/Kips Bay	\$590	\$535	\$550	10%	7%
Greenwich Village	\$978	\$855	\$869	14%	13%
Inwood	\$293	\$284	\$280	3%	4%
Lower East Side	\$535	\$469	\$523	14%	2%
Midtown East	\$660	\$551	\$628	20%	5%
Midtown West	\$715	\$469	\$678	53%	6%
Morningside Heights	\$467	\$403	\$549	16%	-15%
Murray Hill	\$493	\$446	\$480	10%	3%
Roosevelt Island					
SoHo	\$2,300	\$1,600	\$2,275	44%	1%
TriBeCa	\$2,565	\$1,400	\$2,413	83%	6%
Upper East Side	\$754	\$735	\$750	3%	1%
Upper West Side	\$860	\$745	\$736	15%	17%
Washington Heights	\$450	\$293	\$350	54%	29%
West Harlem	\$295	\$330	\$290	-11%	2%
West Village	\$800	\$730	\$693	10%	16%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$1,144</b>	<b>\$1,049</b>	<b>\$1,073</b>	<b>9%</b>	<b>7%</b>
Battery Park City					
Chelsea/Flatiron	\$1,239	\$1,168	\$1,288	6%	-4%
East Harlem					
East Village	\$1,148	\$1,450	\$1,273	-21%	-10%
Financial/Seaport	\$839	\$990	\$929	-15%	-10%
Gramercy/Kips Bay	\$1,012	\$1,030	\$1,473	-2%	-31%
Greenwich Village	\$1,346	\$1,297	\$1,186	4%	14%
Inwood	\$438	\$486	\$410	-10%	7%
Lower East Side	\$830	\$887	\$690	-6%	20%
Midtown East	\$936	\$899	\$906	4%	3%
Midtown West	\$1,455	\$1,057	\$1,032	38%	41%
Morningside Heights	\$701	\$1,339	\$788	-48%	-11%
Murray Hill	\$934	\$928	\$920	1%	2%
Roosevelt Island					
SoHo	\$2,243	\$1,432	\$1,519	57%	48%
TriBeCa	\$1,758	\$1,243	\$1,304	41%	35%
Upper East Side	\$1,155	\$1,081	\$1,035	7%	12%
Upper West Side	\$1,312	\$1,086	\$1,124	21%	17%
Washington Heights	\$595	\$531	\$534	12%	11%
West Harlem	\$976	\$481	\$1,067	103%	-9%
West Village	\$1,318	\$1,215	\$1,239	8%	6%
	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Manhattan</b>	<b>\$994</b>	<b>\$876</b>	<b>\$898</b>	<b>13%</b>	<b>11%</b>
Battery Park City					
Chelsea/Flatiron	\$1,190	\$1,039	\$1,054	14%	13%
East Harlem					
East Village	\$1,183	\$1,093	\$1,111	8%	6%
Financial/Seaport	\$839	\$926	\$929	-9%	-10%
Gramercy/Kips Bay	\$957	\$888	\$909	8%	5%
Greenwich Village	\$1,250	\$1,150	\$1,116	9%	12%
Inwood	\$430	\$399	\$419	8%	3%
Lower East Side	\$702	\$552	\$639	27%	10%
Midtown East	\$854	\$684	\$789	25%	8%
Midtown West	\$1,021	\$765	\$808	34%	26%
Morningside Heights	\$753	\$611	\$730	23%	3%
Murray Hill	\$885	\$747	\$807	18%	10%
Roosevelt Island					
SoHo	\$1,416	\$1,074	\$1,363	32%	4%
TriBeCa	\$1,614	\$1,387	\$1,221	16%	32%
Upper East Side	\$977	\$863	\$850	13%	15%
Upper West Side	\$1,065	\$956	\$970	11%	10%
Washington Heights	\$609	\$521	\$497	17%	23%
West Harlem	\$715	\$448	\$1,138	60%	-37%
West Village	\$1,292	\$1,169	\$1,183	11%	9%



Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$715</b>	<b>\$669</b>	<b>\$601</b>	<b>7%</b>	<b>19%</b>
Bath Beach	\$623	\$569	\$589	9%	6%
Bay Ridge / Fort Hamilton	\$538	\$525	\$462	2%	16%
Bedford Stuyvesant	\$722	\$657	\$518	10%	39%
Bensonhurst	\$813	\$746	\$712	9%	14%
Bergen Beach	\$546	\$573	\$586	-5%	-7%
Boerum Hill	\$1,158	\$1,319	\$1,316	-12%	-12%
Borough Park	\$820	\$719	\$657	14%	25%
Brighton Beach	\$418	\$460	\$412	-9%	1%
Brooklyn Heights	\$1,512	\$920	\$1,036	64%	46%
Brownsville / Ocean Hill	\$499	\$407	\$390	23%	28%
Bushwick / Wyckoff Heights	\$577	\$496	\$410	16%	41%
Canarsie	\$400	\$379	\$387	6%	3%
Carroll Gardens	\$1,852	\$1,568	\$1,025	18%	81%
Clinton Hill	\$692	\$787	\$567	-12%	22%
Cobble Hill	\$903	\$1,377	\$574	-34%	57%
<b>Columbia Street</b>					
Waterfront District	\$1,087	\$1,240	\$796	-12%	37%
Coney Island	\$317	\$295	\$304	8%	4%
Crown Heights	\$711	\$682	\$509	4%	40%
Cypress Hills	\$362	\$340	\$415	6%	-13%
Downtown	\$850	\$967	\$708	-12%	20%
Dyker Heights	\$730	\$740	\$741	-1%	-2%
East Flatbush	\$448	\$357	\$355	25%	26%
East New York / Spring Creek	\$364	\$321	\$304	13%	20%
Flatbush / Prospect Park South	\$513	\$478	\$495	7%	4%
Flatlands	\$381	\$395	\$362	-4%	5%
Fort Greene	\$1,208	\$1,009	\$870	20%	39%
Gerritsen Beach	\$321	\$369	\$306	-13%	5%
Gowanus	\$895	\$867	\$733	3%	22%
Gravesend / Mapleton	\$645	\$764	\$695	-16%	-7%
Greenpoint	\$1,011	\$859	\$733	18%	38%
Kensington / Parkville	\$590	\$441	\$508	34%	16%
Manhattan Beach	\$1,133	\$1,131	\$825	0%	37%
Marine Park / Madison	\$487	\$490	\$429	-1%	13%
Midwood	\$583	\$732	\$548	-20%	6%
Mill Basin	\$627	\$573	\$526	9%	19%
Park Slope	\$1,342	\$1,111	\$1,095	21%	22%
Prospect Heights	\$987	\$1,214	\$735	-19%	34%
Prospect Lefferts Gardens	\$568	\$566	\$456	0%	25%
Red Hook	\$857	\$870	\$884	-1%	-3%
SeaGate	\$698	\$440	\$435	58%	60%
Sheepshead Bay	\$372	\$348	\$347	7%	7%
Sunset Park / Greenwood	\$692	\$721	\$569	-4%	22%
Vinegar Hill / Dumbo	\$1,375	\$1,522	\$1,114	-10%	23%
Williamsburg	\$1,071	\$901	\$819	19%	31%
Windsor Terrace	\$729	\$773	\$605	-6%	21%

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				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$560</b>	<b>\$525</b>	<b>\$499</b>	<b>7%</b>	<b>12%</b>
Bath Beach	\$673	\$679	\$580	-1%	16%
Bay Ridge / Fort Hamilton	\$434	\$340	\$338	28%	28%
Bedford Stuyvesant	\$682	\$625	\$474	9%	44%
Bensonhurst	\$826	\$760	\$714	9%	16%
Bergen Beach	\$523	\$560	\$538	-7%	-3%
Boerum Hill	\$958	\$953	\$838	1%	14%
Borough Park	\$753	\$648	\$670	16%	12%
Brighton Beach	\$378	\$460	\$340	-18%	11%
Brooklyn Heights	\$888	\$613	\$695	45%	28%
Brownsville / Ocean Hill	\$465	\$350	\$350	33%	33%
Bushwick / Wyckoff Heights	\$543	\$472	\$410	15%	33%
Canarsie	\$425	\$386	\$405	10%	5%
Carroll Gardens	\$1,735	\$1,298	\$911	34%	90%
Clinton Hill	\$515	\$475	\$450	8%	14%
Cobble Hill	\$590	\$505	\$414	17%	42%
Columbia Street					
Waterfront District	\$1,099	\$1,200	\$657	-8%	67%
Coney Island	\$285	\$263	\$290	8%	-2%
Crown Heights	\$630	\$594	\$450	6%	40%
Cypress Hills	\$344	\$299	\$438	15%	-21%
Downtown	\$656	\$630	\$582	4%	13%
Dyker Heights	\$718	\$790	\$715	-9%	0%
East Flatbush	\$382	\$355	\$360	8%	6%
East New York / Spring Creek	\$350	\$299	\$300	17%	17%
Flatbush / Prospect Park South	\$445	\$375	\$415	19%	7%
Flatlands	\$400	\$413	\$416	-3%	-4%
Fort Greene	\$743	\$719	\$617	3%	20%
Gerritsen Beach	\$323	\$342	\$338	-6%	-4%
Gowanus	\$780	\$770	\$700	1%	11%
Gravesend / Mapleton	\$578	\$665	\$600	-13%	-4%
Greenpoint	\$945	\$795	\$692	19%	37%
Kensington / Parkville	\$400	\$304	\$375	31%	7%
Manhattan Beach	\$993	\$999	\$950	-1%	4%
Marine Park / Madison	\$499	\$485	\$435	3%	15%
Midwood	\$500	\$717	\$540	-30%	-7%
Mill Basin	\$510	\$500	\$465	2%	10%
Park Slope	\$1,100	\$895	\$817	23%	35%
Prospect Heights	\$795	\$812	\$633	-2%	26%
Prospect Lefferts Gardens	\$438	\$495	\$414	-11%	6%
Red Hook	\$610	\$780	\$884	-22%	-31%
SeaGate	\$523	\$450	\$435	16%	20%
Sheepshead Bay	\$308	\$267	\$315	16%	-2%
Sunset Park / Greenwood	\$744	\$710	\$550	5%	35%
Vinegar Hill / Dumbo	\$1,227	\$1,400	\$1,035	-12%	19%
Williamsburg	\$850	\$765	\$700	11%	21%
Windsor Terrace	\$580	\$655	\$446	-11%	30%

Note: sale price in thousands





Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$601</b>	<b>\$556</b>	<b>\$543</b>	<b>8%</b>	<b>11%</b>
Bath Beach	\$255	\$306	\$226	-16%	13%
Bay Ridge / Fort Hamilton	\$290	\$269	\$238	8%	22%
Bedford Stuyvesant	\$555	\$522	\$339	6%	64%
Bensonhurst	\$267	\$417	\$356	-36%	-25%
Bergen Beach	\$432	\$300	\$275	44%	57%
Boerum Hill	\$945	\$884	\$979	7%	-3%
Borough Park	\$458	\$440	\$401	4%	14%
Brighton Beach	\$416	\$450	\$474	-8%	-12%
Brooklyn Heights	\$983	\$843	\$950	17%	4%
Brownsville / Ocean Hill	\$281	\$468	\$473	-40%	-41%
Bushwick / Wyckoff Heights	\$345	\$313	\$353	10%	-2%
Canarsie	\$227	\$248	\$248	-8%	-8%
Carroll Gardens	\$881	\$951	\$849	-7%	4%
Clinton Hill	\$536	\$482	\$470	11%	14%
Cobble Hill	\$732	\$488	\$497	50%	47%
Columbia Street					
Waterfront District	\$890	\$763	\$796	17%	12%
Coney Island	\$298	\$282	\$268	6%	11%
Crown Heights	\$573	\$620	\$383	-8%	49%
Cypress Hills	\$185				
Downtown	\$716	\$628	\$708	14%	1%
Dyker Heights	\$403	\$372	\$404	8%	0%
East Flatbush	\$209	\$201	\$191	4%	9%
East New York / Spring Creek	\$230	\$234	\$238	-2%	-3%
Flatbush / Prospect Park South	\$371	\$330	\$331	12%	12%
Flatlands	\$166	\$188	\$183	-11%	-9%
Fort Greene	\$624	\$785	\$599	-20%	4%
Gerritsen Beach					
Gowanus	\$608	\$684	\$537	-11%	13%
Gravesend / Mapleton	\$327	\$258	\$392	27%	-16%
Greenpoint	\$861	\$673	\$701	28%	23%
Kensington / Parkville	\$250	\$266	\$271	-6%	-8%
Manhattan Beach					
Marine Park / Madison	\$218	\$249	\$211	-12%	3%
Midwood	\$288	\$273	\$215	6%	34%
Mill Basin	\$141	\$263	\$210	-47%	-33%
Park Slope	\$911	\$879	\$779	4%	17%
Prospect Heights	\$830	\$873	\$622	-5%	33%
Prospect Lefferts Gardens	\$274	\$365	\$277	-25%	-1%
Red Hook	\$380	\$780	\$539	-51%	-29%
SeaGate		\$324			
Sheepshead Bay	\$190	\$222	\$220	-14%	-14%
Sunset Park / Greenwood	\$417	\$349	\$349	19%	19%
Vinegar Hill / Dumbo	\$1,375	\$1,522	\$1,114	-10%	23%
Williamsburg	\$1,064	\$865	\$820	23%	30%
Windsor Terrace	\$471	\$472	\$367	0%	28%

Note: sale price in thousands



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$458</b>	<b>\$416</b>	<b>\$419</b>	<b>10%</b>	<b>9%</b>
Bath Beach	\$223	\$231	\$195	-3%	14%
Bay Ridge / Fort Hamilton	\$276	\$228	\$214	21%	29%
Bedford Stuyvesant	\$500	\$445	\$260	12%	92%
Bensonhurst	\$218	\$413	\$285	-47%	-24%
Bergen Beach	\$425	\$280	\$275	52%	55%
Boerum Hill	\$915	\$840	\$741	9%	24%
Borough Park	\$450	\$395	\$383	14%	17%
Brighton Beach	\$380	\$458	\$382	-17%	0%
Brooklyn Heights	\$806	\$594	\$680	36%	19%
Brownsville / Ocean Hill	\$278	\$551	\$500	-50%	-44%
Bushwick / Wyckoff Hieghts	\$330	\$300	\$281	10%	17%
Canarsie	\$232	\$248	\$248	-6%	-6%
Carroll Gardens	\$830	\$886	\$800	-6%	4%
Clinton Hill	\$488	\$440	\$432	11%	13%
Cobble Hill	\$552	\$332	\$393	66%	40%
Columbia Street					
Waterfront District	\$903	\$755	\$657	20%	38%
Coney Island	\$270	\$253	\$280	7%	-4%
Crown Heights	\$437	\$550	\$319	-21%	37%
Cypress Hills	\$185				
Downtown	\$630	\$587	\$582	7%	8%
Dyker Heights	\$403	\$400	\$398	1%	1%
East Flatbush	\$218	\$161	\$148	35%	47%
East New York / Spring Creek	\$244	\$244	\$261	0%	-6%
Flatbush / Prospect Park South	\$366	\$308	\$335	19%	9%
Flatlands	\$160	\$185	\$183	-14%	-13%
Fort Greene	\$583	\$699	\$519	-17%	12%
Gerritsen Beach					
Gowanus	\$585	\$630	\$460	-7%	27%
Gravesend / Mapleton	\$210	\$200	\$317	5%	-34%
Greenpoint	\$733	\$643	\$665	14%	10%
Kensington / Parkville	\$241	\$250	\$215	-4%	12%
Manhattan Beach					
Marine Park / Madison	\$177	\$213	\$180	-17%	-2%
Midwood	\$314	\$233	\$175	35%	79%
Mill Basin	\$141	\$195	\$210	-28%	-33%
Park Slope	\$750	\$791	\$646	-5%	16%
Prospect Heights	\$763	\$720	\$590	6%	29%
Prospect Lefferts Gardens	\$198	\$275	\$205	-28%	-3%
Red Hook	\$380	\$780	\$539	-51%	-29%
SeaGate		\$324			
Sheepshead Bay	\$165	\$183	\$195	-10%	-15%
Sunset Park / Greenwood	\$335	\$300	\$303	12%	11%
Vinegar Hill / Dumbo	\$1,227	\$1,400	\$1,035	-12%	19%
Williamsburg	\$850	\$725	\$685	17%	24%
Windsor Terrace	\$473	\$375	\$389	26%	22%

Note: sale price in thousands



Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$656</b>	<b>\$636</b>	<b>\$585</b>	<b>3%</b>	<b>12%</b>
Bath Beach	\$342	\$391	\$322	-12%	6%
Bay Ridge / Fort Hamilton	\$394	\$377	\$347	5%	14%
Bedford Stuyvesant	\$550	\$596	\$459	-8%	20%
Bensonhurst	\$322	\$391	\$309	-18%	4%
Bergen Beach	\$357	\$303	\$294	18%	21%
Boerum Hill	\$941	\$895	\$819	5%	15%
Borough Park	\$401	\$420	\$355	-5%	13%
Brighton Beach	\$430	\$505	\$500	-15%	-14%
Brooklyn Heights	\$995	\$899	\$910	11%	9%
Brownsville / Ocean Hill	\$310	\$419	\$516	-26%	-40%
Bushwick / Wyckoff Heights	\$703	\$452	\$572	56%	23%
Canarsie	\$271	\$221	\$233	23%	16%
Carroll Gardens	\$1,018	\$898	\$794	13%	28%
Clinton Hill	\$740	\$784	\$627	-6%	18%
Cobble Hill	\$1,041	\$742	\$723	40%	44%
Columbia Street					
Waterfront District	\$1,146	\$924	\$740	24%	55%
Coney Island	\$390	\$404	\$367	-3%	7%
Crown Heights	\$588	\$646	\$444	-9%	32%
Cypress Hills	\$224				
Downtown	\$826	\$797	\$682	4%	21%
Dyker Heights	\$509	\$450	\$332	13%	53%
East Flatbush	\$279	\$275	\$255	1%	9%
East New York / Spring Creek	\$278	\$307	\$300	-9%	-7%
Flatbush / Prospect Park South	\$467	\$409	\$380	14%	23%
Flatlands	\$183	\$215	\$227	-15%	-19%
Fort Greene	\$690	\$886	\$620	-22%	11%
Gerritsen Beach					
Gowanus	\$889	\$791	\$766	12%	16%
Gravesend / Mapleton	\$305	\$347	\$399	-12%	-24%
Greenpoint	\$962	\$882	\$774	9%	24%
Kensington / Parkville	\$348	\$360	\$345	-3%	1%
Manhattan Beach					
Marine Park / Madison	\$253	\$372	\$291	-32%	-13%
Midwood	\$345	\$308	\$298	12%	15%
Mill Basin	\$189	\$219		-14%	
Park Slope	\$1,011	\$896	\$935	13%	8%
Prospect Heights	\$900	\$874	\$761	3%	18%
Prospect Lefferts Gardens	\$278	\$326	\$228	-15%	22%
Red Hook	\$402	\$948		-58%	
SeaGate		\$225			
Sheepshead Bay	\$267	\$321	\$289	-17%	-8%
Sunset Park / Greenwood	\$531	\$468	\$493	13%	8%
Vinegar Hill / Dumbo	\$1,041	\$1,128	\$920	-8%	13%
Williamsburg	\$930	\$820	\$711	13%	31%
Windsor Terrace	\$630	\$614	\$574	3%	10%



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$598</b>	<b>\$600</b>	<b>\$544</b>	<b>0%</b>	<b>10%</b>
Bath Beach	\$331	\$389	\$303	-15%	9%
Bay Ridge / Fort Hamilton	\$390	\$366	\$343	7%	14%
Bedford Stuyvesant	\$574	\$589	\$490	-3%	17%
Bensonhurst	\$316	\$430	\$274	-27%	15%
Bergen Beach	\$371	\$280	\$294	33%	26%
Boerum Hill	\$961	\$881	\$813	9%	18%
Borough Park	\$420	\$416	\$377	1%	11%
Brighton Beach	\$452	\$510	\$433	-11%	4%
Brooklyn Heights	\$974	\$867	\$889	12%	10%
Brownsville / Ocean Hill	\$246	\$446	\$493	-45%	-50%
Bushwick / Wyckoff Hieghts	\$703	\$452	\$572	56%	23%
Canarsie	\$272	\$221	\$233	23%	17%
Carroll Gardens	\$1,032	\$947	\$821	9%	26%
Clinton Hill	\$741	\$804	\$640	-8%	16%
Cobble Hill	\$997	\$653	\$835	53%	19%
Columbia Street					
Waterfront District	\$1,094	\$896	\$736	22%	49%
Coney Island	\$362	\$388	\$348	-7%	4%
Crown Heights	\$622	\$702	\$384	-11%	62%
Cypress Hills	\$224				
Downtown	\$891	\$825	\$722	8%	23%
Dyker Heights	\$509	\$450	\$346	13%	47%
East Flatbush	\$256	\$272	\$262	-6%	-2%
East New York / Spring Creek	\$292	\$304	\$301	-4%	-3%
Flatbush / Prospect Park South	\$446	\$417	\$350	7%	28%
Flatlands	\$199	\$215	\$227	-8%	-12%
Fort Greene	\$579	\$899	\$634	-36%	-9%
Gerritsen Beach					
Gowanus	\$900	\$849	\$1,015	6%	-11%
Gravesend / Mapleton	\$271	\$335	\$335	-19%	-19%
Greenpoint	\$958	\$814	\$795	18%	21%
Kensington / Parkville	\$337	\$352	\$326	-4%	4%
Manhattan Beach					
Marine Park / Madison	\$217	\$436	\$278	-50%	-22%
Midwood	\$341	\$301	\$307	13%	11%
Mill Basin	\$189	\$250		-24%	
Park Slope	\$1,000	\$886	\$826	13%	21%
Prospect Heights	\$873	\$900	\$729	-3%	20%
Prospect Lefferts Gardens	\$306	\$318	\$231	-4%	32%
Red Hook	\$402	\$948		-58%	
SeaGate		\$225			
Sheepshead Bay	\$254	\$320	\$272	-21%	-7%
Sunset Park / Greenwood	\$551	\$478	\$487	15%	13%
Vinegar Hill / Dumbo	\$1,064	\$1,129	\$905	-6%	18%
Williamsburg	\$1,013	\$894	\$706	13%	43%
Windsor Terrace	\$580	\$627	\$553	-7%	5%



Real Estate Board of New York

## Condominium Sale Price

	Average				
	2q14	1q14	2q13	Percent Change 1q14 2q13	
<b>Brooklyn</b>	<b>\$836</b>	<b>\$734</b>	<b>\$718</b>	<b>14%</b> <b>16%</b>	
Bath Beach	\$535	\$456	\$377	17%	42%
Bay Ridge / Fort Hamilton	\$464	\$614	\$479	-24%	-3%
Bedford Stuyvesant	\$568	\$561	\$462	1%	23%
Bensonhurst	\$430	\$462	\$503	-7%	-15%
Bergen Beach	\$432	\$300	\$275	44%	57%
Boerum Hill	\$1,008	\$899	\$1,228	12%	-18%
Borough Park	\$499	\$496	\$489	1%	2%
Brighton Beach	\$613	\$653	\$712	-6%	-14%
Brooklyn Heights	\$1,396	\$1,258	\$1,539	11%	-9%
Brownsville / Ocean Hill	\$281	\$468	\$473	-40%	-41%
Bushwick / Wyckoff Heights	\$533	\$376	\$456	42%	17%
Canarsie	\$258	\$248	\$248	4%	4%
Carroll Gardens	\$908	\$876	\$967	4%	-6%
Clinton Hill	\$598	\$596	\$634	0%	-6%
Cobble Hill	\$652	\$309	\$434	111%	50%
Columbia Street					
Waterfront District	\$890	\$763	\$796	17%	12%
Coney Island	\$496	\$443	\$295	12%	68%
Crown Heights	\$633	\$675	\$432	-6%	46%
Cypress Hills					
Downtown	\$891	\$790	\$897	13%	-1%
Dyker Heights	\$403	\$372	\$404	8%	0%
East Flatbush	\$278				
East New York / Spring Creek	\$230	\$234	\$238	-2%	-3%
Flatbush / Prospect Park South	\$550	\$428	\$427	29%	29%
Flatlands					
Fort Greene	\$1,028	\$985	\$788	4%	30%
Gerritsen Beach					
Gowanus	\$608	\$684	\$645	-11%	-6%
Gravesend / Mapleton	\$650	\$375	\$621	73%	5%
Greenpoint	\$863	\$683	\$712	26%	21%
Kensington / Parkville	\$385	\$397	\$563	-3%	-32%
Manhattan Beach					
Marine Park / Madison	\$444	\$396	\$359	12%	24%
Midwood	\$315		\$286		10%
Mill Basin		\$475			
Park Slope	\$1,104	\$1,105	\$823	0%	34%
Prospect Heights	\$1,073	\$1,278	\$708	-16%	52%
Prospect Lefferts Gardens	\$294	\$469	\$468	-37%	-37%
Red Hook	\$380	\$780		-51%	
SeaGate		\$324			
Sheepshead Bay	\$283	\$349	\$400	-19%	-29%
Sunset Park / Greenwood	\$506	\$400	\$373	27%	35%
Vinegar Hill / Dumbo	\$1,375	\$1,538	\$1,104	-11%	25%
Williamsburg	\$1,139	\$916	\$821	24%	39%
Windsor Terrace	\$672	\$641	\$456	5%	48%

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$692</b>	<b>\$625</b>	<b>\$585</b>	<b>11%</b>	<b>18%</b>
Bath Beach	\$535	\$460	\$377	16%	42%
Bay Ridge / Fort Hamilton	\$450	\$529	\$520	-15%	-13%
Bedford Stuyvesant	\$525	\$531	\$431	-1%	22%
Bensonhurst	\$430	\$525	\$503	-18%	-15%
Bergen Beach	\$425	\$280	\$275	52%	55%
Boerum Hill	\$975	\$885	\$838	10%	16%
Borough Park	\$490	\$492	\$456	-1%	7%
Brighton Beach	\$466	\$713	\$700	-35%	-33%
Brooklyn Heights	\$975	\$1,288	\$1,293	-24%	-25%
Brownsville / Ocean Hill	\$278	\$551	\$500	-50%	-44%
Bushwick / Wyckoff Hieghts	\$533	\$376	\$456	42%	17%
Canarsie	\$330	\$248	\$248	33%	33%
Carroll Gardens	\$828	\$790	\$969	5%	-15%
Clinton Hill	\$546	\$590	\$507	-8%	8%
Cobble Hill	\$456	\$304	\$380	50%	20%
Columbia Street					
Waterfront District	\$903	\$755	\$657	20%	38%
Coney Island	\$506	\$440	\$295	15%	71%
Crown Heights	\$500	\$560	\$353	-11%	42%
Cypress Hills					
Downtown	\$835	\$790	\$830	6%	1%
Dyker Heights	\$403	\$400	\$398	1%	1%
East Flatbush	\$280				
East New York / Spring Creek	\$244	\$244	\$261	0%	-6%
Flatbush / Prospect Park South	\$550	\$378	\$440	46%	25%
Flatlands					
Fort Greene	\$1,075	\$828	\$828	30%	30%
Gerritsen Beach					
Gowanus	\$585	\$630	\$675	-7%	-13%
Gravesend / Mapleton	\$511	\$392	\$475	31%	8%
Greenpoint	\$722	\$656	\$675	10%	7%
Kensington / Parkville	\$385	\$304	\$560	27%	-31%
Manhattan Beach					
Marine Park / Madison	\$389	\$414	\$313	-6%	24%
Midwood	\$330		\$296		11%
Mill Basin		\$475			
Park Slope	\$960	\$1,063	\$728	-10%	32%
Prospect Heights	\$869	\$1,118	\$763	-22%	14%
Prospect Lefferts Gardens	\$150	\$493	\$500	-70%	-70%
Red Hook	\$380	\$780		-51%	
SeaGate		\$324			
Sheepshead Bay	\$255	\$282	\$365	-10%	-30%
Sunset Park / Greenwood	\$446	\$332	\$328	34%	36%
Vinegar Hill / Dumbo	\$1,227	\$1,453	\$999	-16%	23%
Williamsburg	\$910	\$759	\$685	20%	33%
Windsor Terrace	\$635	\$710	\$456	-11%	39%

Note: sale price in thousands





Real Estate Board of New York

## Condominium Price Per Sq. Ft.

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$775</b>	<b>\$698</b>	<b>\$653</b>	<b>11%</b>	<b>19%</b>
Bath Beach	\$584	\$444	\$469	32%	24%
Bay Ridge / Fort Hamilton	\$498	\$458	\$462	9%	8%
Bedford Stuyvesant	\$550	\$596	\$459	-8%	20%
Bensonhurst	\$345	\$404	\$379	-15%	-9%
Bergen Beach	\$357	\$303	\$294	18%	21%
Boerum Hill	\$921	\$921	\$841	0%	10%
Borough Park	\$435	\$433	\$401	0%	8%
Brighton Beach	\$520	\$587	\$617	-11%	-16%
Brooklyn Heights	\$1,059	\$1,052	\$1,039	1%	2%
Brownsville / Ocean Hill	\$310	\$419	\$516	-26%	-40%
Bushwick / Wyckoff Hieghts	\$703	\$452	\$572	56%	23%
Canarsie	\$271	\$221	\$233	23%	16%
Carroll Gardens	\$1,081	\$831	\$851	30%	27%
Clinton Hill	\$705	\$803	\$577	-12%	22%
Cobble Hill	\$757	\$624	\$653	21%	16%
Columbia Street					
Waterfront District	\$1,146	\$924	\$740	24%	55%
Coney Island	\$488	\$467	\$464	5%	5%
Crown Heights	\$597	\$639	\$421	-7%	42%
Cypress Hills					
Downtown	\$942	\$913	\$765	3%	23%
Dyker Heights	\$509	\$450	\$332	13%	53%
East Flatbush	\$253				
East New York / Spring Creek	\$278	\$307	\$300	-9%	-7%
Flatbush / Prospect Park South	\$611	\$393	\$453	56%	35%
Flatlands					
Fort Greene	\$930	\$915	\$765	2%	21%
Gerritsen Beach					
Gowanus	\$889	\$791	\$766	12%	16%
Gravesend / Mapleton	\$431	\$440	\$575	-2%	-25%
Greenpoint	\$966	\$882	\$787	10%	23%
Kensington / Parkville	\$435	\$358	\$441	21%	-1%
Manhattan Beach					
Marine Park / Madison	\$402	\$471	\$423	-15%	-5%
Midwood	\$392		\$343		14%
Mill Basin		\$255			
Park Slope	\$1,079	\$928	\$860	16%	25%
Prospect Heights	\$926	\$859	\$812	8%	14%
Prospect Lefferts Gardens	\$190	\$383	\$321	-50%	-41%
Red Hook	\$402	\$948		-58%	
SeaGate		\$225			
Sheepshead Bay	\$315	\$427	\$501	-26%	-37%
Sunset Park / Greenwood	\$575	\$482	\$511	19%	13%
Vinegar Hill / Dumbo	\$1,041	\$1,128	\$922	-8%	13%
Williamsburg	\$953	\$831	\$709	15%	34%
Windsor Terrace	\$720	\$707	\$756	2%	-5%



Real Estate Board of New York

## Condominium Price Per Sq. Ft.

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$809</b>	<b>\$688</b>	<b>\$639</b>	<b>18%</b>	<b>27%</b>
Bath Beach	\$584	\$438	\$469	33%	24%
Bay Ridge / Fort Hamilton	\$512	\$456	\$510	12%	0%
Bedford Stuyvesant	\$574	\$589	\$490	-3%	17%
Bensonhurst	\$345	\$433	\$379	-20%	-9%
Bergen Beach	\$371	\$280	\$294	33%	26%
Boerum Hill	\$934	\$881	\$830	6%	13%
Borough Park	\$447	\$418	\$390	7%	15%
Brighton Beach	\$481	\$587	\$556	-18%	-13%
Brooklyn Heights	\$1,039	\$1,048	\$948	-1%	10%
Brownsville / Ocean Hill	\$246	\$446	\$493	-45%	-50%
Bushwick / Wyckoff Hieghts	\$703	\$452	\$572	56%	23%
Canarsie	\$272	\$221	\$233	23%	17%
Carroll Gardens	\$1,089	\$878	\$947	24%	15%
Clinton Hill	\$705	\$744	\$560	-5%	26%
Cobble Hill	\$720	\$624	\$620	15%	16%
Columbia Street					
Waterfront District	\$1,094	\$896	\$736	22%	49%
Coney Island	\$478	\$467	\$464	2%	3%
Crown Heights	\$623	\$700	\$378	-11%	65%
Cypress Hills					
Downtown	\$961	\$921	\$843	4%	14%
Dyker Heights	\$509	\$450	\$346	13%	47%
East Flatbush	\$255				
East New York / Spring Creek	\$292	\$304	\$301	-4%	-3%
Flatbush / Prospect Park South	\$611	\$326	\$433	88%	41%
Flatlands					
Fort Greene	\$1,050	\$939	\$676	12%	55%
Gerritsen Beach					
Gowanus	\$900	\$849	\$1,015	6%	-11%
Gravesend / Mapleton	\$441	\$494	\$412	-11%	7%
Greenpoint	\$966	\$814	\$815	19%	18%
Kensington / Parkville	\$435	\$312	\$427	40%	2%
Manhattan Beach					
Marine Park / Madison	\$378	\$468	\$391	-19%	-3%
Midwood	\$357		\$393		-9%
Mill Basin		\$255			
Park Slope	\$1,084	\$896	\$843	21%	29%
Prospect Heights	\$904	\$949	\$801	-5%	13%
Prospect Lefferts Gardens	\$112	\$383	\$318	-71%	-65%
Red Hook	\$402	\$948		-58%	
SeaGate		\$225			
Sheepshead Bay	\$336	\$432	\$552	-22%	-39%
Sunset Park / Greenwood	\$591	\$492	\$514	20%	15%
Vinegar Hill / Dumbo	\$1,064	\$1,129	\$914	-6%	16%
Williamsburg	\$1,021	\$905	\$706	13%	45%
Windsor Terrace	\$751	\$737	\$756	2%	-1%



Real Estate Board of New York

## Cooperative Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$414</b>	<b>\$408</b>	<b>\$367</b>	<b>2%</b>	<b>13%</b>
Bath Beach	\$200	\$193	\$183	4%	9%
Bay Ridge / Fort Hamilton	\$267	\$241	\$218	11%	23%
Bedford Stuyvesant	\$453	\$349	\$177	30%	155%
Bensonhurst	\$202	\$195	\$259	3%	-22%
Bergen Beach					
Boerum Hill	\$676	\$795	\$564	-15%	20%
Borough Park	\$279	\$281	\$217	-1%	29%
Brighton Beach	\$280	\$321	\$236	-13%	19%
Brooklyn Heights	\$856	\$781	\$578	10%	48%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights	\$157	\$189	\$146	-17%	8%
Canarsie	\$134				
Carroll Gardens	\$860	\$981	\$719	-12%	20%
Clinton Hill	\$511	\$458	\$425	11%	20%
Cobble Hill	\$780	\$637	\$938	22%	-17%
Columbia Street					
Waterfront District					
Coney Island	\$265	\$248	\$267	7%	-1%
Crown Heights	\$272	\$354	\$237	-23%	15%
Cypress Hills	\$185				
Downtown	\$389	\$409	\$361	-5%	8%
Dyker Heights					
East Flatbush	\$179	\$201	\$191	-11%	-6%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$365	\$317	\$316	15%	16%
Flatlands	\$166	\$188	\$183	-11%	-9%
Fort Greene	\$506	\$429	\$438	18%	15%
Gerritsen Beach					
Gowanus			\$268		
Gravesend / Mapleton	\$203	\$196	\$189	3%	7%
Greenpoint	\$800	\$400	\$410	100%	95%
Kensington / Parkville	\$246	\$243	\$237	1%	4%
Manhattan Beach					
Marine Park / Madison	\$170	\$193	\$171	-12%	-1%
Midwood	\$282	\$273	\$195	4%	45%
Mill Basin	\$141	\$158	\$210	-11%	-33%
Park Slope	\$760	\$733	\$743	4%	2%
Prospect Heights	\$748	\$680	\$579	10%	29%
Prospect Lefferts Gardens	\$248	\$327	\$155	-24%	60%
Red Hook			\$539		
SeaGate					
Sheepshead Bay	\$180	\$189	\$191	-5%	-6%
Sunset Park / Greenwood	\$239	\$255	\$303	-6%	-21%
Vinegar Hill / Dumbo		\$1,200	\$1,298		
Williamsburg	\$271	\$385	\$745	-30%	-64%
Windsor Terrace	\$410	\$402	\$355	2%	15%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$310</b>	<b>\$311</b>	<b>\$280</b>	<b>0%</b>	<b>11%</b>
Bath Beach	\$205	\$201	\$183	2%	12%
Bay Ridge / Fort Hamilton	\$247	\$225	\$209	10%	18%
Bedford Stuyvesant	\$429	\$390	\$152	10%	182%
Bensonhurst	\$200	\$195	\$269	3%	-26%
Bergen Beach					
Boerum Hill	\$765	\$795	\$498	-4%	54%
Borough Park	\$300	\$300	\$180	0%	67%
Brighton Beach	\$260	\$309	\$188	-16%	39%
Brooklyn Heights	\$665	\$550	\$485	21%	37%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Hieghts	\$157	\$189	\$146	-17%	8%
Canarsie	\$134				
Carroll Gardens	\$830	\$915	\$755	-9%	10%
Clinton Hill	\$448	\$430	\$390	4%	15%
Cobble Hill	\$590	\$505	\$638	17%	-8%
Columbia Street					
Waterfront District					
Coney Island	\$255	\$215	\$280	19%	-9%
Crown Heights	\$299	\$345	\$237	-13%	26%
Cypress Hills	\$185				
Downtown	\$357	\$409	\$342	-13%	4%
Dyker Heights					
East Flatbush	\$143	\$161	\$148	-11%	-3%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$357	\$298	\$280	20%	27%
Flatlands	\$160	\$185	\$183	-14%	-13%
Fort Greene	\$500	\$419	\$400	19%	25%
Gerritsen Beach					
Gowanus			\$268		
Gravesend / Mapleton	\$195	\$195	\$179	0%	9%
Greenpoint	\$800	\$400	\$410	100%	95%
Kensington / Parkville	\$234	\$236	\$200	-1%	17%
Manhattan Beach					
Marine Park / Madison	\$176	\$198	\$155	-11%	13%
Midwood	\$272	\$233	\$174	17%	56%
Mill Basin	\$141	\$158	\$210	-11%	-33%
Park Slope	\$671	\$705	\$619	-5%	8%
Prospect Heights	\$700	\$560	\$505	25%	39%
Prospect Lefferts Gardens	\$275	\$235	\$139	17%	98%
Red Hook			\$539		
SeaGate					
Sheepshead Bay	\$152	\$175	\$170	-13%	-11%
Sunset Park / Greenwood	\$220	\$247	\$281	-11%	-22%
Vinegar Hill / Dumbo		\$1,200	\$1,298		
Williamsburg	\$275	\$240	\$745	15%	-63%
Windsor Terrace	\$376	\$349	\$385	8%	-2%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$539</b>	<b>\$535</b>	<b>\$513</b>	<b>1%</b>	<b>5%</b>
Bath Beach	\$302	\$303	\$274	0%	10%
Bay Ridge / Fort Hamilton	\$377	\$367	\$340	3%	11%
Bedford Stuyvesant					
Bensonhurst	\$299	\$253	\$240	18%	25%
Bergen Beach					
Boerum Hill	\$1,059	\$766	\$753	38%	41%
Borough Park	\$182	\$326	\$257	-44%	-29%
Brighton Beach	\$364	\$406	\$367	-10%	-1%
Brooklyn Heights	\$968	\$853	\$786	14%	23%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights					
Canarsie					
Carroll Gardens	\$968	\$966	\$744	0%	30%
Clinton Hill	\$756	\$776	\$636	-3%	19%
Cobble Hill	\$1,244	\$888	\$957	40%	30%
Columbia Street					
Waterfront District					
Coney Island	\$358	\$326	\$334	10%	7%
Crown Heights	\$400	\$771	\$636	-48%	-37%
Cypress Hills	\$224				
Downtown	\$583	\$633	\$529	-8%	10%
Dyker Heights					
East Flatbush	\$290	\$275	\$255	5%	14%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$459	\$414	\$360	11%	28%
Flatlands	\$183	\$215	\$227	-15%	-19%
Fort Greene	\$621	\$657	\$531	-5%	17%
Gerritsen Beach					
Gowanus					
Gravesend / Mapleton	\$250	\$288	\$264	-13%	-5%
Greenpoint	\$870		\$599		45%
Kensington / Parkville	\$345	\$361	\$332	-5%	4%
Manhattan Beach					
Marine Park / Madison	\$212	\$302	\$258	-30%	-18%
Midwood	\$337	\$308	\$283	9%	19%
Mill Basin	\$189	\$202		-6%	
Park Slope	\$947	\$858	\$990	10%	-4%
Prospect Heights	\$889	\$885	\$737	0%	21%
Prospect Lefferts Gardens	\$403	\$288	\$187	40%	116%
Red Hook					
SeaGate					
Sheepshead Bay	\$261	\$268	\$256	-3%	2%
Sunset Park / Greenwood	\$341	\$422	\$459	-19%	-26%
Vinegar Hill / Dumbo			\$857		
Williamsburg	\$389	\$427	\$862	-9%	-55%
Windsor Terrace	\$601	\$537	\$544	12%	10%



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$433</b>	<b>\$456</b>	<b>\$440</b>	<b>-5%</b>	<b>-2%</b>
Bath Beach	\$318	\$292	\$274	9%	16%
Bay Ridge / Fort Hamilton	\$369	\$364	\$338	2%	9%
Bedford Stuyvesant					
Bensonhurst	\$299	\$253	\$240	18%	25%
Bergen Beach					
Boerum Hill	\$1,059	\$766	\$718	38%	48%
Borough Park	\$201	\$414	\$245	-51%	-18%
Brighton Beach	\$393	\$463	\$389	-15%	1%
Brooklyn Heights	\$957	\$787	\$794	22%	21%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights					
Canarsie					
Carroll Gardens	\$940	\$988	\$777	-5%	21%
Clinton Hill	\$778	\$828	\$640	-6%	22%
Cobble Hill	\$1,200	\$916	\$911	31%	32%
Columbia Street					
Waterfront District					
Coney Island	\$345	\$316	\$333	9%	4%
Crown Heights	\$400	\$771	\$603	-48%	-34%
Cypress Hills	\$224				
Downtown	\$606	\$617	\$539	-2%	12%
Dyker Heights					
East Flatbush	\$281	\$272	\$262	3%	7%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$440	\$429	\$337	3%	31%
Flatlands	\$199	\$215	\$227	-8%	-12%
Fort Greene	\$561	\$657	\$491	-15%	14%
Gerritsen Beach					
Gowanus					
Gravesend / Mapleton	\$250	\$283	\$231	-12%	8%
Greenpoint	\$870		\$599		45%
Kensington / Parkville	\$331	\$355	\$304	-7%	9%
Manhattan Beach					
Marine Park / Madison	\$209	\$272	\$204	-23%	2%
Midwood	\$328	\$301	\$292	9%	12%
Mill Basin	\$189	\$202		-6%	
Park Slope	\$933	\$825	\$816	13%	14%
Prospect Heights	\$869	\$782	\$714	11%	22%
Prospect Lefferts Gardens	\$433	\$178	\$185	143%	133%
Red Hook					
SeaGate					
Sheepshead Bay	\$253	\$271	\$262	-7%	-4%
Sunset Park / Greenwood	\$325	\$417	\$440	-22%	-26%
Vinegar Hill / Dumbo			\$857		
Williamsburg	\$323	\$427	\$862	-24%	-62%
Windsor Terrace	\$556	\$446	\$517	25%	8%





Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$787</b>	<b>\$748</b>	<b>\$649</b>	<b>5%</b>	<b>21%</b>
Bath Beach	\$844	\$737	\$752	15%	12%
Bay Ridge / Fort Hamilton	\$830	\$900	\$755	-8%	10%
Bedford Stuyvesant	\$747	\$680	\$571	10%	31%
Bensonhurst	\$896	\$818	\$745	10%	20%
Bergen Beach	\$579	\$627	\$623	-8%	-7%
Boerum Hill	\$2,008	\$2,332	\$2,215	-14%	-9%
Borough Park	\$970	\$865	\$764	12%	27%
Brighton Beach	\$432	\$489	\$243	-12%	78%
Brooklyn Heights	\$5,505	\$5,100	\$5,063	8%	9%
Brownsville / Ocean Hill	\$510	\$404	\$383	26%	33%
Bushwick / Wyckoff Heights	\$585	\$502	\$412	17%	42%
Canarsie	\$408	\$383	\$393	7%	4%
Carroll Gardens	\$2,399	\$2,528	\$1,765	-5%	36%
Clinton Hill	\$1,422	\$1,857	\$1,327	-23%	7%
Cobble Hill	\$2,268	\$3,334	\$1,500	-32%	51%
Columbia Street					
Waterfront District	\$1,875	\$1,598		17%	
Coney Island	\$427	\$373	\$411	14%	4%
Crown Heights	\$776	\$709	\$601	9%	29%
Cypress Hills	\$366	\$340	\$415	7%	-12%
Downtown	\$3,939	\$3,226		22%	
Dyker Heights	\$747	\$777	\$772	-4%	-3%
East Flatbush	\$403	\$388	\$376	4%	7%
East New York / Spring Creek	\$374	\$353	\$329	6%	14%
Flatbush / Prospect Park South	\$535	\$560	\$521	-4%	3%
Flatlands	\$457	\$430	\$389	6%	17%
Fort Greene	\$2,126	\$1,632	\$1,832	30%	16%
Gerritsen Beach	\$321	\$369	\$306	-13%	5%
Gowanus	\$1,131	\$1,017	\$961	11%	18%
Gravesend / Mapleton	\$813	\$906	\$824	-10%	-1%
Greenpoint	\$1,350	\$1,206	\$796	12%	70%
Kensington / Parkville	\$921	\$860	\$831	7%	11%
Manhattan Beach	\$1,133	\$1,131	\$825	0%	37%
Marine Park / Madison	\$545	\$525	\$518	4%	5%
Midwood	\$792	\$840	\$773	-6%	2%
Mill Basin	\$648	\$599	\$533	8%	21%
Park Slope	\$2,140	\$1,820	\$1,936	18%	11%
Prospect Heights	\$2,242	\$2,271	\$1,199	-1%	87%
Prospect Lefferts Gardens	\$686	\$643	\$580	7%	18%
Red Hook	\$976	\$915	\$1,230	7%	-21%
SeaGate	\$698	\$459	\$435	52%	60%
Sheepshead Bay	\$533	\$549	\$516	-3%	3%
Sunset Park / Greenwood	\$806	\$861	\$757	-6%	6%
Vinegar Hill / Dumbo					
Williamsburg	\$1,100	\$1,132	\$810	-3%	36%
Windsor Terrace	\$1,210	\$1,074	\$916	13%	32%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Brooklyn</b>	<b>\$610</b>	<b>\$610</b>	<b>\$550</b>	<b>0%</b>	<b>11%</b>
Bath Beach	\$790	\$735	\$698	7%	13%
Bay Ridge / Fort Hamilton	\$825	\$815	\$746	1%	11%
Bedford Stuyvesant	\$738	\$650	\$517	13%	43%
Bensonhurst	\$910	\$780	\$730	17%	25%
Bergen Beach	\$575	\$610	\$540	-6%	6%
Boerum Hill	\$1,628	\$2,068	\$2,279	-21%	-29%
Borough Park	\$926	\$857	\$745	8%	24%
Brighton Beach	\$360	\$475	\$255	-24%	41%
Brooklyn Heights	\$5,750	\$5,100	\$5,063	13%	14%
Brownsville / Ocean Hill	\$470	\$350	\$335	34%	40%
Bushwick / Wyckoff Heights	\$550	\$483	\$415	14%	33%
Canarsie	\$425	\$400	\$408	6%	4%
Carroll Gardens	\$2,194	\$2,300	\$1,950	-5%	13%
Clinton Hill	\$1,470	\$1,863	\$1,320	-21%	11%
Cobble Hill	\$2,268	\$3,750	\$1,500	-40%	51%
Columbia Street					
Waterfront District	\$1,875	\$1,493		26%	
Coney Island	\$380	\$340	\$428	12%	-11%
Crown Heights	\$660	\$625	\$565	6%	17%
Cypress Hills	\$350	\$299	\$438	17%	-20%
Downtown	\$3,939	\$3,561		11%	
Dyker Heights	\$725	\$793	\$725	-9%	0%
East Flatbush	\$410	\$385	\$369	6%	11%
East New York / Spring Creek	\$368	\$350	\$355	5%	4%
Flatbush / Prospect Park South	\$535	\$560	\$521	-4%	3%
Flatlands	\$423	\$420	\$420	1%	1%
Fort Greene	\$2,048	\$1,300	\$1,800	58%	14%
Gerritsen Beach	\$323	\$342	\$338	-6%	-4%
Gowanus	\$1,315	\$1,287	\$850	2%	55%
Gravesend / Mapleton	\$700	\$740	\$650	-5%	8%
Greenpoint	\$1,390	\$1,150	\$885	21%	57%
Kensington / Parkville	\$850	\$660	\$750	29%	13%
Manhattan Beach	\$993	\$999	\$950	-1%	4%
Marine Park / Madison	\$545	\$525	\$518	4%	5%
Midwood	\$714	\$825	\$700	-13%	2%
Mill Basin	\$515	\$548	\$469	-6%	10%
Park Slope	\$1,900	\$1,900	\$1,750	0%	9%
Prospect Heights	\$2,941	\$2,400	\$940	23%	213%
Prospect Lefferts Gardens	\$533	\$557	\$556	-4%	-4%
Red Hook	\$803	\$915	\$1,230	-12%	-35%
SeaGate	\$523	\$475	\$435	10%	20%
Sheepshead Bay	\$515	\$518	\$510	-1%	1%
Sunset Park / Greenwood	\$850	\$865	\$788	-2%	8%
Vinegar Hill / Dumbo					
Williamsburg	\$850	\$1,150	\$899	-26%	-5%
Windsor Terrace	\$1,100	\$895	\$890	23%	24%

Note: sale price in thousands



Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$431</b>	<b>\$439</b>	<b>\$417</b>	<b>-2%</b>	<b>3%</b>
Astoria	\$575	\$583	\$509	-1%	13%
Bayside	\$551	\$517	\$491	7%	12%
Beechhurst/Whitestone	\$508	\$649	\$535	-22%	-5%
Breezy Point/Belle Harbor/ Rockaway Park	\$558	\$625	\$447	-11%	25%
Briarwood/Jamaica Hills/ Hillcrest	\$388	\$379	\$365	3%	7%
College Point	\$577	\$506	\$561	14%	3%
Corona/East Elmhurst	\$471	\$491	\$461	-4%	2%
Douglaston/Little Neck	\$501	\$524	\$482	-4%	4%
Floral Park/Bellerose	\$420	\$418	\$374	1%	12%
Flushing	\$515	\$517	\$493	0%	4%
Fresh Meadows/ Oakland Gardens	\$416	\$375	\$414	11%	0%
Howard Beach/Broadchannel	\$367	\$372	\$288	-1%	28%
Jackson Heights/Elmhurst	\$387	\$363	\$362	7%	7%
Jamaica Estates/Holliswood	\$673	\$564	\$610	19%	10%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$344	\$357	\$344	-4%	0%
Long Island City	\$841	\$922	\$784	-9%	7%
Middle Village/Maspeth	\$518	\$517	\$531	0%	-2%
Queens Village/Hollis	\$377	\$352	\$314	7%	20%
Rego Park/Forest Hills/ Kew Gardens	\$344	\$362	\$369	-5%	-7%
Richmond Hill/ South Ozone Park/Woodhaven	\$412	\$419	\$374	-2%	10%
Ridgewood/Glendale	\$473	\$494	\$398	-4%	19%
Rockaways/Averne	\$376	\$385	\$345	-2%	9%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$319	\$338	\$326	-6%	-2%
Sunnyside/Woodside	\$347	\$343	\$342	1%	1%

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				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$375</b>	<b>\$380</b>	<b>\$363</b>	<b>-1%</b>	<b>3%</b>
Astoria	\$524	\$458	\$523	14%	0%
Bayside	\$535	\$475	\$481	13%	11%
Beechhurst/Whitestone	\$487	\$600	\$510	-19%	-5%
Breezy Point/Belle Harbor/ Rockaway Park	\$512	\$543	\$450	-6%	14%
Briarwood/Jamaica Hills/ Hillcrest	\$285	\$318	\$255	-10%	12%
College Point	\$590	\$453	\$543	30%	9%
Corona/East Elmhurst	\$460	\$480	\$458	-4%	0%
Douglaston/Little Neck	\$375	\$333	\$457	13%	-18%
Floral Park/Bellerose	\$435	\$450	\$370	-3%	18%
Flushing	\$471	\$472	\$526	0%	-10%
Fresh Meadows/ Oakland Gardens	\$235	\$233	\$260	1%	-10%
Howard Beach/Broadchannel	\$285	\$310	\$191	-8%	49%
Jackson Heights/Elmhurst	\$322	\$285	\$303	13%	6%
Jamaica Estates/Holliswood	\$715	\$665	\$688	8%	4%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$350	\$360	\$344	-3%	2%
Long Island City	\$760	\$700	\$765	9%	-1%
Middle Village/Maspeth	\$530	\$510	\$519	4%	2%
Queens Village/Hollis	\$386	\$365	\$320	6%	21%
Rego Park/Forest Hills/ Kew Gardens	\$253	\$241	\$250	5%	1%
Richmond Hill/ South Ozone Park/Woodhaven	\$405	\$410	\$361	-1%	12%
Ridgewood/Glendale	\$499	\$520	\$418	-4%	20%
Rockaways/Averne	\$324	\$350	\$250	-8%	29%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$315	\$308	\$330	2%	-4%
Sunnyside/Woodside	\$269	\$290	\$266	-7%	1%

Note: sale price in thousands



Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$285</b>	<b>\$277</b>	<b>\$295</b>	<b>3%</b>	<b>-3%</b>
Astoria	\$338	\$337	\$352	0%	-4%
Bayside	\$314	\$322	\$282	-3%	11%
Beechhurst/Whitestone	\$292	\$264	\$229	11%	27%
Breezy Point/Belle Harbor/ Rockaway Park	\$213	\$263	\$269	-19%	-21%
Briarwood/Jamaica Hills/ Hillcrest	\$189	\$207	\$184	-9%	2%
College Point	\$467	\$412	\$406	13%	15%
Corona/East Elmhurst	\$209	\$174	\$220	20%	-5%
Douglaston/Little Neck	\$257	\$241	\$249	7%	3%
Floral Park/Bellerose	\$357	\$330	\$305	8%	17%
Flushing	\$316	\$332	\$388	-5%	-19%
Fresh Meadows/ Oakland Gardens	\$197	\$217	\$188	-10%	4%
Howard Beach/Broadchannel	\$165	\$172	\$166	-4%	0%
Jackson Heights/Elmhurst	\$242	\$251	\$257	-3%	-6%
Jamaica Estates/Holliswood	\$214	\$146	\$160	47%	34%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$115	\$127	\$126	-9%	-9%
Long Island City	\$861	\$760	\$785	13%	10%
Middle Village/Maspeth	\$257	\$207	\$220	24%	17%
Queens Village/Hollis	\$157	\$165	\$155	-5%	1%
Rego Park/Forest Hills/ Kew Gardens	\$271	\$246	\$249	10%	9%
Richmond Hill/ South Ozone Park/Woodhaven	\$264	\$295	\$245	-11%	8%
Ridgewood/Glendale	\$211	\$232	\$177	-9%	19%
Rockaways/Averne	\$327	\$227	\$195	44%	68%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$126	\$150	\$134	-16%	-6%
Sunnyside/Woodside	\$260	\$269	\$220	-3%	18%

Note: sale price in thousands



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$231</b>	<b>\$225</b>	<b>\$227</b>	<b>2%</b>	<b>2%</b>
Astoria	\$295	\$323	\$325	-9%	-9%
Bayside	\$270	\$266	\$220	1%	23%
Beechhurst/Whitestone	\$243	\$255	\$214	-5%	13%
Breezy Point/Belle Harbor/ Rockaway Park	\$215	\$254	\$269	-15%	-20%
Briarwood/Jamaica Hills/ Hillcrest	\$164	\$191	\$165	-14%	-1%
College Point	\$420	\$388	\$390	8%	8%
Corona/East Elmhurst	\$152	\$151	\$199	1%	-24%
Douglaston/Little Neck	\$236	\$189	\$195	25%	21%
Floral Park/Bellerose	\$247	\$258	\$213	-4%	16%
Flushing	\$280	\$251	\$317	12%	-12%
Fresh Meadows/ Oakland Gardens	\$187	\$210	\$180	-11%	4%
Howard Beach/Broadchannel	\$155	\$165	\$140	-6%	11%
Jackson Heights/Elmhurst	\$215	\$225	\$248	-4%	-13%
Jamaica Estates/Holliswood	\$233	\$130	\$150	79%	55%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$115	\$127	\$126	-9%	-9%
Long Island City	\$767	\$645	\$765	19%	0%
Middle Village/Maspeth	\$251	\$193	\$179	30%	40%
Queens Village/Hollis	\$157	\$155	\$151	1%	4%
Rego Park/Forest Hills/ Kew Gardens	\$240	\$221	\$230	8%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$320	\$335	\$252	-4%	27%
Ridgewood/Glendale	\$168	\$190	\$167	-12%	1%
Rockaways/Averne	\$290	\$250	\$195	16%	49%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$120	\$130	\$114	-8%	5%
Sunnyside/Woodside	\$240	\$261	\$200	-8%	20%

Note: sale price in thousands





Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$379</b>	<b>\$366</b>	<b>\$359</b>	<b>3%</b>	<b>5%</b>
Astoria	\$578	\$611	\$478	-5%	21%
Bayside	\$395	\$397	\$346	0%	14%
Beechhurst/Whitestone	\$372	\$317	\$307	17%	21%
Breezy Point/Belle Harbor/ Rockaway Park	\$295	\$247		20%	
Briarwood/Jamaica Hills/ Hillcrest	\$291	\$348	\$294	-16%	-1%
College Point	\$343	\$417	\$359	-18%	-4%
Corona/East Elmhurst	\$284	\$283	\$306	0%	-7%
Douglaston/Little Neck	\$297	\$298	\$289	0%	3%
Floral Park/Bellerose	\$385	\$348	\$308	10%	25%
Flushing	\$412	\$396	\$399	4%	3%
Fresh Meadows/ Oakland Gardens	\$312	\$332	\$317	-6%	-2%
Howard Beach/Broadchannel	\$180	\$210	\$192	-14%	-6%
Jackson Heights/Elmhurst	\$339	\$348	\$357	-3%	-5%
Jamaica Estates/Holliswood	\$221	\$187	\$178	18%	24%
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$940	\$782	\$731	20%	29%
Middle Village/Maspeth	\$354	\$308	\$218	15%	62%
Queens Village/Hollis		\$350			
Rego Park/Forest Hills/ Kew Gardens	\$362	\$342	\$315	6%	15%
Richmond Hill/ South Ozone Park/Woodhaven	\$242	\$230	\$234	5%	3%
Ridgewood/Glendale	\$269	\$250	\$239	8%	13%
Rockaways/Averne	\$322	\$205	\$240	57%	34%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$190	\$361	\$712	-47%	-73%
Sunnyside/Woodside	\$375	\$375	\$334	0%	12%



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$333</b>	<b>\$336</b>	<b>\$315</b>	<b>-1%</b>	<b>6%</b>
Astoria	\$619	\$638	\$493	-3%	26%
Bayside	\$360	\$408	\$318	-12%	13%
Beechhurst/Whitestone	\$355	\$321	\$295	10%	20%
Breezy Point/Belle Harbor/ Rockaway Park	\$294	\$247		19%	
Briarwood/Jamaica Hills/ Hillcrest	\$271	\$357	\$252	-24%	8%
College Point	\$311	\$405	\$375	-23%	-17%
Corona/East Elmhurst	\$246	\$300	\$290	-18%	-15%
Douglaston/Little Neck	\$263	\$264	\$248	0%	6%
Floral Park/Bellerose	\$371	\$348	\$293	7%	27%
Flushing	\$380	\$328	\$332	16%	14%
Fresh Meadows/ Oakland Gardens	\$308	\$339	\$298	-9%	3%
Howard Beach/Broadchannel	\$178	\$215	\$177	-17%	0%
Jackson Heights/Elmhurst	\$318	\$344	\$336	-8%	-5%
Jamaica Estates/Holliswood	\$214	\$209	\$178	2%	21%
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$922	\$789	\$739	17%	25%
Middle Village/Maspeth	\$326	\$250	\$212	31%	54%
Queens Village/Hollis		\$350			
Rego Park/Forest Hills/ Kew Gardens	\$336	\$322	\$303	4%	11%
Richmond Hill/ South Ozone Park/Woodhaven	\$242	\$221	\$252	10%	-4%
Ridgewood/Glendale	\$238	\$249	\$236	-4%	1%
Rockaways/Averne	\$317	\$204	\$240	55%	32%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$189	\$217	\$172	-13%	10%
Sunnyside/Woodside	\$384	\$399	\$311	-4%	24%



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## Condominium Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$468</b>	<b>\$456</b>	<b>\$481</b>	<b>3%</b>	<b>-3%</b>
Astoria	\$458	\$422	\$484	8%	-5%
Bayside	\$477	\$469	\$426	2%	12%
Beechhurst/Whitestone	\$477	\$408		17%	
Breezy Point/Belle Harbor/ Rockaway Park	\$225	\$303	\$269	-26%	-16%
Briarwood/Jamaica Hills/ Hillcrest	\$337	\$343	\$290	-2%	16%
College Point	\$467	\$412	\$406	13%	15%
Corona/East Elmhurst	\$313	\$208	\$252	51%	24%
Douglaston/Little Neck	\$493	\$467	\$469	5%	5%
Floral Park/Bellerose					
Flushing	\$443	\$508	\$528	-13%	-16%
Fresh Meadows/ Oakland Gardens	\$313	\$452	\$270	-31%	16%
Howard Beach/Broadchannel	\$238	\$225	\$239	6%	0%
Jackson Heights/Elmhurst	\$329	\$318	\$335	4%	-2%
Jamaica Estates/Holliswood	\$370				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$917	\$849	\$888	8%	3%
Middle Village/Maspeth	\$322	\$266	\$495	21%	-35%
Queens Village/Hollis					
Rego Park/Forest Hills/ Kew Gardens	\$456	\$484	\$390	-6%	17%
Richmond Hill/ South Ozone Park/Woodhaven	\$264	\$295	\$245	-11%	8%
Ridgewood/Glendale	\$384	\$309	\$260	24%	48%
Rockaways/Averne	\$327	\$270	\$220	21%	49%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$150	\$320	\$105	-53%	43%
Sunnyside/Woodside	\$343	\$369	\$228	-7%	50%

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$403</b>	<b>\$405</b>	<b>\$401</b>	<b>0%</b>	<b>1%</b>
Astoria	\$490	\$436	\$498	12%	-2%
Bayside	\$428	\$470	\$378	-9%	13%
Beechhurst/Whitestone	\$436	\$384		13%	
Breezy Point/Belle Harbor/ Rockaway Park	\$225	\$260	\$269	-13%	-16%
Briarwood/Jamaica Hills/ Hillcrest	\$320	\$325	\$262	-2%	22%
College Point	\$420	\$388	\$390	8%	8%
Corona/East Elmhurst	\$310	\$183	\$277	69%	12%
Douglaston/Little Neck	\$468	\$400	\$530	17%	-12%
Floral Park/Bellerose Flushing	\$405	\$456	\$531	-11%	-24%
Fresh Meadows/ Oakland Gardens	\$295	\$490	\$270	-40%	9%
Howard Beach/Broadchannel	\$236	\$228	\$254	4%	-7%
Jackson Heights/Elmhurst	\$330	\$329	\$340	0%	-3%
Jamaica Estates/Holliswood Laurelton/Cambria Heights/ St. Albans/Rosedale	\$370				
Long Island City	\$809	\$725	\$835	12%	-3%
Middle Village/Maspeth	\$354	\$274	\$495	29%	-29%
Queens Village/Hollis Rego Park/Forest Hills/ Kew Gardens	\$395	\$411	\$365	-4%	8%
Richmond Hill/ South Ozone Park/Woodhaven	\$320	\$335	\$252	-4%	27%
Ridgewood/Glendale	\$385	\$311	\$260	24%	48%
Rockaways/Averne	\$290	\$270	\$220	7%	32%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$150	\$320	\$105	-53%	43%
Sunnyside/Woodside	\$328	\$372	\$200	-12%	64%

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price Per Square Foot

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$534</b>	<b>\$482</b>	<b>\$499</b>	<b>11%</b>	<b>7%</b>
Astoria	\$667	\$670	\$571	-1%	17%
Bayside	\$556	\$516	\$446	8%	25%
Beechhurst/Whitestone	\$434	\$397		9%	
Breezy Point/Belle Harbor/ Rockaway Park	\$322	\$312		3%	
Briarwood/Jamaica Hills/ Hillcrest	\$397	\$403	\$387	-2%	2%
College Point	\$343	\$417	\$359	-18%	-4%
Corona/East Elmhurst	\$407	\$332	\$380	22%	7%
Douglaston/Little Neck	\$387	\$398	\$395	-3%	-2%
Floral Park/Bellerose					
Flushing	\$533	\$544	\$533	-2%	0%
Fresh Meadows/ Oakland Gardens	\$392	\$418	\$496	-6%	-21%
Howard Beach/Broadchannel	\$228	\$219	\$223	4%	3%
Jackson Heights/Elmhurst	\$426	\$407	\$465	5%	-8%
Jamaica Estates/Holliswood	\$473				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$953	\$827	\$776	15%	23%
Middle Village/Maspeth	\$454	\$433		5%	
Queens Village/Hollis Rego Park/Forest Hills/ Kew Gardens	\$475	\$506	\$414	-6%	15%
Richmond Hill/ South Ozone Park/Woodhaven	\$242	\$230	\$234	5%	3%
Ridgewood/Glendale	\$433	\$258	\$327	68%	32%
Rockaways/Averne	\$322	\$221	\$176	46%	83%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$185		\$130		42%
Sunnyside/Woodside	\$393	\$428	\$356	-8%	10%



Real Estate Board of New York

## New York City Residential Sales Report

## Condominium Sale Price Per Square Foot

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$494</b>	<b>\$449</b>	<b>\$477</b>	<b>10%</b>	<b>4%</b>
Astoria	\$662	\$706	\$578	-6%	15%
Bayside	\$578	\$531	\$486	9%	19%
Beechhurst/Whitestone	\$434	\$397		9%	
Breezy Point/Belle Harbor/ Rockaway Park	\$322	\$312		3%	
Briarwood/Jamaica Hills/ Hillcrest	\$412	\$410	\$394	0%	5%
College Point	\$311	\$405	\$375	-23%	-17%
Corona/East Elmhurst	\$446	\$307	\$410	45%	9%
Douglaston/Little Neck	\$380	\$423	\$380	-10%	0%
Floral Park/Bellerose					
Flushing	\$537	\$545	\$566	-1%	-5%
Fresh Meadows/ Oakland Gardens	\$446	\$441	\$496	1%	-10%
Howard Beach/Broadchannel	\$248	\$218	\$200	14%	24%
Jackson Heights/Elmhurst	\$429	\$400	\$444	7%	-3%
Jamaica Estates/Holliswood	\$473				
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$924	\$834	\$764	11%	21%
Middle Village/Maspeth	\$503	\$433		16%	
Queens Village/Hollis Rego Park/Forest Hills/ Kew Gardens	\$473	\$454	\$418	4%	13%
Richmond Hill/ South Ozone Park/Woodhaven	\$242	\$221	\$252	10%	-4%
Ridgewood/Glendale	\$412	\$254	\$327	63%	26%
Rockaways/Averne	\$317	\$221	\$176	44%	80%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$185		\$130		42%
Sunnyside/Woodside	\$414	\$430	\$316	-4%	31%





Real Estate Board of New York

## Cooperative Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$231</b>	<b>\$225</b>	<b>\$220</b>	<b>3%</b>	<b>5%</b>
Astoria	\$282	\$279	\$230	1%	22%
Bayside	\$246	\$236	\$222	4%	11%
Beechhurst/Whitestone	\$257	\$241	\$229	7%	12%
Breezy Point/Belle Harbor/ Rockaway Park	\$209	\$145		44%	
Briarwood/Jamaica Hills/ Hillcrest	\$169	\$177	\$163	-5%	4%
College Point					
Corona/East Elmhurst	\$137	\$166	\$174	-17%	-21%
Douglaston/Little Neck	\$200	\$191	\$184	5%	9%
Floral Park/Bellerose	\$357	\$330	\$305	8%	17%
Flushing	\$212	\$205	\$198	3%	7%
Fresh Meadows/ Oakland Gardens	\$190	\$192	\$187	-1%	2%
Howard Beach/Broadchannel	\$149	\$151	\$145	-2%	3%
Jackson Heights/Elmhurst	\$223	\$237	\$222	-6%	0%
Jamaica Estates/Holliswood	\$196	\$146	\$160	35%	23%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$115	\$127	\$126	-9%	-9%
Long Island City	\$508	\$502	\$418	1%	21%
Middle Village/Maspeth	\$222	\$163	\$174	36%	27%
Queens Village/Hollis	\$157	\$165	\$155	-5%	1%
Rego Park/Forest Hills/ Kew Gardens	\$255	\$235	\$239	8%	7%
Richmond Hill/ South Ozone Park/Woodhaven					
Ridgewood/Glendale	\$166	\$180	\$166	-8%	0%
Rockaways/Averne		\$140	\$170		
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$123	\$133	\$140	-7%	-12%
Sunnyside/Woodside	\$223	\$225	\$217	-1%	3%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$203</b>	<b>\$200</b>	<b>\$195</b>	<b>2%</b>	<b>4%</b>
Astoria	\$260	\$285	\$233	-9%	11%
Bayside	\$220	\$218	\$208	1%	6%
Beechhurst/Whitestone	\$225	\$209	\$214	8%	5%
Breezy Point/Belle Harbor/ Rockaway Park	\$206	\$145		42%	
Briarwood/Jamaica Hills/ Hillcrest	\$159	\$172	\$158	-8%	1%
College Point					
Corona/East Elmhurst	\$123	\$150	\$177	-18%	-31%
Douglaston/Little Neck	\$203	\$180	\$189	13%	7%
Floral Park/Bellerose	\$247	\$258	\$213	-4%	16%
Flushing	\$191	\$198	\$185	-4%	3%
Fresh Meadows/ Oakland Gardens	\$185	\$195	\$175	-5%	6%
Howard Beach/Broadchannel	\$148	\$140	\$133	6%	12%
Jackson Heights/Elmhurst	\$199	\$206	\$208	-3%	-4%
Jamaica Estates/Holliswood	\$210	\$130	\$150	62%	40%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$115	\$127	\$126	-9%	-9%
Long Island City	\$513	\$450	\$390	14%	32%
Middle Village/Maspeth	\$235	\$155	\$170	52%	39%
Queens Village/Hollis	\$157	\$155	\$151	1%	4%
Rego Park/Forest Hills/ Kew Gardens	\$228	\$217	\$222	5%	3%
Richmond Hill/ South Ozone Park/Woodhaven					
Ridgewood/Glendale	\$155	\$155	\$163	0%	-5%
Rockaways/Averne		\$140	\$170		
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$118	\$130	\$120	-10%	-2%
Sunnyside/Woodside	\$215	\$203	\$195	6%	10%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$313</b>	<b>\$308</b>	<b>\$295</b>	<b>2%</b>	<b>6%</b>
Astoria	\$430	\$418	\$378	3%	14%
Bayside	\$306	\$269	\$284	14%	8%
Beechhurst/Whitestone	\$345	\$283	\$307	22%	12%
Breezy Point/Belle Harbor/ Rockaway Park	\$282	\$181		56%	
Briarwood/Jamaica Hills/ Hillcrest	\$265	\$302	\$250	-12%	6%
College Point					
Corona/East Elmhurst	\$201	\$259	\$214	-22%	-6%
Douglaston/Little Neck	\$252	\$251	\$232	0%	9%
Floral Park/Bellerose	\$385	\$348	\$308	10%	25%
Flushing	\$285	\$274	\$262	4%	9%
Fresh Meadows/ Oakland Gardens	\$302	\$278	\$306	9%	-1%
Howard Beach/Broadchannel	\$164	\$203	\$178	-19%	-8%
Jackson Heights/Elmhurst	\$314	\$324	\$301	-3%	4%
Jamaica Estates/Holliswood	\$189	\$187	\$178	1%	6%
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$518	\$466	\$442	11%	17%
Middle Village/Maspeth	\$291	\$246	\$218	18%	34%
Queens Village/Hollis		\$350			
Rego Park/Forest Hills/ Kew Gardens	\$350	\$328	\$306	6%	14%
Richmond Hill/ South Ozone Park/Woodhaven					
Ridgewood/Glendale	\$235	\$245	\$224	-4%	5%
Rockaways/Averne		\$175	\$304		
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$191	\$361	\$829	-47%	-77%
Sunnyside/Woodside	\$365	\$354	\$327	3%	12%



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$294</b>	<b>\$290</b>	<b>\$285</b>	<b>2%</b>	<b>3%</b>
Astoria	\$415	\$457	\$366	-9%	13%
Bayside	\$281	\$248	\$277	13%	2%
Beechhurst/Whitestone	\$314	\$303	\$295	4%	6%
Breezy Point/Belle Harbor/ Rockaway Park	\$282	\$181		56%	
Briarwood/Jamaica Hills/ Hillcrest	\$229	\$300	\$216	-24%	6%
College Point					
Corona/East Elmhurst	\$200	\$236	\$192	-15%	4%
Douglaston/Little Neck	\$237	\$260	\$217	-9%	9%
Floral Park/Bellerose	\$371	\$348	\$293	7%	27%
Flushing	\$283	\$266	\$263	6%	8%
Fresh Meadows/ Oakland Gardens	\$299	\$273	\$295	9%	1%
Howard Beach/Broadchannel	\$172	\$200	\$174	-14%	-1%
Jackson Heights/Elmhurst	\$289	\$294	\$299	-2%	-3%
Jamaica Estates/Holliswood	\$195	\$209	\$178	-7%	10%
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City	\$518	\$466	\$450	11%	15%
Middle Village/Maspeth	\$294	\$246	\$212	20%	39%
Queens Village/Hollis		\$350			
Rego Park/Forest Hills/ Kew Gardens	\$327	\$313	\$294	4%	11%
Richmond Hill/ South Ozone Park/Woodhaven					
Ridgewood/Glendale	\$225	\$244	\$228	-8%	-1%
Rockaways/Averne		\$175	\$304		
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$193	\$217	\$193	-11%	0%
Sunnyside/Woodside	\$325	\$360	\$311	-10%	5%



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$530</b>	<b>\$558</b>	<b>\$502</b>	<b>-5%</b>	<b>6%</b>
Astoria	\$757	\$760	\$644	0%	18%
Bayside	\$830	\$773	\$691	7%	20%
Beexhurst/Whitestone	\$636	\$820	\$666	-22%	-5%
Breezy Point/Belle Harbor/ Rockaway Park	\$631	\$686	\$456	-8%	38%
Briarwood/Jamaica Hills/ Hillcrest	\$620	\$577	\$547	8%	13%
College Point	\$604	\$578	\$644	4%	-6%
Corona/East Elmhurst	\$577	\$548	\$516	5%	12%
Douglaston/Little Neck	\$804	\$821	\$772	-2%	4%
Floral Park/Bellerose	\$502	\$516	\$467	-3%	7%
Flushing	\$749	\$736	\$660	2%	13%
Fresh Meadows/ Oakland Gardens	\$818	\$715	\$661	14%	24%
Howard Beach/Broadchannel	\$503	\$492	\$467	2%	8%
Jackson Heights/Elmhurst	\$629	\$657	\$597	-4%	5%
Jamaica Estates/Holliswood	\$856	\$774	\$743	11%	15%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$347	\$359	\$345	-3%	0%
Long Island City	\$548	\$1,490	\$773	-63%	-29%
Middle Village/Maspeth	\$560	\$539	\$556	4%	1%
Queens Village/Hollis	\$395	\$368	\$333	7%	19%
Rego Park/Forest Hills/ Kew Gardens	\$808	\$978	\$824	-17%	-2%
Richmond Hill/ South Ozone Park/Woodhaven	\$414	\$422	\$376	-2%	10%
Ridgewood/Glendale	\$554	\$545	\$466	2%	19%
Rockaways/Averne	\$379	\$393	\$351	-4%	8%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$328	\$348	\$331	-6%	-1%
Sunnyside/Woodside	\$644	\$650	\$646	-1%	0%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Queens</b>	<b>\$480</b>	<b>\$506</b>	<b>\$475</b>	<b>-5%</b>	<b>1%</b>
Astoria	\$738	\$746	\$675	-1%	9%
Bayside	\$800	\$730	\$635	10%	26%
Beexhurst/Whitestone	\$600	\$710	\$603	-15%	0%
Breezy Point/Belle Harbor/ Rockaway Park	\$585	\$585	\$470	0%	24%
Briarwood/Jamaica Hills/ Hillcrest	\$585	\$550	\$531	6%	10%
College Point	\$625	\$540	\$640	16%	-2%
Corona/East Elmhurst	\$580	\$505	\$490	15%	18%
Douglaston/Little Neck	\$759	\$690	\$700	10%	8%
Floral Park/Bellerose	\$489	\$499	\$455	-2%	7%
Flushing	\$725	\$713	\$630	2%	15%
Fresh Meadows/ Oakland Gardens	\$768	\$687	\$650	12%	18%
Howard Beach/Broadchannel	\$520	\$530	\$530	-2%	-2%
Jackson Heights/Elmhurst	\$610	\$630	\$580	-3%	5%
Jamaica Estates/Holliswood	\$800	\$780	\$722	3%	11%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$350	\$360	\$345	-3%	2%
Long Island City	\$550	\$1,095	\$722	-50%	-24%
Middle Village/Maspeth	\$545	\$520	\$529	5%	3%
Queens Village/Hollis	\$400	\$378	\$340	6%	18%
Rego Park/Forest Hills/ Kew Gardens	\$705	\$895	\$720	-21%	-2%
Richmond Hill/ South Ozone Park/Woodhaven	\$408	\$415	\$362	-2%	12%
Ridgewood/Glendale	\$550	\$560	\$491	-2%	12%
Rockaways/Averne	\$325	\$360	\$260	-10%	25%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$319	\$314	\$332	2%	-4%
Sunnyside/Woodside	\$662	\$657	\$633	1%	5%

Note: sale price in thousands





Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$341</b>	<b>\$357</b>	<b>\$349</b>	<b>-5%</b>	<b>-2%</b>
Bathgate / Crotona Park /					
East Tremont	\$309	\$384	\$382	-19%	-19%
Baychester / Coop City	\$345	\$355	\$313	-3%	10%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$371	\$377	\$366	-2%	1%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$379	\$421	\$389	-10%	-3%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$332	\$293	\$308	13%	8%
Highbidge / Morris Heights /					
Mount Hope	\$338	\$366	\$393	-8%	-14%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$343	\$317	\$311	8%	10%
Melrose / Morrisania	\$269	\$310	\$330	-13%	-19%
Mott Haven / Port Morris /					
Hunts Point	\$317	\$290	\$371	9%	-15%
Parkchester /					
Westchester Square /					
Castle Hill / Soundview	\$324	\$340	\$321	-4%	1%
Pelham Parkway South /					
Morris Park / Van Nest	\$380	\$412	\$356	-8%	7%
Riverdale / Fieldston	\$329	\$360	\$359	-8%	-8%
Woodlawn / Williamsbridge	\$362	\$327	\$349	11%	4%

Note: sale price in thousands



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$330</b>	<b>\$351</b>	<b>\$347</b>	<b>-6%</b>	<b>-5%</b>
Bathgate / Crotona Park /					
East Tremont	\$297	\$380	\$376	-22%	-21%
Baychester / Coop City	\$337	\$355	\$302	-5%	12%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$365	\$396	\$366	-8%	0%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$378	\$403	\$382	-6%	-1%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$349	\$175	\$295	99%	18%
Highbidge / Morris Heights /					
Mount Hope	\$314	\$370	\$375	-15%	-16%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$321	\$248	\$278	29%	16%
Melrose / Morrisania	\$237	\$290	\$363	-18%	-35%
Mott Haven / Port Morris /					
Hunts Point	\$278	\$256	\$315	9%	-12%
Parkchester /					
Westchester Square /					
Castle Hill / Soundview	\$340	\$345	\$326	-1%	4%
Pelham Parkway South /					
Morris Park / Van Nest	\$370	\$440	\$365	-16%	1%
Riverdale / Fieldston	\$221	\$228	\$280	-3%	-21%
Woodlawn / Williamsbridge	\$367	\$340	\$352	8%	4%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$254</b>	<b>\$231</b>	<b>\$271</b>	<b>10%</b>	<b>-6%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$131	\$117	\$126	12%	4%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$172	\$158	\$172	9%	0%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$324	\$290	\$254	12%	28%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$131	\$139	\$140	-6%	-6%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$296	\$250	\$206	18%	44%
Melrose / Morrisania	\$180	\$174	\$307	4%	-41%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$140	\$154	\$205	-9%	-31%
Pelham Parkway South / Morris Park / Van Nest	\$161	\$137	\$120	17%	34%
Riverdale / Fieldston	\$297	\$265	\$316	12%	-6%
Woodlawn / Williamsbridge	\$175	\$129	\$121	36%	44%

Note: sale price in thousands



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$178</b>	<b>\$180</b>	<b>\$218</b>	<b>-1%</b>	<b>-18%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$130	\$117	\$126	11%	3%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$170	\$135	\$172	26%	-1%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$305	\$250	\$191	22%	60%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$131	\$140	\$136	-6%	-4%
Hightside / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$165	\$190	\$171	-13%	-4%
Melrose / Morrisania	\$178	\$147	\$336	21%	-47%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$131	\$145	\$173	-9%	-24%
Pelham Parkway South / Morris Park / Van Nest	\$152	\$137	\$120	10%	26%
Riverdale / Fieldston	\$208	\$201	\$246	3%	-16%
Woodlawn / Williamsbridge	\$175	\$123	\$125	43%	40%

Note: sale price in thousands



Real Estate Board of New York

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

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	\$271	\$270	\$284	1%	-4%
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$145	\$131		11%	
Bronxdale / Pelham Gardens / Pelham Parkway North	\$215	\$194	\$211	11%	2%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$300	\$275	\$318	9%	-6%
Fordham / Belmont/ Kingsbridge Heights / University Heights	\$145	\$148	\$150	-2%	-3%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$305	\$282	\$217	8%	40%
Melrose / Morrisania	\$187	\$245	\$274	-24%	-32%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$179	\$186	\$327	-4%	-45%
Pelham Parkway South / Morris Park / Van Nest	\$148	\$132	\$135	12%	10%
Riverdale / Fieldston	\$303	\$320	\$301	-5%	1%
Woodlawn / Williamsbridge	\$251	\$174	\$181	44%	38%



Real Estate Board of New York

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

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$233</b>	<b>\$240</b>	<b>\$253</b>	<b>-3%</b>	<b>-8%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$145	\$131		11%	
Bronxdale / Pelham Gardens / Pelham Parkway North	\$213	\$194	\$211	10%	1%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$323	\$324	\$305	0%	6%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$145	\$145	\$150	0%	-3%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$210	\$248	\$214	-16%	-2%
Melrose / Morrisania	\$172	\$214	\$211	-20%	-18%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$173	\$188	\$168	-8%	3%
Pelham Parkway South / Morris Park / Van Nest	\$137	\$132	\$135	4%	2%
Riverdale / Fieldston	\$276	\$289	\$286	-5%	-3%
Woodlawn / Williamsbridge	\$251	\$185	\$181	35%	38%





Real Estate Board of New York

## Condominium Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	\$322	\$258	\$368	25%	-12%
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$173	\$213	\$172	-19%	1%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$433	\$307	\$370	21%	17%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$122				
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$507	\$500	\$413	-17%	23%
Melrose / Morrisania	\$168	\$145			
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$142	\$154	\$205	33%	-30%
Pelham Parkway South / Morris Park / Van Nest					
Riverdale / Fieldston	\$600	\$324	\$872	169%	-31%
Woodlawn / Williamsbridge					

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$184</b>	<b>\$191</b>	<b>\$254</b>	<b>-4%</b>	<b>-27%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$170	\$213	\$172	-19%	-1%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$373	\$280	\$360	29%	3%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$122				
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$489	\$442	\$446	1%	10%
Melrose / Morrisania	\$178	\$145			
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$137	\$144	\$173	20%	-21%
Pelham Parkway South / Morris Park / Van Nest					
Riverdale / Fieldston	\$453	\$143	\$895	524%	-49%
Woodlawn / Williamsbridge					

Note: sale price in thousands



Real Estate Board of New York

## Condominium Sale Price Per Square Foot

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$292</b>	<b>\$248</b>	<b>\$343</b>	<b>17%</b>	<b>-15%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$198	\$194	\$211	9%	-6%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$361	\$275	\$314	14%	15%
Fordham / Belmont / Kingsbridge Heights / University Heights					
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$524	\$430	\$329	-23%	59%
Melrose / Morrisania	\$134	\$125			
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$179	\$186	\$327	75%	-45%
Pelham Parkway South / Morris Park / Van Nest					
Riverdale / Fieldston	\$434	\$285	\$471	65%	-8%
Woodlawn / Williamsbridge					



Real Estate Board of New York

## Condominium Sale Price Per Square Foot

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	\$214	\$196	\$245	9%	-13%
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City!					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$200	\$194	\$211	9%	-5%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$362	\$324	\$317	-2%	14%
Fordham / Belmont / Kingsbridge Heights / University Heights					
Hightside / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$477	\$432	\$329	-24%	45%
Melrose / Morrisania	\$135	\$125			
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$173	\$188	\$168	-11%	3%
Pelham Parkway South / Morris Park / Van Nest					
Riverdale / Fieldston	\$390	\$156	\$505	224%	-23%
Woodlawn / Williamsbridge					



Real Estate Board of New York

## New York City Residential Sales Report

## Cooperative Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$225</b>	<b>\$225</b>	<b>\$243</b>	<b>0%</b>	<b>-8%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$131	\$117	\$126	12%	4%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$171	\$130		31%	
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$162	\$210	\$167	-23%	-3%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$140	\$139	\$140	1%	0%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$156	\$175	\$162	-11%	-4%
Melrose / Morrisania	\$189	\$176	\$307	7%	-39%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$116	\$165		-30%	
Pelham Parkway South / Morris Park / Van Nest	\$161	\$137	\$120	17%	34%
Riverdale / Fieldston	\$253	\$262	\$264	-3%	-4%
Woodlawn / Williamsbridge	\$175	\$129	\$121	36%	44%

Note: sale price in thousands



Real Estate Board of New York

## New York City Residential Sales Report

## Cooperative Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
Bronx	\$177	\$177	\$205		-14%
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$130	\$117	\$126	11%	3%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$171	\$130		31%	
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$161	\$210	\$155	-23%	4%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$140	\$140	\$136	0%	3%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$145	\$154	\$149	-6%	-2%
Melrose / Morrisania	\$186	\$150	\$336	24%	-45%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$116	\$165		-30%	
Pelham Parkway South / Morris Park / Van Nest	\$152	\$137	\$120	10%	26%
Riverdale / Fieldston	\$190	\$201	\$234	-5%	-19%
Woodlawn / Williamsbridge	\$175	\$123	\$125	43%	40%

Note: sale price in thousands



Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$262</b>	<b>\$279</b>	<b>\$264</b>	<b>-6%</b>	<b>-1%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$145	\$131		11%	
Bronxdale / Pelham Gardens / Pelham Parkway North	\$240				
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$238		\$322		-26%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$145	\$148	\$150	-2%	-3%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$184	\$193	\$200	-5%	-8%
Melrose / Morrisania	\$229	\$265	\$274	-14%	-16%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview					
Pelham Parkway South / Morris Park / Van Nest	\$148	\$132	\$135	12%	10%
Riverdale / Fieldston	\$282	\$325	\$286	-13%	-1%
Woodlawn / Williamsbridge	\$251	\$174	\$181	44%	38%





Real Estate Board of New York

## Cooperative Sale Price Per Square Foot

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	\$242	\$254	\$253	-5%	-4%
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City	\$145	\$131		11%	
Bronxdale / Pelham Gardens / Pelham Parkway North	\$240				
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$237		\$293		-19%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$145	\$145	\$150	0%	-3%
Highbidge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$184	\$183	\$207	0%	-12%
Melrose / Morrisania	\$248	\$251	\$211	-1%	17%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview					
Pelham Parkway South / Morris Park / Van Nest	\$137	\$132	\$135	4%	2%
Riverdale / Fieldston	\$258	\$292	\$280	-12%	-8%
Woodlawn / Williamsbridge	\$251	\$185	\$181	35%	38%



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$379</b>	<b>\$404</b>	<b>\$376</b>	<b>-6%</b>	<b>1%</b>
Bathgate / Crotona Park /					
East Tremont	\$309	\$384	\$382	-19%	-19%
Baychester / Coop City	\$381	\$372	\$321	2%	19%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$393	\$393	\$374	0%	5%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$386	\$431	\$402	-11%	-4%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$357	\$427	\$350	-16%	2%
Highbidge / Morris Heights /					
Mount Hope	\$338	\$366	\$393	-8%	-14%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$378	\$365	\$472	4%	-20%
Melrose / Morrisania	\$319	\$376	\$345	-15%	-8%
Mott Haven / Port Morris /					
Hunts Point	\$317	\$290	\$371	9%	-15%
Parkchester /					
Westchester Square /					
Castle Hill / Soundview	\$385	\$374	\$349	3%	10%
Pelham Parkway South /					
Morris Park / Van Nest	\$416	\$432	\$376	-4%	11%
Riverdale / Fieldston	\$924	\$854	\$690	8%	34%
Woodlawn / Williamsbridge	\$365	\$345	\$359	6%	2%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Bronx</b>	<b>\$370</b>	<b>\$387</b>	<b>\$370</b>	<b>-4%</b>	<b>0%</b>
Bathgate / Crotona Park /					
East Tremont	\$297	\$380	\$376	-22%	-21%
Baychester / Coop City	\$377	\$365	\$313	3%	20%
Bronxdale / Pelham Gardens /					
Pelham Parkway North	\$380	\$400	\$381	-5%	0%
City Island / Pelham Bay /					
Pelham Strip / Country Club /					
Throgs Neck / Schuylerville	\$382	\$414	\$385	-8%	-1%
Fordham / Belmont /					
Kingsbridge Heights /					
University Heights	\$377	\$417	\$347	-10%	9%
Highbidge / Morris Heights /					
Mount Hope	\$314	\$370	\$375	-15%	-16%
Kingsbridge / Jerome Park /					
Bedford Park / Norwood	\$365	\$323	\$440	13%	-17%
Melrose / Morrisania	\$290	\$394	\$374	-26%	-23%
Mott Haven / Port Morris /					
Hunts Point	\$278	\$256	\$315	9%	-12%
Parkchester /					
Westchester Square /					
Castle Hill / Soundview	\$383	\$392	\$366	-2%	5%
Pelham Parkway South /					
Morris Park / Van Nest	\$385	\$445	\$371	-13%	4%
Riverdale / Fieldston	\$505	\$837	\$670	-40%	-25%
Woodlawn / Williamsbridge	\$367	\$345	\$353	6%	4%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Average				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Staten Island</b>	<b>\$420</b>	<b>\$429</b>	<b>\$434</b>	<b>-2%</b>	<b>-3%</b>
Annadale	\$630	\$584	\$537	8%	17%
Arden Heights	\$362	\$352	\$346	3%	5%
Arrochar	\$435	\$339	\$273	28%	59%
Arrochar-Shore Acres	\$272	\$668	\$385	-59%	-29%
Bloomfield					
Bulls Head	\$399	\$367	\$365	9%	9%
Castleton Corners	\$419	\$381	\$401	10%	4%
Clove Lakes	\$446	\$527	\$436	-15%	2%
Concord	\$224	\$299	\$263	-25%	-15%
Concord-Fox Hills	\$258	\$275	\$215	-6%	20%
Dongan Hills	\$401	\$452	\$449	-11%	-11%
Dongan Hills-Colony	\$637	\$483	\$564	32%	13%
Dongan Hills-Old Town			\$365		
Eltingville	\$434	\$452	\$424	-4%	2%
Emerson Hill	\$835	\$1,105	\$820	-24%	2%
Fresh Kills		\$630	\$629		
Grant City	\$555	\$404	\$454	37%	22%
Grasmere	\$455	\$450	\$470	1%	-3%
Great Kills	\$460	\$432	\$432	6%	6%
Great Kills-Bay Terrace	\$436	\$433	\$478	1%	-9%
Grymes Hill	\$348	\$326		7%	
Huguenot	\$662	\$608	\$569	9%	16%
La Tourette Park					
Livingston	\$395	\$386	\$348	2%	14%
Manor Heights	\$391	\$407	\$427	-4%	-8%
Mariners Harbor	\$254	\$258	\$253	-1%	1%
Midland Beach	\$354	\$305	\$438	16%	-19%
New Brighton	\$292	\$257	\$276	13%	6%
New Brighton-St. George					
New Dorp	\$426	\$427	\$433	0%	-2%
New Dorp-Beach	\$320	\$330	\$289	-3%	11%
New Dorp-Heights	\$499	\$504	\$579	-1%	-14%
New Springville	\$419	\$496	\$587	-15%	-29%
Oakwood	\$547	\$447	\$393	23%	39%
Oakwood-Beach	\$450	\$406	\$505	11%	-11%
Pleasant Plains	\$581	\$506	\$614	15%	-5%
Port Ivory	\$294	\$242	\$1,238	22%	-76%
Port Richmond	\$316	\$269	\$282	18%	12%
Princes Bay	\$609	\$715	\$609	-15%	0%

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				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
Richmondtown	\$594	\$620	\$613	-4%	-3%
Richmondtown-Lighths Hill	\$1,300	\$980	\$835	33%	56%
Rosebank	\$346	\$291	\$391	19%	-11%
Rossville	\$362	\$397	\$506	-9%	-28%
Rossville-Charleston	\$542	\$570	\$467	-5%	16%
Rossville-Port Mobil					
Rossville-Richmond Valley		\$508	\$642		
Silver Lake	\$301	\$492	\$391	-39%	-23%
South Beach	\$380	\$426	\$371	-11%	2%
Stapleton	\$234	\$253	\$309	-7%	-24%
Stapleton-Clifton	\$278		\$262		6%
Sunnyside	\$359	\$422	\$415	-15%	-13%
Todt Hill	\$705	\$1,080	\$1,032	-35%	-32%
Tompkinsville	\$331	\$343	\$345	-3%	-4%
Tottenville	\$535	\$575	\$558	-7%	-4%
Travis	\$291	\$384	\$357	-24%	-18%
West New Brighton	\$336	\$326	\$329	3%	2%
Westerleigh	\$406	\$416	\$425	-2%	-4%
Willowbrook	\$457	\$416	\$424	10%	8%
Willowbrook-Seaview					
Woodrow	\$418	\$521	\$510	-20%	-18%

Note: sale price in thousands



Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
<b>Staten Island</b>	<b>\$398</b>	<b>\$410</b>	<b>\$405</b>	<b>-3%</b>	<b>-2%</b>
Annadale	\$545	\$580	\$507	-6%	7%
Arden Heights	\$368	\$325	\$316	13%	16%
Arrochar	\$435	\$362	\$268	20%	63%
Arrochar-Shore Acres	\$272	\$668	\$385	-59%	-29%
Bloomfield					
Bulls Head	\$415	\$352	\$351	18%	18%
Castleton Corners	\$400	\$385	\$406	4%	-1%
Clove Lakes	\$450	\$525	\$393	-14%	15%
Concord	\$233	\$285	\$230	-18%	1%
Concord-Fox Hills	\$245	\$245	\$212	0%	16%
Dongan Hills	\$358	\$463	\$376	-23%	-5%
Dongan Hills-Colony	\$634	\$475	\$588	33%	8%
Dongan Hills-Old Town			\$365		
Eltingville	\$405	\$439	\$385	-8%	5%
Emerson Hill	\$835	\$1,105	\$820	-24%	2%
Fresh Kills		\$630	\$629		
Grant City	\$437	\$378	\$424	16%	3%
Grasmere	\$400	\$442	\$435	-9%	-8%
Great Kills	\$433	\$415	\$414	4%	5%
Great Kills-Bay Terrace	\$415	\$428	\$433	-3%	-4%
Grymes Hill	\$283	\$310		-9%	
Huguenot	\$650	\$620	\$556	5%	17%
La Tourette Park					
Livingston	\$395	\$350	\$348	13%	14%
Manor Heights	\$380	\$425	\$395	-11%	-4%
Mariners Harbor	\$254	\$252	\$270	1%	-6%
Midland Beach	\$333	\$300	\$389	11%	-14%
New Brighton	\$292	\$268	\$269	9%	9%
New Brighton-St. George					
New Dorp	\$426	\$445	\$420	-4%	1%
New Dorp-Beach	\$335	\$370	\$288	-10%	17%
New Dorp-Heights	\$443	\$448	\$530	-1%	-16%
New Springville	\$413	\$470	\$450	-12%	-8%
Oakwood	\$440	\$460	\$404	-4%	9%
Oakwood-Beach	\$434	\$410	\$505	6%	-14%
Pleasant Plains	\$605	\$445	\$616	36%	-2%
Port Ivory	\$283	\$240	\$1,238	18%	-77%
Port Richmond	\$305	\$254	\$245	20%	24%
Princes Bay	\$570	\$550	\$540	4%	6%

Note: sale price in thousands

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Real Estate Board of New York

## One - Three Family Dwelling Sale Price

	Median				
	2q14	1q14	2q13	Percent Change	
				1q14	2q13
Richmondtown	\$655	\$608	\$640	8%	2%
Richmondtown-Lighths Hill	\$1,300	\$980	\$835	33%	56%
Rosebank	\$338	\$285	\$398	18%	-15%
Rossville	\$335	\$422	\$466	-21%	-28%
Rossville-Charleston	\$542	\$575	\$483	-6%	12%
Rossville-Port Mobil					
Rossville-Richmond Valley		\$550	\$630		
Silver Lake	\$301	\$425	\$400	-29%	-25%
South Beach	\$347	\$415	\$343	-16%	1%
Stapleton	\$195	\$255	\$260	-23%	-25%
Stapleton-Clifton	\$305		\$271		13%
Sunnyside	\$360	\$413	\$403	-13%	-11%
Todt Hill	\$705	\$995	\$970	-29%	-27%
Tompkinsville	\$345	\$363	\$373	-5%	-7%
Tottenville	\$575	\$560	\$605	3%	-5%
Travis	\$287	\$395	\$347	-27%	-17%
West New Brighton	\$313	\$290	\$325	8%	-4%
Westerleigh	\$400	\$411	\$423	-3%	-5%
Willowbrook	\$413	\$408	\$406	1%	2%
Willowbrook-Seaview					
Woodrow	\$451	\$483	\$450	-6%	0%

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.
228 WEST 11 STREET	4/29/2014	\$19,280,000	WEST VILLAGE	B9	2	40	25
154 WAVERLY PLACE	6/6/2014	\$14,800,000	WEST VILLAGE	A9	4	61	22
120 EAST 71 STREET	4/4/2014	\$14,100,000	UPPER EAST SIDE	A4	5	60	16
226 EAST 49 STREET	4/24/2014	\$13,500,000	MIDTOWN EAST	A4	4	48	38
165 EAST 73 STREET	4/17/2014	\$13,400,000	UPPER EAST SIDE	B3	2	100	25
28 GROVE STREET	4/8/2014	\$12,250,000	WEST VILLAGE	A9	3	53	22
16 MORTON STREET	5/5/2014	\$10,995,000	WEST VILLAGE	B1	3	90	25
317 WEST 92 STREET	5/21/2014	\$9,798,000	UPPER WEST SIDE	C0	4	52	30
23 DOWNING STREET	4/30/2014	\$8,100,000	WEST VILLAGE	C0	3	30	18
13 SUTTON PLACE	5/29/2014	\$7,800,000	MIDTOWN EAST	A7	3	49	16
156 EAST 62 STREET	5/29/2014	\$7,400,000	UPPER EAST SIDE	A4	5	50	20
211 EAST 76 STREET	5/27/2014	\$6,725,000	UPPER EAST SIDE	A4	5	60	16
22 CHARLTON STREET	4/29/2014	\$6,250,000	SOHO	A5	3	36	18
308 EAST 30 STREET	6/23/2014	\$6,200,000	GRAMERCY/KIPS BAY	B1	3	51	21
48 WEST 88 STREET	4/15/2014	\$6,000,000	UPPER WEST SIDE	A5	4	73	20
245 EAST 48 STREET	6/10/2014	\$5,750,000	MIDTOWN EAST	A4	4	48	20
49 WEST 95 STREET	4/4/2014	\$5,665,275	UPPER WEST SIDE	A4	3	66	18
109 WEST 85 STREET	6/17/2014	\$5,200,000	UPPER WEST SIDE	C0	3	51	18
37 WEST 87 STREET	4/21/2014	\$4,325,000	UPPER WEST SIDE	B1	4	75	20
147 EAST 18 STREET	6/25/2014	\$4,100,000	GRAMERCY/KIPS BAY	C0	4	50	18
462 WEST 25 STREET	4/3/2014	\$4,000,000	CHELSEA/FLATIRON	A5	5	46	18
12 HENDERSON PLACE	5/8/2014	\$3,600,000	UPPER EAST SIDE	A4	3	36	17
208-10 EAST 18 STREET	5/15/2014	\$3,550,000	GRAMERCY/KIPS BAY	A5	3	59	23
360 WEST 118 STREET	5/1/2014	\$2,999,000	WEST HARLEM	B1	3	49	18
345 WEST 121 STREET	6/23/2014	\$2,950,000	WEST HARLEM	B3	3	58	16
420 CONVENT AVENUE	4/15/2014	\$2,825,000	WASHINGTON HEIGHTS	A4	3	75	19
63 EAST 90 STREET	4/4/2014	\$2,750,000	UPPER EAST SIDE	B3	4	60	18
13 WEST 122 STREET	4/16/2014	\$2,550,000	WEST HARLEM	C0	3	55	19
531 MANHATTAN AVENUE	6/3/2014	\$2,340,000	WEST HARLEM	B3	3	56	15
116 WEST 133 STREET	6/30/2014	\$2,325,000	WEST HARLEM	C0	3	40	20
465 WEST 141 STREET	4/14/2014	\$2,300,000	WEST HARLEM	A9	4	87	18
436 WEST 162 STREET	4/28/2014	\$2,210,000	WASHINGTON HEIGHTS	B1	3	52	19
165 WEST 126 STREET	6/10/2014	\$1,957,500	WEST HARLEM	B9	3	50	17
430 CONVENT AVENUE	5/22/2014	\$1,900,000	WASHINGTON HEIGHTS	A9	3	52	17
246 WEST 132 STREET	4/15/2014	\$1,880,000	WEST HARLEM	C0	4	54	18
399 MANHATTAN AVENUE	4/22/2014	\$1,515,000	WEST HARLEM	C0	3	40	18
216 EDGEcombe AVENUE	5/7/2014	\$1,510,000	WEST HARLEM	B2	0	0	0
241 WEST 132 STREET	5/2/2014	\$1,455,000	WEST HARLEM	C0	3	70	16
79 WEST 119 STREET	5/28/2014	\$1,400,000	WEST HARLEM	C0	3	66	18



# Real Estate Board of New York

## Manhattan Townhouse Sales Data

Address	Date	Price	Neighborhood	Building Class	Stories	Building Depth Ft.	Building Front Ft.
435 WEST 147 STREET	6/18/2014	\$1,400,000	WASHINGTON HEIGHTS	B1	4	55	12
348 EAST 116 STREET	4/23/2014	\$1,320,000	EAST HARLEM	C0	4	45	16
572 WEST 161 STREET	4/14/2014	\$1,300,000	WASHINGTON HEIGHTS	A9	3	50	16
112 EAST 101 STREET	5/27/2014	\$1,250,000	EAST HARLEM	A5	3	46	16
10 WEST 123 STREET	4/24/2014	\$1,163,607	WEST HARLEM	B1	3	50	16
554 WEST 162 STREET	5/5/2014	\$1,150,000	WASHINGTON HEIGHTS	C0	3	52	18
547 WEST 159 STREET	6/18/2014	\$999,999	WASHINGTON HEIGHTS	C0	3	52	14
537 WEST 141 STREET	4/7/2014	\$999,000	WEST HARLEM	C0	3	57	12
410 EAST 118 STREET	5/30/2014	\$910,000	EAST HARLEM	A4	2	43	15
16 WASHINGTON TERRACE	6/18/2014	\$875,000	WASHINGTON HEIGHTS	C0	3	62	17
154 WEST 132 STREET	6/10/2014	\$825,000	WEST HARLEM	B1	3	47	15
216 EAST 105 STREET	4/7/2014	\$762,000	EAST HARLEM	B3	3	46	16
552 WEST 161 STREET	5/28/2014	\$750,000	WASHINGTON HEIGHTS	B3	3	50	16