



**THE REAL ESTATE BOARD OF NEW YORK**

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NEW YORK CITY RESIDENTIAL SALES REPORT SECOND QUARTER 2015



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of New York.

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## Executive Summary

### Introduction

The New York City residential sales market posted higher average sales prices along with increased sales in the second quarter of 2015 compared to the second quarter of 2014.

The average sales price of a NYC home increased 12 percent to \$923,000 compared to last year's second quarter of \$826,000 driven by a large average price increase in Manhattan as well as substantial average price increases in the other boroughs.

NYC homes sales increased by 5 percent over last year's second quarter to reach a total of 11,262.

The Manhattan condo segment of the market again had the largest effect on the overall NYC home average sales price. The average price of a Manhattan condo increased 31 percent over last year's second quarter to \$2,353,000 with the number of sales increasing 2 percent. This large average price increase is again partly attributable to more closings at 157 West 57th Street where 6 sales over twenty million dollars were recorded during the quarter, including one over ninety million dollars.

The average Manhattan condo sales price in the quarter without the 157 West 57th sales was \$2,143,000, still a 19 percent increase over the second quarter of last year.

The home sales markets in Brooklyn and Queens also had sizable average price increases of 9 percent. The two boroughs sales volumes though were more reserved compared to Manhattan, with increases of 1 percent and 5 percent respectively over the second quarter of last year.

The total consideration for all residential sales in New York City during the second quarter of 2015 was \$10.4 billion, up 17 percent from the second quarter of last year.

Total consideration for Manhattan was \$5.96 billion for the second quarter of 2015, up 20 percent from the second quarter of last year. In Brooklyn, the total consideration of residential sales was \$2.16 billion, an increase of 10 percent compared to the second quarter of last year. The total consideration for Queens home sales was \$1.6 billion, an increase of 15 percent compared to the second quarter of last year.

Manhattan neighborhoods with the most home sales this quarter were; the Upper East Side (686 sales), the Upper West Side (584), Midtown West (274), Midtown East (264), Gramercy/Kips Bay (213), and Murray Hill (192).

Brooklyn home sales activity was focused in Bedford Stuyvesant (183), Bay Ridge / Fort Hamilton (137), Park Slope (129), Borough Park (128), Gravesend / Mapleton (125), and Sheepshead Bay (113).

Queens neighborhoods with the most home sales were; Rego Park/Forest Hills/Kew Gardens (378), Flushing (325), Jackson Heights/Elmhurst (286), Springfield Gardens/Jamaica/ South Jamaica/Baisley Park (275), Richmond Hill/ South Ozone Park/Woodhaven (268), Briarwood/Jamaica Hills/Hillcrest (173).

Bronx neighborhoods with most residential home sales this quarter were Riverdale/Fieldston (121), Parkchester/Westchester Square/ Castle Hill/Soundview (119), City Island/Pelham Bay/Pelham Strip/Country Club/Throgs Neck/Schuylerville (103), and Woodlawn/Williamsbridge (88).

### All Homes

The average sales price of a home in New York City during the second quarter of 2015 was \$923,000, a 12 percent increase from the second quarter of last year. The average sales price of a home in Manhattan increased 19 percent from last year's second quarter to \$1,767,000. When compared to the second quarter of 2014, average sales price in Brooklyn rose by 9 percent to \$778,000. The average sales price of a home in

Queens was \$469,000, up 9 percent from the second quarter of 2014. The Bronx, with an average sales price of \$364,000, increased 7 percent since the second quarter of last year.

### **All Apartments**

The average sales price of an apartment in New York City during the second quarter of 2015 was \$1,107,000, an increase of 13 percent year over year. The average sales price of an apartment in Manhattan this quarter was \$1,704,000, an increase of 18 percent since the second quarter of 2014. Brooklyn, with an average sales price of \$641,000, had a 7 percent increase since the second quarter of last year. The average sales price of an apartment in Queens during the second quarter of 2015 was \$310,000 a 9 percent increase over the year. The Bronx average sales price of \$252,000 down 1 percent from last year's second quarter.

### **Condominiums**

The average sales price of a condominium unit in New York City increased 19 percent in the second quarter of 2015 from the same quarter of last year to \$1,583,000. The average sales price of a condo in Manhattan during this quarter was \$2,353,000, a 31 percent increase over the year. The Brooklyn average sales price went up 1 percent to \$844,000 from the second quarter of 2014. The average price in Queens was \$498,000 this quarter, a 6 percent increase 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 2015 was \$793,000, up 3 percent from last year's second quarter average. When compared to the second quarter of 2014, the average sales price of a coop in Manhattan increased 4 percent to \$1,249,000. Brooklyn saw an increase in average sales price of 5 percent to \$435,000 since the second quarter of 2014 and the average sales price of a coop in Queens rose 8 percent to \$249,000. The average sales price of a coop unit in the Bronx increased 13 percent to \$254,000 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 2015 increased 9 percent from last year's second quarter average to \$691,000. The Brooklyn average sales price for a 1-3 family home was \$882,000, up 12 percent from the second quarter of 2014. The average sales price in Queens rose 9 percent to \$579,000 compared to last year's second quarter. The average sales price in the Bronx increased 9 percent to \$412,000 when compared to the second quarter of last year. The average sales price of a 1-3 family home in Staten Island was \$436,000 in the second quarter of 2015, an increase of 4 percent from the average price during the second quarter of last year.

### **Manhattan Neighborhoods**

The average sales price of a condominium on the Upper West Side during the second quarter of 2015 decreased 8 percent compared to the second quarter of last year to \$2,002,000. The number of sales of condos in Upper West Side decreased over the same period to 200 from 210, but was still had the most condo sales of any Manhattan neighborhood.

The average sales price of a coop unit on the Upper East Side during the second quarter of 2015 increased 9 percent compared to the second quarter of last year to \$1,716,000. The number of coop sales on the Upper East Side was the most of any Manhattan neighborhood but decreased from 538 to 505.

### **Brooklyn Neighborhoods**

The 84 condominium sales in Williamsburg were the most of any Brooklyn neighborhood during the second quarter of 2015 but were one less than in the second quarter of 2014. The second quarter average price of \$1,073,000 for a condominium in Williamsburg though was 6 percent less than the average in the second quarter of 2014.

The average sales price of a 1-3 family home in Bedford Stuyvesant during the second quarter of 2015 increased 25 percent compared to the second quarter of last year to \$937,000. The number of sales in Bedford Stuyvesant decreased from 184 to 143 but the neighborhood still had the most 1-3 family home sales in the borough.

### **Queens Neighborhoods**

The Flushing condominium market during the second quarter of 2015 had 97 condominium sales, an increase over the 81 in the second quarter of last year and the most of any Queens neighborhood. The average price of a condominium in Flushing was \$479,000; an 8 percent increase from the second quarter of 2014.

The number of sales of a 1-3 family home in Springfield Gardens/Jamaica/ South Jamaica/Baisley Park during the second quarter of 2015 increased to 266 from 242 in second quarter of last year and tied with Richmond Hill/ South Ozone Park/Woodhaven for the most 1-3 family home sales in a Queens neighborhood. The average sales price of a 1-3 family home in Springfield Gardens/Jamaica/ South Jamaica/Baisley Park increased 17 compared to the second quarter of last year to \$382,000.

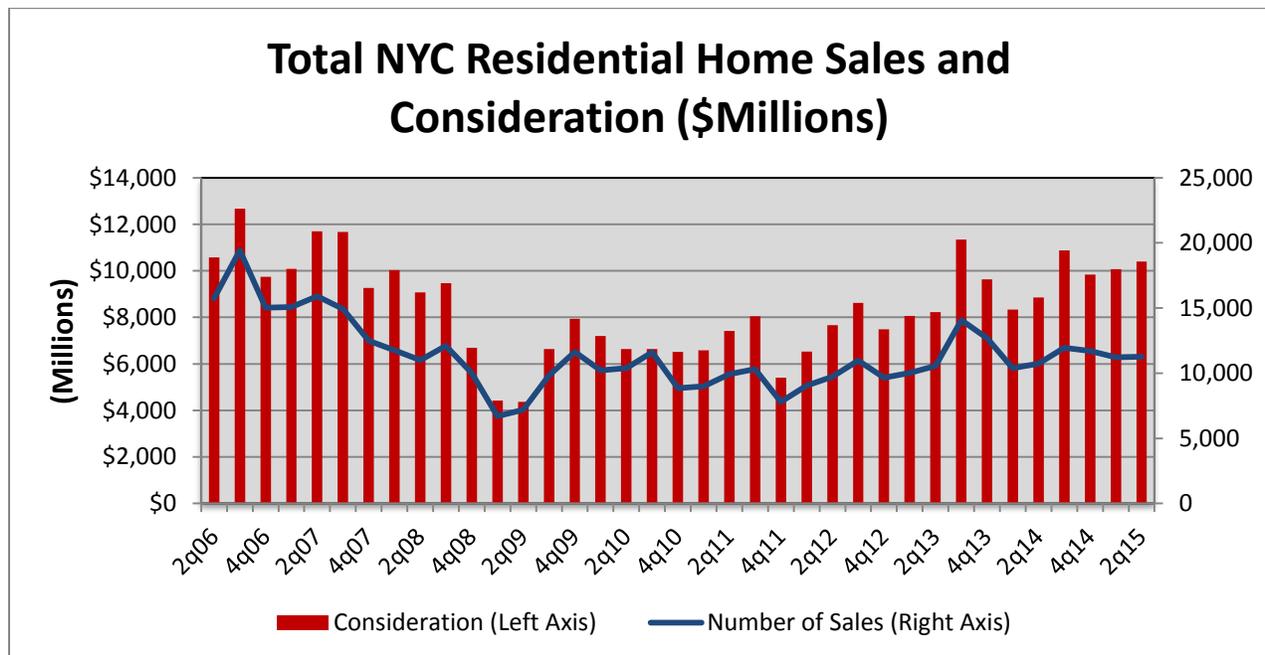
### **Bronx Neighborhoods**

City Island / Pelham Bay / Pelham Strip/ Country Club / Throgs Neck / Schuylerville had the most 1-3 family home sales in the Bronx with 94, an increase over the 77 sales in second quarter of 2014. The average price of a 1-3 family dwelling in the area was \$405,000, an increase of 5 percent compared to the second quarter of 2014.

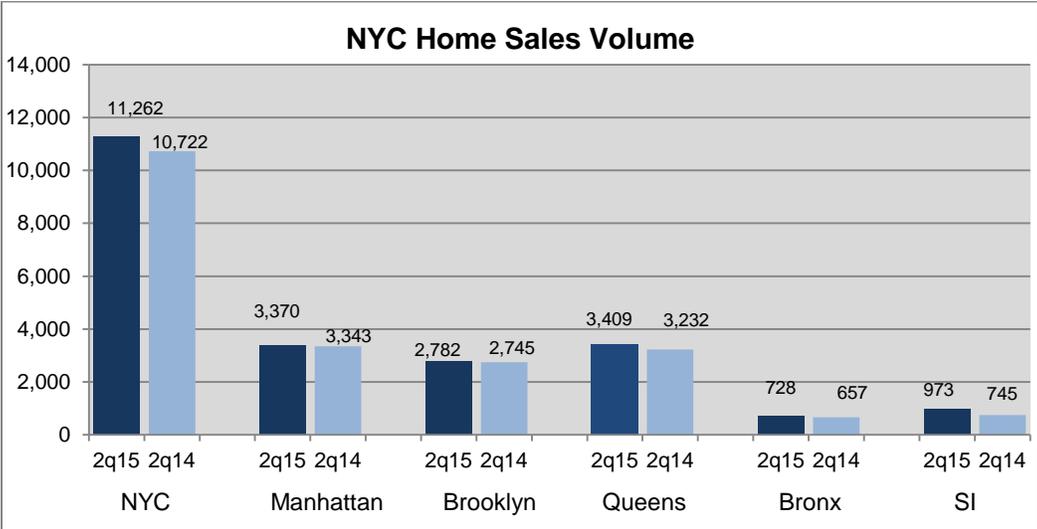
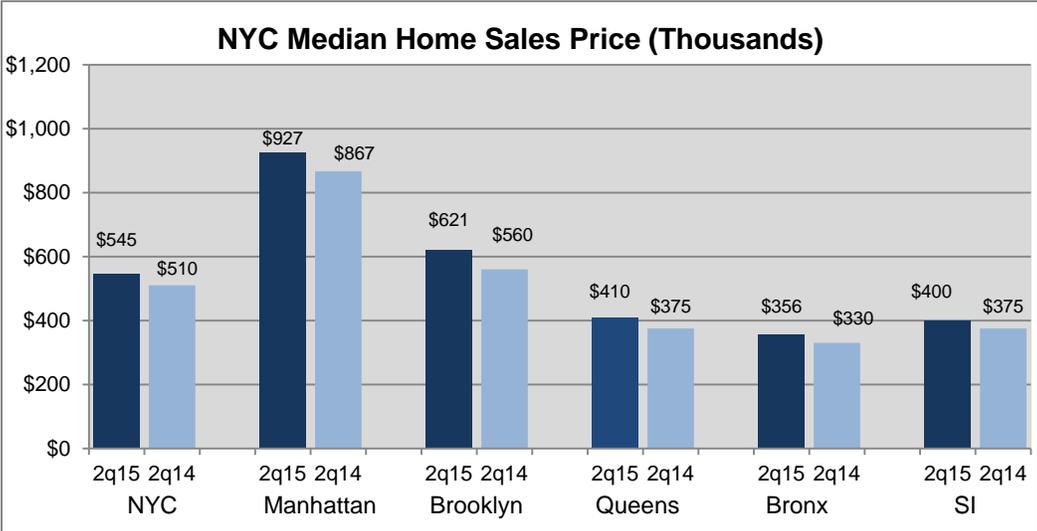
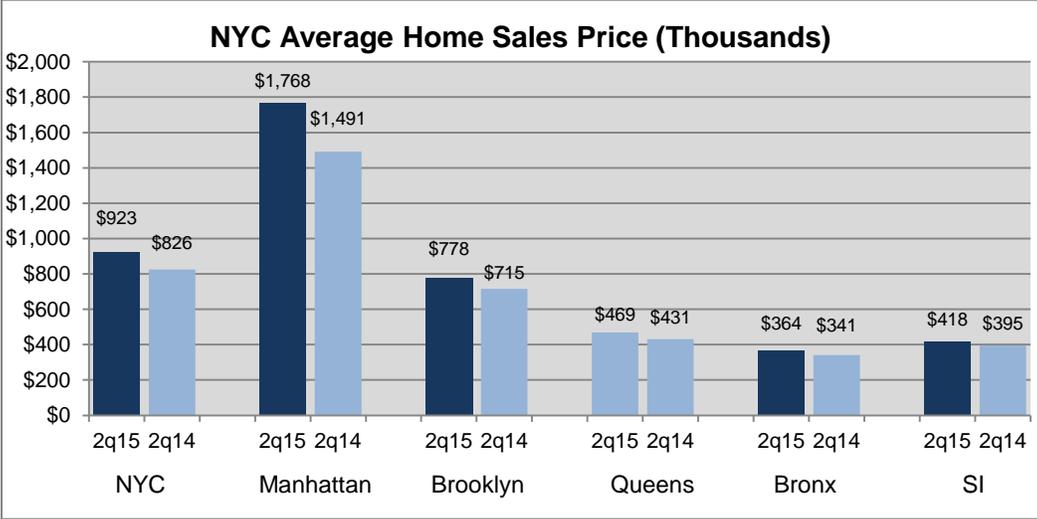
## TOTAL CONSIDERATION

Borough	Total Consideration for Residential Sales 2q15	Total Consideration for Residential Sales 1q15	Total Consideration for Residential Sales 2q14
Manhattan	\$5,959,074,806	\$5,539,304,902	\$4,984,377,623
Bronx	\$264,819,863	\$279,086,710	\$224,272,071
Brooklyn	\$2,164,170,939	\$2,188,392,324	\$1,963,145,575
Queens	\$1,600,060,860	\$1,684,879,298	\$1,392,512,819
Staten Island	\$406,806,723	\$374,808,868	\$294,126,919
NYC	\$10,394,933,190	\$10,066,472,103	\$8,858,435,007
Borough	Total Consideration Percentage Change From 1q15	Total Consideration Percentage Change From 2q14	
Manhattan	7.04%	19.56%	
Bronx	-5.39%	18.08%	
Brooklyn	-1.12%	10.24%	
Queens	-5.30%	14.90%	
Staten Island	7.87%	38.31%	
NYC	3.16%	17.35%	
Borough	Percentage of Total City Residential Consideration 1q15	Percentage of Total City Residential Consideration 4q14	Percentage of Total City Residential Consideration 1q14
Manhattan	57.33%	55.03%	56.27%
Bronx	2.55%	2.77%	2.53%
Brooklyn	20.82%	21.74%	22.16%
Queens	15.39%	16.74%	15.72%
Staten Island	3.91%	3.72%	3.32%

## TOTAL CONSIDERATION HISTORY



**SALES CHARTS**



## HOME SALE PRICE

(includes all condominium, cooperative units & 1 – 3 family dwellings)

<b>AVG PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$923</b>	<b>\$898</b>	<b>\$826</b>	<b>3%</b>	<b>12%</b>
Manhattan	\$1,768	\$1,783	\$1,491	-1%	19%
Bronx	\$364	\$381	\$341	-5%	7%
Brooklyn	\$778	\$752	\$715	3%	9%
Queens	\$469	\$471	\$431	0%	9%
Staten Island	\$418	\$424	\$395	-1%	6%
<b>MEDIAN PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$545</b>	<b>\$535</b>	<b>\$510</b>	<b>2%</b>	<b>7%</b>
Manhattan	\$927	\$950	\$867	-2%	7%
Bronx	\$356	\$360	\$330	-1%	8%
Brooklyn	\$621	\$600	\$560	4%	11%
Queens	\$410	\$410	\$375	0%	9%
Staten Island	\$400	\$405	\$375	-1%	7%
<b>AVG PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$651</b>	<b>\$651</b>	<b>\$646</b>	<b>0%</b>	<b>1%</b>
Manhattan	\$1,453	\$1,423	\$1,298	2%	12%
Bronx	\$237	\$233	\$225	2%	5%
Brooklyn	\$540	\$522	\$495	3%	9%
Queens	\$372	\$357	\$343	4%	8%
Staten Island	\$272	\$275	\$263	-1%	4%
<b>MEDIAN PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$413</b>	<b>\$381</b>	<b>\$416</b>	<b>8%</b>	<b>-1%</b>
Manhattan	\$1,292	\$1,156	\$1,152	12%	12%
Bronx	\$216	\$221	\$207	-3%	4%
Brooklyn	\$440	\$394	\$400	11%	10%
Queens	\$337	\$310	\$311	9%	9%
Staten Island	\$258	\$252	\$242	2%	7%
<b>SALES</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>11,262</b>	<b>11,216</b>	<b>10,722</b>	<b>0%</b>	<b>5%</b>
Manhattan	3,370	3,107	3,343	8%	1%
Bronx	728	732	657	-1%	11%
Brooklyn	2,782	2,911	2,745	-4%	1%
Queens	3,409	3,581	3,232	-5%	5%
Staten Island	973	885	745	10%	31%

**APARTMENT SALE PRICE** (includes all condominium & cooperative units)

<b>AVG PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$1,107</b>	<b>\$1,085</b>	<b>\$979</b>	<b>2%</b>	<b>13%</b>
Manhattan	\$1,704	\$1,687	\$1,441	1%	18%
Bronx	\$252	\$254	\$254	-1%	-1%
Brooklyn	\$641	\$625	\$601	3%	7%
Queens	\$310	\$293	\$285	6%	9%
Staten Island	\$324	\$233	\$219	39%	48%
<b>MEDIAN PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$581</b>	<b>\$555</b>	<b>\$550</b>	<b>5%</b>	<b>6%</b>
Manhattan	\$913	\$930	\$850	-2%	7%
Bronx	\$182	\$200	\$178	-9%	2%
Brooklyn	\$500	\$499	\$458	0%	9%
Queens	\$249	\$238	\$231	5%	8%
Staten Island	\$276	\$220	\$201	25%	38%
<b>AVG PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$1,028</b>	<b>\$992</b>	<b>\$947</b>	<b>4%</b>	<b>9%</b>
Manhattan	\$1,445	\$1,410	\$1,296	2%	11%
Bronx	\$243	\$282	\$271	-14%	-10%
Brooklyn	\$702	\$686	\$656	2%	7%
Queens	\$433	\$382	\$379	13%	14%
Staten Island	\$247	\$260	\$246	-5%	0%
<b>MEDIAN PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$899</b>	<b>\$863</b>	<b>\$854</b>	<b>4%</b>	<b>5%</b>
Manhattan	\$1,291	\$1,224	\$1,155	5%	12%
Bronx	\$211	\$259	\$233	-18%	-9%
Brooklyn	\$638	\$640	\$598	0%	7%
Queens	\$397	\$343	\$333	16%	19%
Staten Island	\$233	\$242	\$235	-4%	-1%
<b>SALES</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>6,282</b>	<b>5,837</b>	<b>5,951</b>	<b>8%</b>	<b>6%</b>
Manhattan	3,315	3,059	3,291	8%	1%
Bronx	220	170	196	29%	12%
Brooklyn	1,198	1,109	1,058	8%	13%
Queens	1,392	1,394	1,314	0%	6%
Staten Island	157	105	92	50%	71%

## CONDOMINIUM SALE PRICE

<b>AVG PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$1,583</b>	<b>\$1,617</b>	<b>\$1,327</b>	<b>-2%</b>	<b>19%</b>
Manhattan	\$2,353	\$2,344	\$1,796	0%	31%
Bronx	\$245	\$270	\$322	-9%	-24%
Brooklyn	\$844	\$824	\$836	2%	1%
Queens	\$498	\$468	\$468	6%	6%
Staten Island	\$357	\$250	\$235	43%	52%
<b>MEDIAN PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$867</b>	<b>\$905</b>	<b>\$855</b>	<b>-4%</b>	<b>1%</b>
Manhattan	\$1,279	\$1,392	\$1,225	-8%	4%
Bronx	\$140	\$186	\$184	-25%	-24%
Brooklyn	\$700	\$727	\$692	-4%	1%
Queens	\$450	\$410	\$403	10%	12%
Staten Island	\$300	\$232	\$225	29%	33%
<b>AVG PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$1,195</b>	<b>\$1,231</b>	<b>\$1,137</b>	<b>-3%</b>	<b>5%</b>
Manhattan	\$1,626	\$1,632	\$1,469	0%	11%
Bronx	\$216	\$274	\$292	-21%	-26%
Brooklyn	\$801	\$800	\$775	0%	3%
Queens	\$567	\$536	\$534	6%	6%
Staten Island	\$247	\$271	\$252	-9%	-2%
<b>MEDIAN PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$1,106</b>	<b>\$1,135</b>	<b>\$1,073</b>	<b>-3%</b>	<b>3%</b>
Manhattan	\$1,461	\$1,440	\$1,348	1%	8%
Bronx	\$178	\$208	\$214	-14%	-17%
Brooklyn	\$794	\$808	\$809	-2%	-2%
Queens	\$533	\$499	\$494	7%	8%
Staten Island	\$234	\$247	\$246	-5%	-5%
<b>SALES</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>2,498</b>	<b>2,242</b>	<b>2,239</b>	<b>11%</b>	<b>12%</b>
Manhattan	1,366	1,284	1,338	6%	2%
Bronx	53	42	59	26%	-10%
Brooklyn	603	540	467	12%	29%
Queens	343	295	302	16%	14%
Staten Island	133	81	73	64%	82%

## COOPERATIVE SALE PRICE

<b>AVG PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$793</b>	<b>\$753</b>	<b>\$768</b>	<b>5%</b>	<b>3%</b>
Manhattan	\$1,249	\$1,211	\$1,198	3%	4%
Bronx	\$254	\$248	\$225	2%	13%
Brooklyn	\$435	\$436	\$414	0%	5%
Queens	\$249	\$247	\$231	1%	8%
Staten Island	\$140	\$176	\$159	-21%	-12%
<b>MEDIAN PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$425</b>	<b>\$390</b>	<b>\$410</b>	<b>9%</b>	<b>4%</b>
Manhattan	\$723	\$695	\$675	4%	7%
Bronx	\$195	\$201	\$177	-3%	10%
Brooklyn	\$325	\$295	\$310	10%	5%
Queens	\$218	\$218	\$203	0%	7%
Staten Island	\$135	\$148	\$140	-8%	-4%
<b>AVG PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$801</b>	<b>\$802</b>	<b>\$798</b>	<b>0%</b>	<b>0%</b>
Manhattan	\$1,179	\$1,201	\$1,144	-2%	3%
Bronx	\$262	\$285	\$262	-8%	0%
Brooklyn	\$509	\$566	\$539	-10%	-6%
Queens	\$334	\$326	\$313	2%	7%
Staten Island	\$243	\$225	\$213	8%	14%
<b>MEDIAN PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$659</b>	<b>\$676</b>	<b>\$713</b>	<b>-3%</b>	<b>-8%</b>
Manhattan	\$1,043	\$1,047	\$994	0%	5%
Bronx	\$244	\$272	\$242	-11%	1%
Brooklyn	\$390	\$434	\$433	-10%	-10%
Queens	\$319	\$310	\$294	3%	8%
Staten Island	\$214	\$213	\$209	1%	3%
<b>SALES</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>3,784</b>	<b>3,595</b>	<b>3,712</b>	<b>5%</b>	<b>2%</b>
Manhattan	1,949	1,775	1,953	10%	0%
Bronx	167	128	137	30%	22%
Brooklyn	595	569	591	5%	1%
Queens	1,049	1,099	1,012	-5%	4%
Staten Island	24	24	19	0%	26%

## ONE – THREE FAMILY DWELLING SALE PRICE

<b>AVG PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$691</b>	<b>\$695</b>	<b>\$636</b>	<b>-1%</b>	<b>9%</b>
Manhattan	\$5,652	\$7,887	\$4,642	-28%	22%
Bronx	\$412	\$420	\$379	-2%	9%
Brooklyn	\$882	\$830	\$787	6%	12%
Queens	\$579	\$583	\$530	-1%	9%
Staten Island	\$436	\$449	\$420	-3%	4%
<b>MEDIAN PRICE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$519</b>	<b>\$525</b>	<b>\$480</b>	<b>-1%</b>	<b>8%</b>
Manhattan	\$4,500	\$6,360	\$2,788	-29%	61%
Bronx	\$410	\$391	\$370	5%	11%
Brooklyn	\$700	\$665	\$610	5%	15%
Queens	\$535	\$549	\$480	-3%	11%
Staten Island	\$415	\$425	\$398	-2%	4%
<b>AVG PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$379</b>	<b>\$371</b>	<b>\$349</b>	<b>2%</b>	<b>8%</b>
Manhattan	\$1,745	\$2,051	\$1,379	-15%	26%
Bronx	\$235	\$221	\$210	6%	12%
Brooklyn	\$464	\$444	\$415	5%	12%
Queens	\$352	\$346	\$326	2%	8%
Staten Island	\$275	\$276	\$265	0%	4%
<b>MEDIAN PPSF</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>\$313</b>	<b>\$308</b>	<b>\$295</b>	<b>2%</b>	<b>6%</b>
Manhattan	\$1,600	\$1,761	\$863	-9%	85%
Bronx	\$216	\$210	\$196	3%	10%
Brooklyn	\$391	\$380	\$356	3%	10%
Queens	\$322	\$317	\$300	2%	7%
Staten Island	\$261	\$264	\$243	-1%	7%
<b>SALES</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Change From</b>	
				<b>1q15</b>	<b>2q14</b>
<b>New York City</b>	<b>4,980</b>	<b>5,379</b>	<b>4,771</b>	<b>-7%</b>	<b>4%</b>
Manhattan	55	48	52	15%	6%
Bronx	508	562	461	-10%	10%
Brooklyn	1,584	1,802	1,687	-12%	-6%
Queens	2,017	2,187	1,918	-8%	5%
Staten Island	816	780	653	5%	25%

## APARTMENT SALE PRICE (includes all condominium & cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,704</b>	<b>\$1,687</b>	<b>\$1,441</b>	<b>1%</b>	<b>18%</b>
Battery Park City	\$1,321	\$1,448	\$1,566	-9%	-16%
Chelsea/Flatiron	\$1,764	\$1,699	\$1,450	4%	22%
East Harlem	\$635	\$640	\$612	-1%	4%
East Village	\$1,514	\$1,232	\$1,038	23%	46%
Financial/Seaport	\$1,231	\$1,226	\$1,107	0%	11%
Gramercy/Kips Bay	\$1,632	\$1,523	\$1,241	7%	32%
Greenwich Village	\$1,523	\$1,437	\$1,387	6%	10%
Inwood	\$406	\$374	\$317	9%	28%
Lower East Side	\$1,385	\$883	\$863	57%	60%
Midtown East	\$1,481	\$1,324	\$1,156	12%	28%
Midtown West	\$2,820	\$3,235	\$1,784	-13%	58%
Morningside Heights	\$622	\$815	\$518	-24%	20%
Murray Hill	\$1,033	\$751	\$726	38%	42%
Roosevelt Island	\$656	\$845	\$920	-22%	-29%
SoHo	\$4,146	\$2,947	\$4,293	41%	-3%
TriBeCa	\$3,345	\$4,115	\$3,318	-19%	1%
Upper East Side	\$2,077	\$1,915	\$1,650	8%	26%
Upper West Side	\$1,585	\$1,637	\$1,714	-3%	-8%
Washington Heights	\$523	\$490	\$484	7%	8%
West Harlem	\$834	\$951	\$663	-12%	26%
West Village	\$1,365	\$1,423	\$1,419	-4%	-4%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$913</b>	<b>\$930</b>	<b>\$850</b>	<b>-2%</b>	<b>7%</b>
Battery Park City	\$882	\$872	\$1,075	1%	-18%
Chelsea/Flatiron	\$1,235	\$1,186	\$1,025	4%	21%
East Harlem	\$577	\$520	\$549	11%	5%
East Village	\$1,032	\$850	\$750	21%	38%
Financial/Seaport	\$1,095	\$1,140	\$975	-4%	12%
Gramercy/Kips Bay	\$848	\$1,066	\$751	-20%	13%
Greenwich Village	\$1,130	\$1,150	\$1,058	-2%	7%
Inwood	\$335	\$350	\$293	-4%	15%
Lower East Side	\$723	\$650	\$598	11%	21%
Midtown East	\$870	\$880	\$775	-1%	12%
Midtown West	\$1,056	\$1,300	\$950	-19%	11%
Morningside Heights	\$485	\$645	\$484	-25%	0%
Murray Hill	\$825	\$618	\$610	33%	35%
Roosevelt Island	\$670	\$660	\$818	2%	-18%
SoHo	\$2,932	\$2,148	\$2,975	37%	-1%
TriBeCa	\$2,818	\$3,050	\$2,688	-8%	5%
Upper East Side	\$945	\$900	\$830	5%	14%
Upper West Side	\$1,030	\$948	\$1,050	9%	-2%
Washington Heights	\$496	\$448	\$452	11%	10%
West Harlem	\$728	\$840	\$578	-13%	26%
West Village	\$927	\$993	\$970	-7%	-4%

Note: Sale price in thousands

## APARTMENT SALE PRICE PER SQUARE FOOT

(includes all condominium & cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,445</b>	<b>\$1,410</b>	<b>\$1,296</b>	<b>2%</b>	<b>11%</b>
Battery Park City	\$1,192	\$1,291	\$1,301	-8%	-8%
Chelsea/Flatiron	\$1,612	\$1,550	\$1,517	4%	6%
East Harlem	\$813	\$743	\$651	10%	25%
East Village	\$1,569	\$1,413	\$1,265	11%	24%
Financial/Seaport	\$1,247	\$1,262	\$1,168	-1%	7%
Gramercy/Kips Bay	\$1,597	\$1,449	\$1,305	10%	22%
Greenwich Village	\$1,626	\$1,535	\$1,419	6%	15%
Inwood	\$504	\$604	\$401	-17%	26%
Lower East Side	\$1,416	\$1,063	\$995	33%	42%
Midtown East	\$1,327	\$1,401	\$1,108	-5%	20%
Midtown West	\$1,915	\$1,905	\$1,665	1%	15%
Morningside Heights	\$861	\$788	\$710	9%	21%
Murray Hill	\$1,275	\$1,083	\$1,032	18%	24%
Roosevelt Island	\$948	\$907	\$900	5%	5%
SoHo	\$1,837	\$2,015	\$2,287	-9%	-20%
TriBeCa	\$1,850	\$1,956	\$1,718	-5%	8%
Upper East Side	\$1,420	\$1,330	\$1,238	7%	15%
Upper West Side	\$1,485	\$1,429	\$1,435	4%	3%
Washington Heights	\$654	\$646	\$560	1%	17%
West Harlem	\$853	\$965	\$727	-12%	17%
West Village	\$1,819	\$1,877	\$1,615	-3%	13%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,291</b>	<b>\$1,224</b>	<b>\$1,155</b>	<b>5%</b>	<b>12%</b>
Battery Park City	\$1,128	\$1,093	\$1,198	3%	-6%
Chelsea/Flatiron	\$1,596	\$1,469	\$1,414	9%	13%
East Harlem	\$781	\$685	\$612	14%	28%
East Village	\$1,448	\$1,266	\$1,250	14%	16%
Financial/Seaport	\$1,257	\$1,242	\$1,123	1%	12%
Gramercy/Kips Bay	\$1,423	\$1,347	\$1,159	6%	23%
Greenwich Village	\$1,542	\$1,402	\$1,270	10%	21%
Inwood	\$446	\$554	\$404	-20%	10%
Lower East Side	\$1,319	\$801	\$794	65%	66%
Midtown East	\$1,155	\$1,141	\$994	1%	16%
Midtown West	\$1,503	\$1,545	\$1,363	-3%	10%
Morningside Heights	\$812	\$788	\$769	3%	6%
Murray Hill	\$1,206	\$1,075	\$996	12%	21%
Roosevelt Island	\$948	\$907	\$893	5%	6%
SoHo	\$1,779	\$1,640	\$1,753	8%	1%
TriBeCa	\$1,885	\$1,763	\$1,677	7%	12%
Upper East Side	\$1,219	\$1,083	\$1,081	13%	13%
Upper West Side	\$1,329	\$1,253	\$1,250	6%	6%
Washington Heights	\$629	\$634	\$562	-1%	12%
West Harlem	\$850	\$872	\$744	-3%	14%
West Village	\$1,748	\$1,655	\$1,437	6%	22%

## CONDOMINIUM SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$2,353</b>	<b>\$2,344</b>	<b>\$1,796</b>	<b>0%</b>	<b>31%</b>
Battery Park City	\$1,321	\$1,448	\$1,566	-9%	-16%
Chelsea/Flatiron	\$2,654	\$2,257	\$2,049	18%	30%
East Harlem	\$720	\$690	\$632	4%	14%
East Village	\$2,037	\$1,755	\$1,543	16%	32%
Financial/Seaport	\$1,247	\$1,256	\$1,056	-1%	18%
Gramercy/Kips Bay	\$2,787	\$2,116	\$2,009	32%	39%
Greenwich Village	\$2,348	\$2,138	\$1,564	10%	50%
Inwood	\$385	\$345	\$255	12%	51%
Lower East Side	\$2,798	\$1,634	\$1,535	71%	82%
Midtown East	\$2,480	\$1,773	\$1,765	40%	41%
Midtown West	\$3,532	\$4,077	\$1,993	-13%	77%
Morningside Heights	\$715		\$1,300		-45%
Murray Hill	\$1,432	\$1,159	\$1,115	23%	28%
Roosevelt Island	\$785	\$848	\$920	-7%	-15%
SoHo	\$4,875	\$3,267	\$4,524	49%	8%
TriBeCa	\$3,499	\$4,383	\$3,462	-20%	1%
Upper East Side	\$3,139	\$2,593	\$1,883	21%	67%
Upper West Side	\$2,002	\$2,299	\$2,174	-13%	-8%
Washington Heights	\$662	\$613	\$524	8%	26%
West Harlem	\$931	\$1,097	\$767	-15%	21%
West Village	\$2,218	\$2,287	\$1,986	-3%	12%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,279</b>	<b>\$1,392</b>	<b>\$1,225</b>	<b>-8%</b>	<b>4%</b>
Battery Park City	\$882	\$872	\$1,075	1%	-18%
Chelsea/Flatiron	\$2,250	\$1,623	\$1,800	39%	25%
East Harlem	\$690	\$530	\$652	30%	6%
East Village	\$1,795	\$1,693	\$1,232	6%	46%
Financial/Seaport	\$1,102	\$1,150	\$975	-4%	13%
Gramercy/Kips Bay	\$1,650	\$1,705	\$1,448	-3%	14%
Greenwich Village	\$1,950	\$1,538	\$1,396	27%	40%
Inwood	\$410	\$345	\$241	19%	70%
Lower East Side	\$1,253	\$1,350	\$1,450	-7%	-14%
Midtown East	\$1,400	\$983	\$1,438	42%	-3%
Midtown West	\$1,233	\$1,550	\$1,170	-20%	5%
Morningside Heights	\$715	\$123	\$1,300	480%	-45%
Murray Hill	\$1,207	\$1,030	\$943	17%	28%
Roosevelt Island	\$670	\$848	\$818	-21%	-18%
SoHo	\$4,975	\$2,450	\$3,295	103%	51%
TriBeCa	\$3,172	\$3,106	\$2,800	2%	13%
Upper East Side	\$1,506	\$1,660	\$1,373	-9%	10%
Upper West Side	\$1,338	\$1,260	\$1,318	6%	2%
Washington Heights	\$631	\$572	\$454	10%	39%
West Harlem	\$785	\$1,025	\$741	-23%	6%
West Village	\$1,706	\$1,825	\$1,755	-7%	-3%

Note: Sale price in thousands

## CONDOMINIUM SALE PRICE PER SQUARE FOOT

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,626</b>	<b>\$1,632</b>	<b>\$1,469</b>	<b>0%</b>	<b>11%</b>
Battery Park City	\$1,192	\$1,291	\$1,301	-8%	-8%
Chelsea/Flatiron	\$1,856	\$1,716	\$1,735	8%	7%
East Harlem	\$813	\$743	\$651	10%	25%
East Village	\$1,464	\$1,645	\$1,404	-11%	4%
Financial/Seaport	\$1,257	\$1,276	\$1,176	-1%	7%
Gramercy/Kips Bay	\$1,968	\$1,775	\$1,673	11%	18%
Greenwich Village	\$2,050	\$1,599	\$1,882	28%	9%
Inwood	\$489	\$520	\$273	-6%	79%
Lower East Side	\$1,619	\$1,595	\$1,274	1%	27%
Midtown East	\$1,636	\$1,648	\$1,451	-1%	13%
Midtown West	\$2,075	\$2,118	\$1,740	-2%	19%
Morningside Heights		\$196	\$863		
Murray Hill	\$1,472	\$1,250	\$1,215	18%	21%
Roosevelt Island	\$948	\$907	\$900	5%	5%
SoHo	\$2,019	\$2,364	\$2,314	-15%	-13%
TriBeCa	\$1,855	\$2,026	\$1,715	-8%	8%
Upper East Side	\$1,694	\$1,641	\$1,449	3%	17%
Upper West Side	\$1,670	\$1,613	\$1,595	4%	5%
Washington Heights	\$706	\$658	\$517	7%	37%
West Harlem	\$871	\$994	\$716	-12%	22%
West Village	\$2,196	\$2,277	\$2,033	-4%	8%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,461</b>	<b>\$1,440</b>	<b>\$1,348</b>	<b>1%</b>	<b>8%</b>
Battery Park City	\$1,192	\$1,291	\$1,301	-8%	-8%
Chelsea/Flatiron	\$1,783	\$1,646	\$1,644	8%	8%
East Harlem	\$781	\$685	\$612	14%	28%
East Village	\$1,437	\$1,571	\$1,360	-9%	6%
Financial/Seaport	\$1,257	\$1,276	\$1,176	-1%	7%
Gramercy/Kips Bay	\$1,783	\$1,759	\$1,667	1%	7%
Greenwich Village	\$1,796	\$1,676	\$1,752	7%	2%
Inwood	\$442	\$520	\$278	-15%	59%
Lower East Side	\$1,522	\$1,489	\$1,342	2%	13%
Midtown East	\$1,347	\$1,366	\$1,429	-1%	-6%
Midtown West	\$1,541	\$1,675	\$1,433	-8%	7%
Morningside Heights		\$196	\$863		
Murray Hill	\$1,359	\$1,215	\$1,131	12%	20%
Roosevelt Island	\$948	\$907	\$893	5%	6%
SoHo	\$1,867	\$1,818	\$1,873	3%	0%
TriBeCa	\$1,901	\$1,887	\$1,697	1%	12%
Upper East Side	\$1,435	\$1,462	\$1,334	-2%	8%
Upper West Side	\$1,517	\$1,386	\$1,411	9%	7%
Washington Heights	\$659	\$637	\$529	3%	25%
West Harlem	\$857	\$912	\$744	-6%	15%
West Village	\$2,232	\$2,109	\$1,963	6%	14%

## COOPERATIVE SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,249</b>	<b>\$1,211</b>	<b>\$1,198</b>	<b>3%</b>	<b>4%</b>
Battery Park City					
Chelsea/Flatiron	\$1,097	\$1,092	\$894	0%	23%
East Harlem	\$498	\$559	\$584	-11%	-15%
East Village	\$1,273	\$874	\$713	46%	79%
Financial/Seaport	\$952	\$670	\$2,208	42%	-57%
Gramercy/Kips Bay	\$888	\$995	\$725	-11%	23%
Greenwich Village	\$1,422	\$1,319	\$1,368	8%	4%
Inwood	\$409	\$377	\$329	9%	25%
Lower East Side	\$786	\$675	\$648	16%	21%
Midtown East	\$871	\$1,109	\$891	-21%	-2%
Midtown West	\$1,208	\$949	\$1,410	27%	-14%
Morningside Heights	\$618	\$845	\$486	-27%	27%
Murray Hill	\$670	\$557	\$558	20%	20%
Roosevelt Island	\$559	\$844		-34%	
SoHo	\$3,353	\$2,526	\$3,988	33%	-16%
TriBeCa	\$2,436	\$2,389	\$2,494	2%	-2%
Upper East Side	\$1,716	\$1,694	\$1,576	1%	9%
Upper West Side	\$1,366	\$1,320	\$1,447	4%	-6%
Washington Heights	\$438	\$457	\$468	-4%	-6%
West Harlem	\$462	\$352	\$342	31%	35%
West Village	\$1,100	\$1,054	\$1,123	4%	-2%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$723</b>	<b>\$695</b>	<b>\$675</b>	<b>4%</b>	<b>7%</b>
Battery Park City					
Chelsea/Flatiron	\$797	\$810	\$700	-2%	14%
East Harlem	\$244	\$376	\$499	-35%	-51%
East Village	\$770	\$660	\$620	17%	24%
Financial/Seaport	\$536	\$699	\$625	-23%	-14%
Gramercy/Kips Bay	\$625	\$675	\$590	-7%	6%
Greenwich Village	\$973	\$1,061	\$978	-8%	-1%
Inwood	\$328	\$350	\$293	-6%	12%
Lower East Side	\$675	\$575	\$535	17%	26%
Midtown East	\$678	\$819	\$660	-17%	3%
Midtown West	\$671	\$596	\$715	13%	-6%
Morningside Heights	\$483	\$660	\$467	-27%	4%
Murray Hill	\$518	\$480	\$493	8%	5%
Roosevelt Island	\$543	\$660		-18%	
SoHo	\$2,200	\$1,600	\$2,300	38%	-4%
TriBeCa	\$2,525	\$2,360	\$2,565	7%	-2%
Upper East Side	\$815	\$750	\$754	9%	8%
Upper West Side	\$823	\$825	\$860	0%	-4%
Washington Heights	\$377	\$405	\$450	-7%	-16%
West Harlem	\$338	\$315	\$295	7%	14%
West Village	\$855	\$824	\$800	4%	7%

Note: Sale price in thousands

## COOPERATIVE SALE PRICE PER SQUARE FOOT

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,179</b>	<b>\$1,201</b>	<b>\$1,144</b>	<b>-2%</b>	<b>3%</b>
Battery Park City					
Chelsea/Flatiron	\$1,186	\$1,303	\$1,239	-9%	-4%
East Harlem					
East Village	\$1,698	\$1,143	\$1,148	48%	48%
Financial/Seaport	\$419	\$692	\$839	-39%	-50%
Gramercy/Kips Bay	\$1,075	\$1,091	\$1,012	-1%	6%
Greenwich Village	\$1,514	\$1,518	\$1,346	0%	13%
Inwood	\$511	\$614	\$438	-17%	17%
Lower East Side	\$919	\$785	\$830	17%	11%
Midtown East	\$929	\$1,246	\$936	-25%	-1%
Midtown West	\$1,142	\$1,091	\$1,455	5%	-22%
Morningside Heights	\$861	\$848	\$701	2%	23%
Murray Hill	\$931	\$992	\$934	-6%	0%
Roosevelt Island					
SoHo	\$1,391	\$1,450	\$2,243	-4%	-38%
TriBeCa	\$1,612	\$1,360	\$1,758	18%	-8%
Upper East Side	\$1,234	\$1,207	\$1,155	2%	7%
Upper West Side	\$1,294	\$1,313	\$1,312	-1%	-1%
Washington Heights	\$593	\$641	\$595	-7%	0%
West Harlem	\$482	\$509	\$976	-5%	-51%
West Village	\$1,577	\$1,654	\$1,318	-5%	20%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Manhattan</b>	<b>\$1,043</b>	<b>\$1,047</b>	<b>\$994</b>	<b>0%</b>	<b>5%</b>
Battery Park City					
Chelsea/Flatiron	\$1,168	\$1,282	\$1,190	-9%	-2%
East Harlem					
East Village	\$1,453	\$1,090	\$1,183	33%	23%
Financial/Seaport	\$419	\$692	\$839	-39%	-50%
Gramercy/Kips Bay	\$1,028	\$1,056	\$957	-3%	7%
Greenwich Village	\$1,413	\$1,369	\$1,250	3%	13%
Inwood	\$450	\$554	\$430	-19%	5%
Lower East Side	\$815	\$756	\$702	8%	16%
Midtown East	\$866	\$1,003	\$854	-14%	1%
Midtown West	\$985	\$1,026	\$1,021	-4%	-4%
Morningside Heights	\$812	\$792	\$753	3%	8%
Murray Hill	\$908	\$1,003	\$885	-10%	3%
Roosevelt Island					
SoHo	\$1,372	\$1,520	\$1,416	-10%	-3%
TriBeCa	\$1,612	\$1,453	\$1,614	11%	0%
Upper East Side	\$1,052	\$962	\$977	9%	8%
Upper West Side	\$1,126	\$1,123	\$1,065	0%	6%
Washington Heights	\$542	\$617	\$609	-12%	-11%
West Harlem	\$515	\$514	\$715	0%	-28%
West Village	\$1,623	\$1,504	\$1,292	8%	26%

## HOME SALE PRICE (includes all condominium, cooperative units and 1 – 3 family dwellings)

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$778</b>	<b>\$752</b>	<b>\$715</b>	<b>3%</b>	<b>9%</b>	
Bath Beach	\$644	\$683	\$623	-6%	3%	
Bay Ridge / Fort Hamilton	\$564	\$579	\$538	-3%	5%	
Bedford Stuyvesant	\$874	\$851	\$722	3%	21%	
Bensonhurst	\$808	\$806	\$813	0%	-1%	
Bergen Beach	\$555	\$591	\$546	-6%	2%	
Boerum Hill	\$1,286	\$1,363	\$1,158	-6%	11%	
Borough Park	\$749	\$869	\$820	-14%	-9%	
Brighton Beach	\$541	\$615	\$418	-12%	29%	
Brooklyn Heights	\$1,371	\$1,011	\$1,512	36%	-9%	
Brownsville / Ocean Hill	\$556	\$549	\$499	1%	12%	
Bushwick / Wyckoff Heights	\$742	\$675	\$577	10%	28%	
Canarsie	\$450	\$413	\$400	9%	12%	
Carroll Gardens	\$1,857	\$1,776	\$1,852	5%	0%	
Clinton Hill	\$957	\$944	\$692	1%	38%	
Cobble Hill	\$2,579	\$1,792	\$903	44%	186%	
Columbia Street Waterfront District	\$945	\$904	\$1,087	4%	-13%	
Coney Island	\$329	\$320	\$317	3%	4%	
Crown Heights	\$803	\$751	\$711	7%	13%	
Cypress Hills	\$407	\$423	\$362	-4%	12%	
Downtown	\$999	\$991	\$850	1%	17%	
Dyker Heights	\$958	\$878	\$730	9%	31%	
East Flatbush	\$412	\$402	\$448	2%	-8%	
East New York / Spring Creek	\$359	\$365	\$364	-2%	-1%	
Flatbush / Prospect Park South	\$706	\$771	\$513	-8%	38%	
Flatlands	\$411	\$396	\$381	4%	8%	
Fort Greene	\$1,217	\$1,128	\$1,208	8%	1%	
Gerritsen Beach	\$367	\$335	\$321	10%	14%	
Gowanus	\$1,189	\$1,186	\$895	0%	33%	
Gravesend / Mapleton	\$762	\$782	\$645	-3%	18%	
Greenpoint	\$1,118	\$1,219	\$1,011	-8%	11%	
Kensington / Parkville	\$563	\$606	\$590	-7%	-5%	
Manhattan Beach	\$1,426	\$1,857	\$1,133	-23%	26%	
Marine Park / Madison	\$557	\$514	\$487	8%	14%	
Midwood	\$679	\$718	\$583	-5%	16%	
Mill Basin	\$583	\$515	\$627	13%	-7%	
Park Slope	\$1,367	\$1,301	\$1,342	5%	2%	
Prospect Heights	\$928	\$1,101	\$987	-16%	-6%	
Prospect Park Lefferts Gardens	\$618	\$665	\$568	-7%	9%	
Red Hook	\$1,424	\$1,532	\$857	-7%	66%	
SeaGate	\$431	\$372	\$698	16%	-38%	
Sheepshead Bay	\$383	\$370	\$372	4%	3%	
Sunset Park	\$751	\$855	\$692	-12%	8%	
Vinegar Hill / Dumbo	\$1,845	\$1,269	\$1,375	45%	34%	
Williamsburg	\$1,156	\$1,044	\$1,071	11%	8%	
Windsor Terrace	\$884	\$823	\$729	7%	21%	

Note: Sale price in thousands

## HOME SALE PRICE (includes all condominium, cooperative units and 1 – 3 family dwellings)

MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Brooklyn</b>	<b>\$621</b>	<b>\$600</b>	<b>\$560</b>	<b>4%</b>	<b>11%</b>
Bath Beach	\$559	\$655	\$673	-15%	-17%
Bay Ridge / Fort Hamilton	\$385	\$510	\$434	-25%	-11%
Bedford Stuyvesant	\$850	\$765	\$682	11%	25%
Bensonhurst	\$800	\$785	\$826	2%	-3%
Bergen Beach	\$566	\$568	\$523	0%	8%
Boerum Hill	\$1,185	\$972	\$958	22%	24%
Borough Park	\$700	\$810	\$753	-14%	-7%
Brighton Beach	\$536	\$545	\$378	-2%	42%
Brooklyn Heights	\$916	\$625	\$888	47%	3%
Brownsville / Ocean Hill	\$500	\$569	\$465	-12%	7%
Bushwick / Wyckoff Heights	\$728	\$660	\$543	10%	34%
Canarsie	\$450	\$425	\$425	6%	6%
Carroll Gardens	\$1,750	\$1,515	\$1,735	16%	1%
Clinton Hill	\$715	\$553	\$515	29%	39%
Cobble Hill	\$1,250	\$1,258	\$590	-1%	112%
Columbia Street Waterfront District	\$717	\$906	\$1,099	-21%	-35%
Coney Island	\$325	\$320	\$285	2%	14%
Crown Heights	\$750	\$720	\$630	4%	19%
Cypress Hills	\$436	\$462	\$344	-6%	27%
Downtown	\$905	\$886	\$656	2%	38%
Dyker Heights	\$950	\$854	\$718	11%	32%
East Flatbush	\$395	\$398	\$382	-1%	3%
East New York / Spring Creek	\$323	\$349	\$350	-7%	-8%
Flatbush / Prospect Park South	\$536	\$615	\$445	-13%	20%
Flatlands	\$465	\$428	\$400	9%	16%
Fort Greene	\$790	\$875	\$743	-10%	6%
Gerritsen Beach	\$340	\$345	\$323	-1%	5%
Gowanus	\$900	\$788	\$780	14%	15%
Gravesend / Mapleton	\$685	\$718	\$578	-5%	19%
Greenpoint	\$970	\$1,194	\$945	-19%	3%
Kensington / Parkville	\$400	\$478	\$400	-16%	0%
Manhattan Beach	\$1,190	\$1,548	\$993	-23%	20%
Marine Park / Madison	\$545	\$503	\$499	8%	9%
Midwood	\$625	\$673	\$500	-7%	25%
Mill Basin	\$545	\$508	\$510	7%	7%
Park Slope	\$1,100	\$1,069	\$1,100	3%	0%
Prospect Heights	\$680	\$814	\$795	-16%	-14%
Prospect Park Lefferts Gardens	\$460	\$473	\$438	-3%	5%
Red Hook	\$1,200	\$1,560	\$610	-23%	97%
SeaGate	\$435	\$413	\$523	5%	-17%
Sheepshead Bay	\$278	\$290	\$308	-4%	-10%
Sunset Park	\$755	\$875	\$744	-14%	1%
Vinegar Hill / Dumbo	\$1,513	\$1,175	\$1,227	29%	23%
Williamsburg	\$963	\$860	\$850	12%	13%
Windsor Terrace	\$900	\$600	\$580	50%	55%

Note: Sale price in thousands

## APARTMENT SALE PRICE (includes all condominium and cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Brooklyn</b>	<b>\$641</b>	<b>\$625</b>	<b>\$601</b>	<b>3%</b>	<b>7%</b>
Bath Beach	\$335	\$333	\$255	1%	31%
Bay Ridge / Fort Hamilton	\$303	\$261	\$290	16%	5%
Bedford Stuyvesant	\$651	\$677	\$555	-4%	17%
Bensonhurst	\$443	\$403	\$267	10%	66%
Bergen Beach	\$375	\$406	\$432	-8%	-13%
Boerum Hill	\$1,076	\$913	\$945	18%	14%
Borough Park	\$529	\$487	\$458	9%	15%
Brighton Beach	\$534	\$643	\$416	-17%	29%
Brooklyn Heights	\$1,020	\$854	\$983	20%	4%
Brownsville / Ocean Hill	\$432	\$230	\$281	88%	53%
Bushwick / Wyckoff Heights	\$612	\$549	\$345	12%	77%
Canarsie	\$368	\$221	\$227	66%	62%
Carroll Gardens	\$1,094	\$881	\$881	24%	24%
Clinton Hill	\$699	\$518	\$536	35%	30%
Cobble Hill	\$947	\$821	\$732	15%	29%
Columbia Street Waterfront District	\$776	\$866	\$890	-10%	-13%
Coney Island	\$315	\$285	\$298	11%	6%
Crown Heights	\$623	\$616	\$573	1%	9%
Cypress Hills			\$185		
Downtown	\$995	\$939	\$716	6%	39%
Dyker Heights	\$465	\$525	\$403	-11%	16%
East Flatbush	\$224	\$214	\$209	5%	8%
East New York / Spring Creek	\$253	\$252	\$230	1%	10%
Flatbush / Prospect Park South	\$410	\$415	\$371	-1%	11%
Flatlands	\$188	\$183	\$166	2%	13%
Fort Greene	\$756	\$942	\$624	-20%	21%
Gerritsen Beach					
Gowanus	\$813	\$556	\$608	46%	34%
Gravesend / Mapleton	\$422	\$283	\$327	49%	29%
Greenpoint	\$911	\$918	\$861	-1%	6%
Kensington / Parkville	\$337	\$351	\$250	-4%	35%
Manhattan Beach					
Marine Park / Madison	\$212	\$214	\$218	-1%	-3%
Midwood	\$308	\$229	\$288	34%	7%
Mill Basin	\$145	\$188	\$141	-23%	3%
Park Slope	\$957	\$994	\$911	-4%	5%
Prospect Heights	\$814	\$821	\$830	-1%	-2%
Prospect Park Lefferts Gardens	\$332	\$351	\$274	-5%	21%
Red Hook			\$380		
SeaGate	\$435				
Sheepshead Bay	\$240	\$209	\$190	15%	27%
Sunset Park	\$380	\$525	\$417	-28%	-9%
Vinegar Hill / Dumbo	\$1,534	\$1,269	\$1,375	21%	12%
Williamsburg	\$1,025	\$932	\$1,064	10%	-4%
Windsor Terrace	\$539	\$535	\$471	1%	15%

Note: Sale price in thousands

## APARTMENT SALE PRICE (includes all condominium and cooperative units)

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$500</b>	<b>\$499</b>	<b>\$458</b>	<b>0%</b>	<b>9%</b>	
Bath Beach	\$333	\$276	\$223	20%	49%	
Bay Ridge / Fort Hamilton	\$256	\$230	\$276	11%	-7%	
Bedford Stuyvesant	\$634	\$617	\$500	3%	27%	
Bensonhurst	\$475	\$474	\$218	0%	118%	
Bergen Beach	\$440	\$445	\$425	-1%	4%	
Boerum Hill	\$1,130	\$892	\$915	27%	23%	
Borough Park	\$556	\$528	\$450	5%	24%	
Brighton Beach	\$530	\$578	\$380	-8%	39%	
Brooklyn Heights	\$850	\$600	\$806	42%	5%	
Brownsville / Ocean Hill	\$395	\$230	\$278	72%	42%	
Bushwick / Wyckoff Heights	\$626	\$497	\$330	26%	90%	
Canarsie	\$401	\$164	\$232	144%	73%	
Carroll Gardens	\$1,148	\$793	\$830	45%	38%	
Clinton Hill	\$664	\$499	\$488	33%	36%	
Cobble Hill	\$849	\$623	\$552	36%	54%	
Columbia Street Waterfront District	\$699	\$906	\$903	-23%	-23%	
Coney Island	\$285	\$265	\$270	7%	5%	
Crown Heights	\$560	\$625	\$437	-10%	28%	
Cypress Hills			\$185			
Downtown	\$899	\$868	\$630	4%	43%	
Dyker Heights	\$465	\$525	\$403	-11%	16%	
East Flatbush	\$193	\$194	\$218	-1%	-12%	
East New York / Spring Creek	\$275	\$258	\$244	6%	13%	
Flatbush / Prospect Park South	\$405	\$364	\$366	11%	11%	
Flatlands	\$188	\$178	\$160	6%	17%	
Fort Greene	\$725	\$763	\$583	-5%	24%	
Gerritsen Beach						
Gowanus	\$609	\$540	\$585	13%	4%	
Gravesend / Mapleton	\$270	\$270	\$210	0%	29%	
Greenpoint	\$851	\$970	\$733	-12%	16%	
Kensington / Parkville	\$304	\$295	\$241	3%	26%	
Manhattan Beach						
Marine Park / Madison	\$172	\$171	\$177	1%	-3%	
Midwood	\$228	\$220	\$314	3%	-28%	
Mill Basin	\$130	\$125	\$141	4%	-7%	
Park Slope	\$803	\$910	\$750	-12%	7%	
Prospect Heights	\$642	\$799	\$763	-20%	-16%	
Prospect Park Lefferts Gardens	\$284	\$299	\$198	-5%	43%	
Red Hook			\$380			
SeaGate	\$435					
Sheepshead Bay	\$183	\$177	\$165	3%	11%	
Sunset Park	\$347	\$442	\$335	-22%	4%	
Vinegar Hill / Dumbo	\$1,450	\$1,175	\$1,227	23%	18%	
Williamsburg	\$890	\$822	\$850	8%	5%	
Windsor Terrace	\$420	\$530	\$473	-21%	-11%	

Note: Sale price in thousands

## APARTMENT SALE PRICE PER SQ. FT.(includes all condominium and cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Brooklyn</b>	<b>\$702</b>	<b>\$686</b>	<b>\$656</b>	<b>2%</b>	<b>7%</b>
Bath Beach	\$450	\$400	\$342	13%	32%
Bay Ridge / Fort Hamilton	\$391	\$395	\$394	-1%	-1%
Bedford Stuyvesant	\$550	\$649	\$550	-15%	0%
Bensonhurst	\$440	\$405	\$322	9%	37%
Bergen Beach	\$313	\$367	\$357	-15%	-12%
Boerum Hill	\$1,093	\$969	\$941	13%	16%
Borough Park	\$453	\$417	\$401	9%	13%
Brighton Beach	\$551	\$542	\$430	2%	28%
Brooklyn Heights	\$1,024	\$961	\$995	7%	3%
Brownsville / Ocean Hill	\$490	\$249	\$310	96%	58%
Bushwick / Wyckoff Heights	\$793	\$647	\$703	23%	13%
Canarsie	\$356	\$211	\$271	69%	32%
Carroll Gardens	\$1,016	\$915	\$1,018	11%	0%
Clinton Hill	\$840	\$860	\$740	-2%	14%
Cobble Hill	\$938	\$987	\$1,041	-5%	-10%
Columbia Street Waterfront District	\$887	\$969	\$1,146	-8%	-23%
Coney Island	\$395	\$369	\$390	7%	1%
Crown Heights	\$718	\$675	\$588	6%	22%
Cypress Hills			\$224		
Downtown	\$1,107	\$1,077	\$826	3%	34%
Dyker Heights	\$501	\$462	\$509	8%	-2%
East Flatbush	\$271	\$291	\$279	-7%	-3%
East New York / Spring Creek	\$317	\$295	\$278	8%	14%
Flatbush / Prospect Park South	\$571	\$529	\$467	8%	22%
Flatlands	\$217	\$218	\$183	-1%	19%
Fort Greene	\$864	\$1,012	\$690	-15%	25%
Gerritsen Beach					
Gowanus	\$879	\$688	\$889	28%	-1%
Gravesend / Mapleton	\$405	\$333	\$305	22%	33%
Greenpoint	\$935	\$990	\$962	-6%	-3%
Kensington / Parkville	\$432	\$506	\$348	-15%	24%
Manhattan Beach					
Marine Park / Madison	\$290	\$284	\$253	2%	15%
Midwood	\$379	\$307	\$345	23%	10%
Mill Basin	\$195	\$236	\$189	-17%	3%
Park Slope	\$1,060	\$959	\$1,011	11%	5%
Prospect Heights	\$982	\$903	\$900	9%	9%
Prospect Park Lefferts Gardens	\$327	\$296	\$278	10%	18%
Red Hook			\$402		
SeaGate	\$289				
Sheepshead Bay	\$340	\$283	\$267	20%	27%
Sunset Park	\$551	\$640	\$531	-14%	4%
Vinegar Hill / Dumbo	\$1,215	\$1,062	\$1,041	14%	17%
Williamsburg	\$1,021	\$916	\$930	11%	10%
Windsor Terrace	\$687	\$746	\$630	-8%	9%

## APARTMENT SALE PRICE PER SQ. FT. (includes all condominium and cooperative units)

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$638</b>	<b>\$640</b>	<b>\$598</b>	<b>0%</b>	<b>7%</b>	
Bath Beach	\$448	\$427	\$331	5%	35%	
Bay Ridge / Fort Hamilton	\$353	\$371	\$390	-5%	-10%	
Bedford Stuyvesant	\$641	\$718	\$574	-11%	12%	
Bensonhurst	\$421	\$360	\$316	17%	33%	
Bergen Beach	\$318	\$399	\$371	-20%	-14%	
Boerum Hill	\$1,145	\$992	\$961	15%	19%	
Borough Park	\$474	\$443	\$420	7%	13%	
Brighton Beach	\$574	\$626	\$452	-8%	27%	
Brooklyn Heights	\$1,068	\$941	\$974	13%	10%	
Brownsville / Ocean Hill	\$413	\$249	\$246	66%	68%	
Bushwick / Wyckoff Heights	\$766	\$674	\$703	14%	9%	
Canarsie	\$392	\$211	\$272	86%	44%	
Carroll Gardens	\$1,021	\$871	\$1,032	17%	-1%	
Clinton Hill	\$815	\$873	\$741	-7%	10%	
Cobble Hill	\$937	\$979	\$997	-4%	-6%	
Columbia Street Waterfront District	\$868	\$958	\$1,094	-9%	-21%	
Coney Island	\$388	\$346	\$362	12%	7%	
Crown Heights	\$690	\$693	\$622	0%	11%	
Cypress Hills			\$224			
Downtown	\$1,133	\$1,126	\$891	1%	27%	
Dyker Heights	\$501	\$462	\$509	8%	-2%	
East Flatbush	\$227	\$295	\$256	-23%	-12%	
East New York / Spring Creek	\$312	\$293	\$292	6%	7%	
Flatbush / Prospect Park South	\$559	\$508	\$446	10%	25%	
Flatlands	\$217	\$221	\$199	-2%	9%	
Fort Greene	\$841	\$970	\$579	-13%	45%	
Gerritsen Beach						
Gowanus	\$980	\$660	\$900	49%	9%	
Gravesend / Mapleton	\$338	\$315	\$271	7%	25%	
Greenpoint	\$996	\$1,048	\$958	-5%	4%	
Kensington / Parkville	\$411	\$534	\$337	-23%	22%	
Manhattan Beach						
Marine Park / Madison	\$238	\$238	\$217	0%	9%	
Midwood	\$293	\$300	\$341	-2%	-14%	
Mill Basin	\$182	\$236	\$189	-23%	-4%	
Park Slope	\$1,069	\$930	\$1,000	15%	7%	
Prospect Heights	\$929	\$898	\$873	3%	6%	
Prospect Park Lefferts Gardens	\$314	\$314	\$306	0%	3%	
Red Hook			\$402			
SeaGate	\$289					
Sheepshead Bay	\$324	\$260	\$254	25%	28%	
Sunset Park	\$568	\$640	\$551	-11%	3%	
Vinegar Hill / Dumbo	\$1,250	\$1,067	\$1,064	17%	17%	
Williamsburg	\$1,071	\$1,002	\$1,013	7%	6%	
Windsor Terrace	\$614	\$782	\$580	-21%	6%	

## CONDOMINIUM SALE PRICE

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$844</b>	<b>\$824</b>	<b>\$836</b>	<b>2%</b>	<b>1%</b>	
Bath Beach	\$482	\$465	\$535	4%	-10%	
Bay Ridge / Fort Hamilton	\$551	\$541	\$464	2%	19%	
Bedford Stuyvesant	\$651	\$677	\$568	-4%	15%	
Bensonhurst	\$492	\$559	\$430	-12%	14%	
Bergen Beach	\$375	\$406	\$432	-8%	-13%	
Boerum Hill	\$1,210	\$1,012	\$1,008	20%	20%	
Borough Park	\$558	\$534	\$499	4%	12%	
Brighton Beach	\$716	\$782	\$613	-8%	17%	
Brooklyn Heights	\$1,055	\$1,225	\$1,396	-14%	-24%	
Brownsville / Ocean Hill	\$432	\$230	\$281	88%	53%	
Bushwick / Wyckoff Heights	\$612	\$549	\$533	12%	15%	
Canarsie	\$368	\$221	\$258	66%	43%	
Carroll Gardens	\$1,186	\$939	\$908	26%	31%	
Clinton Hill	\$986	\$701	\$598	41%	65%	
Cobble Hill	\$917	\$673	\$652	36%	41%	
Columbia Street Waterfront District	\$776	\$866	\$890	-10%	-13%	
Coney Island	\$452	\$316	\$496	43%	-9%	
Crown Heights	\$673	\$616	\$633	9%	6%	
Cypress Hills						
Downtown	\$1,118	\$1,021	\$891	9%	26%	
Dyker Heights	\$465	\$525	\$403	-11%	16%	
East Flatbush	\$363		\$278		31%	
East New York / Spring Creek	\$253	\$252	\$230	1%	10%	
Flatbush / Prospect Park South	\$604	\$526	\$550	15%	10%	
Flatlands						
Fort Greene	\$910	\$1,204	\$1,028	-24%	-11%	
Gerritsen Beach						
Gowanus	\$813	\$556	\$608	46%	34%	
Gravesend / Mapleton	\$730	\$415	\$650	76%	12%	
Greenpoint	\$931	\$894	\$863	4%	8%	
Kensington / Parkville	\$671	\$606	\$385	11%	74%	
Manhattan Beach						
Marine Park / Madison	\$522	\$373	\$444	40%	18%	
Midwood	\$449	\$342	\$315	31%	43%	
Mill Basin		\$325				
Park Slope	\$1,280	\$1,122	\$1,104	14%	16%	
Prospect Heights	\$1,194	\$916	\$1,073	30%	11%	
Prospect Park Lefferts Gardens	\$364	\$513	\$294	-29%	24%	
Red Hook			\$380			
SeaGate	\$435					
Sheepshead Bay	\$454	\$373	\$283	22%	61%	
Sunset Park	\$405	\$621	\$506	-35%	-20%	
Vinegar Hill / Dumbo	\$1,583	\$1,261	\$1,375	26%	15%	
Williamsburg	\$1,073	\$975	\$1,139	10%	-6%	
Windsor Terrace	\$950	\$768	\$672	24%	41%	

Note: Sale price in thousands

## CONDOMINIUM SALE PRICE

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$700</b>	<b>\$727</b>	<b>\$692</b>	<b>-4%</b>	<b>1%</b>	
Bath Beach	\$503	\$442	\$535	14%	-6%	
Bay Ridge / Fort Hamilton	\$520	\$573	\$450	-9%	16%	
Bedford Stuyvesant	\$634	\$617	\$525	3%	21%	
Bensonhurst	\$500	\$538	\$430	-7%	16%	
Bergen Beach	\$440	\$445	\$425	-1%	4%	
Boerum Hill	\$1,185	\$944	\$975	25%	22%	
Borough Park	\$565	\$560	\$490	1%	15%	
Brighton Beach	\$695	\$804	\$466	-14%	49%	
Brooklyn Heights	\$969	\$1,188	\$975	-18%	-1%	
Brownsville / Ocean Hill	\$395	\$230	\$278	72%	42%	
Bushwick / Wyckoff Heights	\$626	\$497	\$533	26%	17%	
Canarsie	\$401	\$164	\$330	144%	21%	
Carroll Gardens	\$1,210	\$750	\$828	61%	46%	
Clinton Hill	\$950	\$664	\$546	43%	74%	
Cobble Hill	\$917	\$483	\$456	90%	101%	
Columbia Street Waterfront District	\$699	\$906	\$903	-23%	-23%	
Coney Island	\$450	\$316	\$506	42%	-11%	
Crown Heights	\$630	\$625	\$500	1%	26%	
Cypress Hills						
Downtown	\$964	\$925	\$835	4%	15%	
Dyker Heights	\$465	\$525	\$403	-11%	16%	
East Flatbush	\$363		\$280		29%	
East New York / Spring Creek	\$275	\$258	\$244	6%	13%	
Flatbush / Prospect Park South	\$577	\$550	\$550	5%	5%	
Flatlands						
Fort Greene	\$790	\$1,030	\$1,075	-23%	-27%	
Gerritsen Beach						
Gowanus	\$609	\$540	\$585	13%	4%	
Gravesend / Mapleton	\$510	\$400	\$511	28%	0%	
Greenpoint	\$855	\$970	\$722	-12%	18%	
Kensington / Parkville	\$705	\$560	\$385	26%	83%	
Manhattan Beach						
Marine Park / Madison	\$522	\$373	\$389	40%	34%	
Midwood	\$440	\$344	\$330	28%	34%	
Mill Basin		\$325				
Park Slope	\$1,205	\$995	\$960	21%	26%	
Prospect Heights	\$1,171	\$865	\$869	35%	35%	
Prospect Park Lefferts Gardens	\$206	\$575	\$150	-64%	38%	
Red Hook			\$380			
SeaGate	\$435					
Sheepshead Bay	\$452	\$370	\$255	22%	77%	
Sunset Park	\$355	\$586	\$446	-39%	-20%	
Vinegar Hill / Dumbo	\$1,450	\$1,168	\$1,227	24%	18%	
Williamsburg	\$901	\$837	\$910	8%	-1%	
Windsor Terrace	\$950	\$810	\$635	17%	50%	

Note: Sale price in thousands

## CONDOMINIUM SALE PRICE PER SQUARE FOOT

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Brooklyn</b>	<b>\$801</b>	<b>\$800</b>	<b>\$775</b>	<b>0%</b>	<b>3%</b>
Bath Beach	\$463	\$442	\$584	5%	-21%
Bay Ridge / Fort Hamilton	\$555	\$542	\$498	2%	11%
Bedford Stuyvesant	\$550	\$649	\$550	-15%	0%
Bensonhurst	\$440	\$508	\$345	-13%	28%
Bergen Beach	\$313	\$367	\$357	-15%	-12%
Boerum Hill	\$1,056	\$938	\$921	13%	15%
Borough Park	\$458	\$419	\$435	9%	5%
Brighton Beach	\$645	\$646	\$520	0%	24%
Brooklyn Heights	\$1,136	\$1,125	\$1,059	1%	7%
Brownsville / Ocean Hill	\$490	\$249	\$310	96%	58%
Bushwick / Wyckoff Heights	\$793	\$647	\$703	23%	13%
Canarsie	\$356	\$211	\$271	69%	32%
Carroll Gardens	\$1,011	\$851	\$1,081	19%	-6%
Clinton Hill	\$901	\$857	\$705	5%	28%
Cobble Hill	\$938	\$860	\$757	9%	24%
Columbia Street Waterfront District	\$887	\$969	\$1,146	-8%	-23%
Coney Island	\$445	\$335	\$488	33%	-9%
Crown Heights	\$742	\$615	\$597	21%	24%
Cypress Hills					
Downtown	\$1,156	\$1,139	\$942	2%	23%
Dyker Heights	\$501	\$462	\$509	8%	-2%
East Flatbush	\$396		\$253		57%
East New York / Spring Creek	\$317	\$295	\$278	8%	14%
Flatbush / Prospect Park South	\$652	\$548	\$611	19%	7%
Flatlands					
Fort Greene	\$985	\$1,214	\$930	-19%	6%
Gerritsen Beach					
Gowanus	\$879	\$688	\$889	28%	-1%
Gravesend / Mapleton	\$538	\$459	\$431	17%	25%
Greenpoint	\$935	\$997	\$966	-6%	-3%
Kensington / Parkville	\$612	\$558	\$435	10%	41%
Manhattan Beach					
Marine Park / Madison	\$513	\$435	\$402	18%	28%
Midwood	\$464	\$355	\$392	31%	18%
Mill Basin		\$312			
Park Slope	\$1,095	\$992	\$1,079	10%	1%
Prospect Heights	\$1,110	\$881	\$926	26%	20%
Prospect Park Lefferts Gardens	\$274	\$284	\$190	-4%	44%
Red Hook			\$402		
SeaGate	\$289				
Sheepshead Bay	\$441	\$427	\$315	3%	40%
Sunset Park	\$571	\$698	\$575	-18%	-1%
Vinegar Hill / Dumbo	\$1,219	\$1,061	\$1,041	15%	17%
Williamsburg	\$1,021	\$920	\$953	11%	7%
Windsor Terrace	\$753	\$848	\$720	-11%	5%

## CONDOMINIUM SALE PRICE PER SQUARE FOOT

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$794</b>	<b>\$808</b>	<b>\$809</b>	<b>-2%</b>	<b>-2%</b>	
Bath Beach	\$473	\$452	\$584	5%	-19%	
Bay Ridge / Fort Hamilton	\$592	\$537	\$512	10%	16%	
Bedford Stuyvesant	\$641	\$718	\$574	-11%	12%	
Bensonhurst	\$421	\$538	\$345	-22%	22%	
Bergen Beach	\$318	\$399	\$371	-20%	-14%	
Boerum Hill	\$1,076	\$1,010	\$934	7%	15%	
Borough Park	\$478	\$443	\$447	8%	7%	
Brighton Beach	\$645	\$654	\$481	-1%	34%	
Brooklyn Heights	\$1,136	\$1,138	\$1,039	0%	9%	
Brownsville / Ocean Hill	\$413	\$249	\$246	66%	68%	
Bushwick / Wyckoff Heights	\$766	\$674	\$703	14%	9%	
Canarsie	\$392	\$211	\$272	86%	44%	
Carroll Gardens	\$1,021	\$830	\$1,089	23%	-6%	
Clinton Hill	\$873	\$826	\$705	6%	24%	
Cobble Hill	\$937	\$693	\$720	35%	30%	
Columbia Street Waterfront District	\$868	\$958	\$1,094	-9%	-21%	
Coney Island	\$432	\$335	\$478	29%	-10%	
Crown Heights	\$690	\$661	\$623	4%	11%	
Cypress Hills						
Downtown	\$1,166	\$1,139	\$961	2%	21%	
Dyker Heights	\$501	\$462	\$509	8%	-2%	
East Flatbush	\$396		\$255		55%	
East New York / Spring Creek	\$312	\$293	\$292	6%	7%	
Flatbush / Prospect Park South	\$773	\$545	\$611	42%	26%	
Flatlands						
Fort Greene	\$971	\$1,083	\$1,050	-10%	-8%	
Gerritsen Beach						
Gowanus	\$980	\$660	\$900	49%	9%	
Gravesend / Mapleton	\$474	\$472	\$441	0%	7%	
Greenpoint	\$996	\$1,105	\$966	-10%	3%	
Kensington / Parkville	\$654	\$590	\$435	11%	50%	
Manhattan Beach						
Marine Park / Madison	\$513	\$422	\$378	22%	36%	
Midwood	\$464	\$355	\$357	31%	30%	
Mill Basin		\$312				
Park Slope	\$1,114	\$1,007	\$1,084	11%	3%	
Prospect Heights	\$1,041	\$919	\$904	13%	15%	
Prospect Park Lefferts Gardens	\$123	\$352	\$112	-65%	10%	
Red Hook			\$402			
SeaGate	\$289					
Sheepshead Bay	\$451	\$432	\$336	4%	34%	
Sunset Park	\$599	\$690	\$591	-13%	1%	
Vinegar Hill / Dumbo	\$1,251	\$1,063	\$1,064	18%	18%	
Williamsburg	\$1,071	\$1,010	\$1,021	6%	5%	
Windsor Terrace	\$753	\$832	\$751	-10%	0%	

## COOPERATIVE SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Brooklyn</b>	<b>\$435</b>	<b>\$436</b>	<b>\$414</b>	<b>0%</b>	<b>5%</b>
Bath Beach	\$236	\$233	\$200	1%	18%
Bay Ridge / Fort Hamilton	\$275	\$236	\$267	16%	3%
Bedford Stuyvesant			\$453		
Bensonhurst	\$148	\$216	\$202	-31%	-27%
Bergen Beach					
Boerum Hill	\$789	\$792	\$676	0%	17%
Borough Park	\$295	\$263	\$279	12%	6%
Brighton Beach	\$332	\$263	\$280	26%	19%
Brooklyn Heights	\$1,015	\$779	\$856	30%	19%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights			\$157		
Canarsie			\$134		
Carroll Gardens	\$878	\$709	\$860	24%	2%
Clinton Hill	\$595	\$469	\$511	27%	17%
Cobble Hill	\$976	\$969	\$780	1%	25%
Columbia Street Waterfront District					
Coney Island	\$291	\$283	\$265	3%	10%
Crown Heights	\$439	\$615	\$272	-29%	61%
Cypress Hills			\$185		
Downtown	\$541	\$409	\$389	32%	39%
Dyker Heights					
East Flatbush	\$209	\$214	\$179	-3%	17%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$367	\$396	\$365	-7%	0%
Flatlands	\$188	\$183	\$166	2%	13%
Fort Greene	\$632	\$636	\$506	-1%	25%
Gerritsen Beach					
Gowanus					
Gravesend / Mapleton	\$233	\$207	\$203	13%	15%
Greenpoint	\$380	\$1,053	\$800	-64%	-53%
Kensington / Parkville	\$311	\$304	\$246	2%	26%
Manhattan Beach					
Marine Park / Madison	\$181	\$182	\$170	-1%	6%
Midwood	\$288	\$208	\$282	38%	2%
Mill Basin	\$145	\$119	\$141	22%	3%
Park Slope	\$697	\$894	\$760	-22%	-8%
Prospect Heights	\$682	\$786	\$748	-13%	-9%
Prospect Park Lefferts Gardens	\$314	\$278	\$248	13%	26%
Red Hook					
SeaGate					
Sheepshead Bay	\$176	\$186	\$180	-5%	-3%
Sunset Park	\$345	\$443	\$239	-22%	44%
Vinegar Hill / Dumbo	\$1,073	\$1,475		-27%	
Williamsburg	\$345	\$308	\$271	12%	27%
Windsor Terrace	\$507	\$476	\$410	7%	24%

Note: Sale price in thousands

## COOPERATIVE SALE PRICE

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$325</b>	<b>\$295</b>	<b>\$310</b>	<b>10%</b>	<b>5%</b>	
Bath Beach	\$222	\$225	\$205	-1%	8%	
Bay Ridge / Fort Hamilton	\$245	\$227	\$247	8%	-1%	
Bedford Stuyvesant			\$429			
Bensonhurst	\$148	\$225	\$200	-34%	-26%	
Bergen Beach						
Boerum Hill	\$655	\$750	\$765	-13%	-14%	
Borough Park	\$247	\$178	\$300	39%	-18%	
Brighton Beach	\$312	\$240	\$260	30%	20%	
Brooklyn Heights	\$719	\$569	\$665	26%	8%	
Brownsville / Ocean Hill						
Bushwick / Wyckoff Heights			\$157			
Canarsie			\$134			
Carroll Gardens	\$930	\$835	\$830	11%	12%	
Clinton Hill	\$550	\$475	\$448	16%	23%	
Cobble Hill	\$849	\$925	\$590	-8%	44%	
Columbia Street Waterfront District						
Coney Island	\$257	\$265	\$255	-3%	1%	
Crown Heights	\$455	\$600	\$299	-24%	52%	
Cypress Hills			\$185			
Downtown	\$533	\$305	\$357	75%	49%	
Dyker Heights						
East Flatbush	\$182	\$194	\$143	-6%	27%	
East New York / Spring Creek						
Flatbush / Prospect Park South	\$374	\$355	\$357	5%	5%	
Flatlands	\$188	\$178	\$160	6%	17%	
Fort Greene	\$470	\$536	\$500	-12%	-6%	
Gerritsen Beach						
Gowanus						
Gravesend / Mapleton	\$229	\$205	\$195	12%	17%	
Greenpoint	\$380	\$1,053	\$800	-64%	-53%	
Kensington / Parkville	\$299	\$284	\$234	5%	28%	
Manhattan Beach						
Marine Park / Madison	\$165	\$157	\$176	5%	-6%	
Midwood	\$220	\$215	\$272	3%	-19%	
Mill Basin	\$130	\$119	\$141	9%	-7%	
Park Slope	\$652	\$759	\$671	-14%	-3%	
Prospect Heights	\$620	\$782	\$700	-21%	-11%	
Prospect Park Lefferts Gardens	\$304	\$283	\$275	7%	10%	
Red Hook						
SeaGate						
Sheepshead Bay	\$160	\$171	\$152	-7%	6%	
Sunset Park	\$321	\$400	\$220	-20%	46%	
Vinegar Hill / Dumbo	\$1,073	\$1,475		-27%		
Williamsburg	\$293	\$331	\$275	-11%	6%	
Windsor Terrace	\$380	\$483	\$376	-21%	1%	

Note: Sale price in thousands

## COOPERATIVE SALE PRICE PER SQUARE FOOT

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$509</b>	<b>\$566</b>	<b>\$539</b>	<b>-10%</b>	<b>-6%</b>	
Bath Beach	\$398	\$348	\$302	14%	32%	
Bay Ridge / Fort Hamilton	\$353	\$379	\$377	-7%	-6%	
Bedford Stuyvesant						
Bensonhurst		\$322	\$299			
Bergen Beach						
Boerum Hill	\$1,254	\$996	\$1,059	26%	18%	
Borough Park	\$278	\$403	\$182	-31%	52%	
Brighton Beach	\$400	\$341	\$364	17%	10%	
Brooklyn Heights	\$937	\$902	\$968	4%	-3%	
Brownsville / Ocean Hill						
Bushwick / Wyckoff Heights						
Canarsie						
Carroll Gardens	\$1,032	\$1,204	\$968	-14%	7%	
Clinton Hill	\$800	\$861	\$756	-7%	6%	
Cobble Hill		\$1,113	\$1,244			
Columbia Street Waterfront District						
Coney Island	\$334	\$372	\$358	-10%	-7%	
Crown Heights	\$583	\$876	\$400	-33%	46%	
Cypress Hills			\$224			
Downtown	\$731	\$752	\$583	-3%	25%	
Dyker Heights						
East Flatbush	\$250	\$291	\$290	-14%	-14%	
East New York / Spring Creek						
Flatbush / Prospect Park South	\$530	\$524	\$459	1%	16%	
Flatlands	\$217	\$218	\$183	-1%	19%	
Fort Greene	\$708	\$770	\$621	-8%	14%	
Gerritsen Beach						
Gowanus						
Gravesend / Mapleton	\$287	\$278	\$250	3%	15%	
Greenpoint		\$907	\$870			
Kensington / Parkville	\$394	\$490	\$345	-20%	14%	
Manhattan Beach						
Marine Park / Madison	\$263	\$261	\$212	1%	24%	
Midwood	\$363	\$300	\$337	21%	8%	
Mill Basin	\$195	\$160	\$189	22%	3%	
Park Slope	\$1,008	\$932	\$947	8%	6%	
Prospect Heights	\$829	\$911	\$889	-9%	-7%	
Prospect Park Lefferts Gardens	\$388	\$305	\$403	27%	-4%	
Red Hook						
SeaGate						
Sheepshead Bay	\$281	\$260	\$261	8%	8%	
Sunset Park	\$526	\$568	\$341	-7%	55%	
Vinegar Hill / Dumbo	\$1,130	\$1,069		6%		
Williamsburg		\$625	\$389			
Windsor Terrace	\$676	\$712	\$601	-5%	13%	

## COOPERATIVE SALE PRICE PER SQUARE FOOT

MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Brooklyn</b>	<b>\$390</b>	<b>\$434</b>	<b>\$433</b>	<b>-10%</b>	<b>-10%</b>
Bath Beach	\$398	\$338	\$318	18%	25%
Bay Ridge / Fort Hamilton	\$335	\$367	\$369	-9%	-9%
Bedford Stuyvesant					
Bensonhurst		\$323	\$299		
Bergen Beach					
Boerum Hill	\$1,282	\$900	\$1,059	42%	21%
Borough Park	\$278	\$358	\$201	-22%	38%
Brighton Beach	\$393	\$365	\$393	8%	0%
Brooklyn Heights	\$1,000	\$898	\$957	11%	4%
Brownsville / Ocean Hill					
Bushwick / Wyckoff Heights					
Canarsie					
Carroll Gardens	\$1,032	\$1,204	\$940	-14%	10%
Clinton Hill	\$781	\$915	\$778	-15%	0%
Cobble Hill		\$1,179	\$1,200		
Columbia Street Waterfront District					
Coney Island	\$322	\$346	\$345	-7%	-7%
Crown Heights	\$583	\$933	\$400	-37%	46%
Cypress Hills			\$224		
Downtown	\$726	\$699	\$606	4%	20%
Dyker Heights					
East Flatbush	\$214	\$295	\$281	-27%	-24%
East New York / Spring Creek					
Flatbush / Prospect Park South	\$542	\$508	\$440	7%	23%
Flatlands	\$217	\$221	\$199	-2%	9%
Fort Greene	\$670	\$740	\$561	-9%	19%
Gerritsen Beach					
Gowanus					
Gravesend / Mapleton	\$280	\$260	\$250	8%	12%
Greenpoint		\$907	\$870		
Kensington / Parkville	\$384	\$533	\$331	-28%	16%
Manhattan Beach					
Marine Park / Madison	\$234	\$209	\$209	12%	12%
Midwood	\$282	\$295	\$328	-4%	-14%
Mill Basin	\$182	\$160	\$189	14%	-4%
Park Slope	\$1,035	\$914	\$933	13%	11%
Prospect Heights	\$843	\$890	\$869	-5%	-3%
Prospect Park Lefferts Gardens	\$351	\$302	\$433	16%	-19%
Red Hook					
SeaGate					
Sheepshead Bay	\$270	\$243	\$253	11%	7%
Sunset Park	\$549	\$562	\$325	-2%	69%
Vinegar Hill / Dumbo	\$1,130	\$1,069		6%	
Williamsburg		\$625	\$323		
Windsor Terrace	\$595	\$702	\$556	-15%	7%

## ONE – THREE FAMILY DWELLING SALE PRICE

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$882</b>	<b>\$830</b>	<b>\$787</b>	<b>6%</b>	<b>12%</b>	
Bath Beach	\$1,008	\$847	\$844	19%	20%	
Bay Ridge / Fort Hamilton	\$932	\$926	\$830	1%	12%	
Bedford Stuyvesant	\$937	\$882	\$747	6%	25%	
Bensonhurst	\$872	\$895	\$896	-3%	-3%	
Bergen Beach	\$615	\$643	\$579	-4%	6%	
Boerum Hill	\$1,945	\$2,649	\$2,008	-27%	-3%	
Borough Park	\$910	\$1,027	\$970	-11%	-6%	
Brighton Beach	\$581	\$496	\$432	17%	35%	
Brooklyn Heights	\$7,563	\$4,155	\$5,505	82%	37%	
Brownsville / Ocean Hill	\$564	\$553	\$510	2%	10%	
Bushwick / Wyckoff Heights	\$754	\$686	\$585	10%	29%	
Canarsie	\$465	\$417	\$408	11%	14%	
Carroll Gardens	\$2,444	\$2,753	\$2,399	-11%	2%	
Clinton Hill	\$1,933	\$2,189	\$1,422	-12%	36%	
Cobble Hill	\$5,376	\$3,250	\$2,268	65%	137%	
Columbia Street Waterfront District	\$2,800	\$1,000	\$1,875	180%	49%	
Coney Island	\$363	\$400	\$427	-9%	-15%	
Crown Heights	\$862	\$787	\$776	10%	11%	
Cypress Hills	\$407	\$423	\$366	-4%	11%	
Downtown	\$1,275	\$3,115	\$3,939	-59%	-68%	
Dyker Heights	\$993	\$897	\$747	11%	33%	
East Flatbush	\$437	\$415	\$403	5%	9%	
East New York / Spring Creek	\$378	\$382	\$374	-1%	1%	
Flatbush / Prospect Park South	\$780	\$932	\$535	-16%	46%	
Flatlands	\$438	\$427	\$457	3%	-4%	
Fort Greene	\$2,603	\$1,610	\$2,126	62%	22%	
Gerritsen Beach	\$367	\$335	\$321	10%	14%	
Gowanus	\$1,518	\$1,635	\$1,131	-7%	34%	
Gravesend / Mapleton	\$989	\$981	\$813	1%	22%	
Greenpoint	\$1,440	\$1,424	\$1,350	1%	7%	
Kensington / Parkville	\$939	\$978	\$921	-4%	2%	
Manhattan Beach	\$1,426	\$1,857	\$1,133	-23%	26%	
Marine Park / Madison	\$610	\$600	\$545	2%	12%	
Midwood	\$948	\$956	\$792	-1%	20%	
Mill Basin	\$622	\$537	\$648	16%	-4%	
Park Slope	\$2,468	\$2,213	\$2,140	12%	15%	
Prospect Heights	\$1,952	\$2,144	\$2,242	-9%	-13%	
Prospect Park Lefferts Gardens	\$739	\$752	\$686	-2%	8%	
Red Hook	\$1,424	\$1,532	\$976	-7%	46%	
SeaGate	\$430	\$372	\$698	16%	-38%	
Sheepshead Bay	\$607	\$543	\$533	12%	14%	
Sunset Park	\$962	\$933	\$806	3%	19%	
Vinegar Hill / Dumbo	\$4,020					
Williamsburg	\$1,691	\$1,493	\$1,100	13%	54%	
Windsor Terrace	\$1,420	\$1,215	\$1,210	17%	17%	

Note: Sale price in thousands

## ONE – THREE FAMILY DWELLING SALE PRICE

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Brooklyn</b>	<b>\$700</b>	<b>\$665</b>	<b>\$610</b>	<b>5%</b>	<b>15%</b>	
Bath Beach	\$825	\$843	\$790	-2%	4%	
Bay Ridge / Fort Hamilton	\$860	\$900	\$825	-4%	4%	
Bedford Stuyvesant	\$900	\$850	\$738	6%	22%	
Bensonhurst	\$899	\$888	\$910	1%	-1%	
Bergen Beach	\$620	\$650	\$575	-5%	8%	
Boerum Hill	\$2,000	\$2,060	\$1,628	-3%	23%	
Borough Park	\$889	\$975	\$926	-9%	-4%	
Brighton Beach	\$588	\$475	\$360	24%	63%	
Brooklyn Heights	\$7,650	\$5,650	\$5,750	35%	33%	
Brownsville / Ocean Hill	\$500	\$577	\$470	-13%	6%	
Bushwick / Wyckoff Heights	\$750	\$680	\$550	10%	36%	
Canarsie	\$470	\$436	\$425	8%	10%	
Carroll Gardens	\$2,600	\$2,550	\$2,194	2%	19%	
Clinton Hill	\$2,300	\$2,144	\$1,470	7%	56%	
Cobble Hill	\$3,844	\$3,539	\$2,268	9%	70%	
Columbia Street Waterfront District	\$2,800	\$1,000	\$1,875	180%	49%	
Coney Island	\$389	\$392	\$380	-1%	2%	
Crown Heights	\$781	\$734	\$660	6%	18%	
Cypress Hills	\$436	\$462	\$350	-6%	25%	
Downtown	\$1,275	\$3,115	\$3,939	-59%	-68%	
Dyker Heights	\$953	\$870	\$725	9%	31%	
East Flatbush	\$407	\$403	\$410	1%	-1%	
East New York / Spring Creek	\$357	\$403	\$368	-11%	-3%	
Flatbush / Prospect Park South	\$780	\$932	\$535	-16%	46%	
Flatlands	\$470	\$440	\$423	7%	11%	
Fort Greene	\$2,799	\$1,750	\$2,048	60%	37%	
Gerritsen Beach	\$340	\$345	\$323	-1%	5%	
Gowanus	\$1,390	\$1,610	\$1,315	-14%	6%	
Gravesend / Mapleton	\$800	\$830	\$700	-4%	14%	
Greenpoint	\$1,600	\$1,550	\$1,390	3%	15%	
Kensington / Parkville	\$855	\$875	\$850	-2%	1%	
Manhattan Beach	\$1,190	\$1,548	\$993	-23%	20%	
Marine Park / Madison	\$610	\$600	\$545	2%	12%	
Midwood	\$940	\$825	\$714	14%	32%	
Mill Basin	\$564	\$520	\$515	8%	9%	
Park Slope	\$2,200	\$2,125	\$1,900	4%	16%	
Prospect Heights	\$1,830	\$2,570	\$2,941	-29%	-38%	
Prospect Park Lefferts Gardens	\$535	\$550	\$533	-3%	0%	
Red Hook	\$1,200	\$1,560	\$803	-23%	50%	
SeaGate	\$453	\$413	\$523	10%	-13%	
Sheepshead Bay	\$615	\$575	\$515	7%	20%	
Sunset Park	\$980	\$950	\$850	3%	15%	
Vinegar Hill / Dumbo	\$4,175					
Williamsburg	\$1,753	\$1,490	\$850	18%	106%	
Windsor Terrace	\$1,450	\$1,325	\$1,100	9%	32%	

Note: Sale price in thousands

## HOME SALE PRICE (includes all condominium, cooperative units and 1 – 3 family dwellings)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$469</b>	<b>\$471</b>	<b>\$431</b>	<b>0%</b>	<b>9%</b>
Astoria	\$599	\$656	\$575	-9%	4%
Bayside	\$555	\$582	\$551	-5%	1%
Beechhurst/Whitestone	\$527	\$579	\$508	-9%	4%
Breezy Point/Belle Harbor/ Rockaway Park	\$668	\$519	\$558	29%	20%
Briarwood/Jamaica Hills/Hillcrest	\$407	\$439	\$388	-7%	5%
College Point	\$674	\$600	\$577	12%	17%
Corona/East Elmhurst	\$580	\$522	\$471	11%	23%
Douglaston/Little Neck	\$544	\$514	\$501	6%	9%
Floral Park/Bellerose	\$450	\$406	\$420	11%	7%
Flushing	\$542	\$517	\$515	5%	5%
Fresh Meadows/Oakland Gardens	\$424	\$418	\$416	2%	2%
Howard Beach/Broadchannel	\$341	\$358	\$367	-5%	-7%
Jackson Heights/Elmhurst	\$413	\$423	\$387	-2%	7%
Jamaica Estates/Holliswood	\$630	\$682	\$673	-8%	-6%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$364	\$364	\$344	0%	6%
Long Island City	\$870	\$884	\$841	-2%	3%
Middle Village/Maspeth	\$595	\$610	\$518	-2%	15%
Queens Village/Hollis	\$390	\$392	\$377	-1%	3%
Rego Park/Forest Hills/Kew Gardens	\$437	\$447	\$344	-2%	27%
Richmond Hill/ South Ozone Park/Woodhaven	\$448	\$443	\$412	1%	9%
Ridgewood/Glendale	\$592	\$559	\$473	6%	25%
Rockaways/Averne	\$431	\$456	\$376	-6%	15%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$376	\$353	\$319	7%	18%
Sunnyside/Woodside	\$374	\$388	\$347	-3%	8%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$410</b>	<b>\$410</b>	<b>\$375</b>	<b>0%</b>	<b>9%</b>
Astoria	\$480	\$542	\$524	-11%	-8%
Bayside	\$540	\$579	\$535	-7%	1%
Beechhurst/Whitestone	\$415	\$543	\$487	-24%	-15%
Breezy Point/Belle Harbor/ Rockaway Park	\$640	\$575	\$512	11%	25%
Briarwood/Jamaica Hills/Hillcrest	\$308	\$396	\$285	-22%	8%
College Point	\$678	\$540	\$590	26%	15%
Corona/East Elmhurst	\$555	\$519	\$460	7%	21%
Douglaston/Little Neck	\$536	\$310	\$375	73%	43%
Floral Park/Bellerose	\$440	\$388	\$435	14%	1%
Flushing	\$502	\$499	\$471	1%	7%
Fresh Meadows/Oakland Gardens	\$240	\$262	\$235	-8%	2%
Howard Beach/Broadchannel	\$250	\$261	\$285	-4%	-12%
Jackson Heights/Elmhurst	\$330	\$334	\$322	-1%	3%
Jamaica Estates/Holliswood	\$693	\$726	\$715	-5%	-3%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$375	\$365	\$350	3%	7%
Long Island City	\$795	\$800	\$760	-1%	5%
Middle Village/Maspeth	\$589	\$623	\$530	-5%	11%
Queens Village/Hollis	\$405	\$395	\$386	3%	5%
Rego Park/Forest Hills/Kew Gardens	\$275	\$288	\$253	-5%	9%
Richmond Hill/ South Ozone Park/Woodhaven	\$435	\$430	\$405	1%	7%
Ridgewood/Glendale	\$578	\$570	\$499	1%	16%
Rockaways/Averne	\$375	\$407	\$324	-8%	16%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$370	\$343	\$315	8%	17%
Sunnyside/Woodside	\$307	\$289	\$269	6%	14%

Note: Sale price in thousands

## APARTMENT SALE PRICE (includes all condominium, cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$310</b>	<b>\$293</b>	<b>\$285</b>	<b>6%</b>	<b>9%</b>
Astoria	\$396	\$381	\$338	4%	17%
Bayside	\$323	\$328	\$314	-2%	3%
Beechhurst/Whitestone	\$259	\$273	\$292	-5%	-11%
Breezy Point/Belle Harbor/ Rockaway Park	\$252	\$201	\$213	25%	18%
Briarwood/Jamaica Hills/Hillcrest	\$215	\$214	\$189	0%	14%
College Point	\$437	\$461	\$467	-5%	-6%
Corona/East Elmhurst	\$316	\$210	\$209	51%	51%
Douglaston/Little Neck	\$293	\$235	\$257	25%	14%
Floral Park/Bellerose	\$382	\$345	\$357	11%	7%
Flushing	\$350	\$297	\$316	18%	11%
Fresh Meadows/Oakland Gardens	\$220	\$217	\$197	2%	12%
Howard Beach/Broadchannel	\$178	\$169	\$165	5%	7%
Jackson Heights/Elmhurst	\$274	\$275	\$242	0%	13%
Jamaica Estates/Holliswood	\$156	\$159	\$214	-2%	-27%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$240	\$119	\$115	102%	109%
Long Island City	\$893	\$849	\$861	5%	4%
Middle Village/Maspeth	\$259	\$234	\$257	11%	1%
Queens Village/Hollis	\$179		\$157		14%
Rego Park/Forest Hills/Kew Gardens	\$295	\$291	\$271	1%	9%
Richmond Hill/ South Ozone Park/Woodhaven	\$213	\$267	\$264	-20%	-20%
Ridgewood/Glendale	\$334	\$279	\$211	20%	58%
Rockaways/Averne	\$267	\$273	\$327	-2%	-19%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$196	\$134	\$126	47%	56%
Sunnyside/Woodside	\$283	\$272	\$260	4%	9%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$249</b>	<b>\$238</b>	<b>\$231</b>	<b>5%</b>	<b>8%</b>
Astoria	\$406	\$321	\$295	26%	37%
Bayside	\$280	\$262	\$270	7%	4%
Beechhurst/Whitestone	\$243	\$228	\$243	7%	0%
Breezy Point/Belle Harbor/ Rockaway Park	\$240	\$190	\$215	26%	11%
Briarwood/Jamaica Hills/Hillcrest	\$173	\$185	\$164	-7%	5%
College Point	\$433	\$480	\$420	-10%	3%
Corona/East Elmhurst	\$355	\$175	\$152	103%	133%
Douglaston/Little Neck	\$250	\$215	\$236	16%	6%
Floral Park/Bellerose	\$245	\$248	\$247	-1%	-1%
Flushing	\$289	\$264	\$280	10%	3%
Fresh Meadows/Oakland Gardens	\$204	\$210	\$187	-3%	9%
Howard Beach/Broadchannel	\$155	\$159	\$155	-3%	0%
Jackson Heights/Elmhurst	\$255	\$243	\$215	5%	19%
Jamaica Estates/Holliswood	\$143	\$152	\$233	-6%	-39%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$270	\$119	\$115	127%	135%
Long Island City	\$797	\$767	\$767	4%	4%
Middle Village/Maspeth	\$213	\$240	\$251	-11%	-15%
Queens Village/Hollis	\$176		\$157		12%
Rego Park/Forest Hills/Kew Gardens	\$251	\$245	\$240	2%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$213	\$335	\$320	-37%	-34%
Ridgewood/Glendale	\$335	\$222	\$168	51%	99%
Rockaways/Averne	\$280	\$290	\$290	-3%	-3%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$158	\$135	\$120	17%	31%
Sunnyside/Woodside	\$253	\$245	\$240	3%	5%

Note: Sale price in thousands

## APARTMENT SALE PRICE PER SQ. FT. (includes all condominium and cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$433</b>	<b>\$382</b>	<b>\$379</b>	<b>13%</b>	<b>14%</b>
Astoria	\$668	\$608	\$578	10%	16%
Bayside	\$413	\$410	\$395	1%	5%
Beechhurst/Whitestone	\$365	\$324	\$372	13%	-2%
Breezy Point/Belle Harbor/ Rockaway Park	\$328	\$341	\$295	-4%	11%
Briarwood/Jamaica Hills/Hillcrest	\$383	\$366	\$291	5%	31%
College Point	\$460	\$293	\$343	57%	34%
Corona/East Elmhurst	\$373	\$304	\$284	23%	32%
Douglaston/Little Neck	\$383	\$303	\$297	27%	29%
Floral Park/Bellerose	\$419	\$409	\$385	2%	9%
Flushing	\$520	\$382	\$412	36%	26%
Fresh Meadows/Oakland Gardens	\$355	\$357	\$312	0%	14%
Howard Beach/Broadchannel	\$204	\$189	\$180	8%	13%
Jackson Heights/Elmhurst	\$391	\$356	\$339	10%	15%
Jamaica Estates/Holliswood	\$219	\$189	\$221	16%	-1%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$141				
Long Island City	\$1,054	\$981	\$940	7%	12%
Middle Village/Maspeth	\$330	\$323	\$354	2%	-7%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$378	\$369	\$362	2%	4%
Richmond Hill/ South Ozone Park/Woodhaven	\$276	\$231	\$242	20%	14%
Ridgewood/Glendale	\$390	\$292	\$269	34%	45%
Rockaways/Averne	\$210	\$302	\$322	-30%	-35%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$306	\$220	\$190	39%	61%
Sunnyside/Woodside	\$439	\$400	\$375	10%	17%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$397</b>	<b>\$336</b>	<b>\$333</b>	<b>18%</b>	<b>19%</b>
Astoria	\$674	\$638	\$619	6%	9%
Bayside	\$393	\$408	\$360	-4%	9%
Beechhurst/Whitestone	\$336	\$321	\$355	5%	-5%
Breezy Point/Belle Harbor/ Rockaway Park	\$335	\$247	\$294	36%	14%
Briarwood/Jamaica Hills/Hillcrest	\$446	\$357	\$271	25%	64%
College Point	\$455	\$405	\$311	13%	47%
Corona/East Elmhurst	\$383	\$300	\$246	28%	56%
Douglaston/Little Neck	\$389	\$264	\$263	47%	48%
Floral Park/Bellerose	\$440	\$348	\$371	26%	19%
Flushing	\$546	\$328	\$380	66%	44%
Fresh Meadows/Oakland Gardens	\$366	\$339	\$308	8%	19%
Howard Beach/Broadchannel	\$192	\$215	\$178	-11%	8%
Jackson Heights/Elmhurst	\$399	\$344	\$318	16%	25%
Jamaica Estates/Holliswood	\$212	\$209	\$214	1%	-1%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$141				
Long Island City	\$1,084	\$789	\$922	37%	18%
Middle Village/Maspeth	\$296	\$250	\$326	18%	-9%
Queens Village/Hollis		\$350			
Rego Park/Forest Hills/Kew Gardens	\$357	\$322	\$336	11%	6%
Richmond Hill/ South Ozone Park/Woodhaven	\$276	\$221	\$242	25%	14%
Ridgewood/Glendale	\$411	\$249	\$238	65%	73%
Rockaways/Averne	\$216	\$204	\$317	6%	-32%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$291	\$217	\$189	34%	54%
Sunnyside/Woodside	\$415	\$399	\$384	4%	8%

## CONDOMINIUM SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$498</b>	<b>\$468</b>	<b>\$468</b>	<b>6%</b>	<b>6%</b>
Astoria	\$484	\$554	\$458	-13%	6%
Bayside	\$537	\$534	\$477	1%	13%
Beechhurst/Whitestone	\$414	\$497	\$477	-17%	-13%
Breezy Point/Belle Harbor/ Rockaway Park	\$282		\$225		25%
Briarwood/Jamaica Hills/Hillcrest	\$399	\$383	\$337	4%	18%
College Point	\$437	\$461	\$467	-5%	-6%
Corona/East Elmhurst	\$370	\$281	\$313	32%	18%
Douglaston/Little Neck	\$457	\$432	\$493	6%	-7%
Floral Park/Bellerose					
Flushing	\$479	\$424	\$443	13%	8%
Fresh Meadows/Oakland Gardens	\$594	\$365	\$313	63%	90%
Howard Beach/Broadchannel	\$237	\$200	\$238	19%	0%
Jackson Heights/Elmhurst	\$356	\$358	\$329	-1%	8%
Jamaica Estates/Holliswood			\$370		
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$280				
Long Island City	\$991	\$992	\$917	0%	8%
Middle Village/Maspeth	\$363	\$317	\$322	14%	12%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$511	\$511	\$456	0%	12%
Richmond Hill/ South Ozone Park/Woodhaven	\$315	\$267	\$264	18%	19%
Ridgewood/Glendale	\$488	\$407	\$384	20%	27%
Rockaways/Averne	\$267	\$273	\$327	-2%	-19%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$400		\$150		167%
Sunnyside/Woodside	\$435	\$386	\$343	13%	27%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$450</b>	<b>\$410</b>	<b>\$403</b>	<b>10%</b>	<b>12%</b>
Astoria	\$479	\$513	\$490	-7%	-2%
Bayside	\$546	\$520	\$428	5%	28%
Beechhurst/Whitestone	\$410	\$595	\$436	-31%	-6%
Breezy Point/Belle Harbor/ Rockaway Park	\$260		\$225		16%
Briarwood/Jamaica Hills/Hillcrest	\$411	\$389	\$320	5%	28%
College Point	\$433	\$480	\$420	-10%	3%
Corona/East Elmhurst	\$386	\$254	\$310	52%	25%
Douglaston/Little Neck	\$530	\$312	\$468	70%	13%
Floral Park/Bellerose					
Flushing	\$460	\$404	\$405	14%	14%
Fresh Meadows/Oakland Gardens	\$619	\$341	\$295	81%	110%
Howard Beach/Broadchannel	\$250	\$200	\$236	25%	6%
Jackson Heights/Elmhurst	\$355	\$345	\$330	3%	8%
Jamaica Estates/Holliswood			\$370		
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$280				
Long Island City	\$940	\$903	\$809	4%	16%
Middle Village/Maspeth	\$448	\$317	\$354	41%	27%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$450	\$491	\$395	-9%	14%
Richmond Hill/ South Ozone Park/Woodhaven	\$315	\$335	\$320	-6%	-2%
Ridgewood/Glendale	\$456	\$430	\$385	6%	19%
Rockaways/Averne	\$280	\$290	\$290	-3%	-3%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$400		\$150		167%
Sunnyside/Woodside	\$400	\$379	\$328	6%	22%

Note: Sale price in thousands

## CONDOMINIUM SALE PRICE PER SQUARE FOOT

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$567</b>	<b>\$536</b>	<b>\$534</b>	<b>6%</b>	<b>6%</b>
Astoria	\$723	\$695	\$667	4%	9%
Bayside	\$585	\$604	\$556	-3%	5%
Beechhurst/Whitestone	\$490	\$389	\$434	26%	13%
Breezy Point/Belle Harbor/ Rockaway Park	\$364		\$322		13%
Briarwood/Jamaica Hills/Hillcrest	\$459	\$452	\$397	2%	16%
College Point	\$460	\$293	\$343	57%	34%
Corona/East Elmhurst	\$411	\$443	\$407	-7%	1%
Douglaston/Little Neck	\$448	\$450	\$387	0%	16%
Floral Park/Bellerose					
Flushing	\$615	\$499	\$533	23%	15%
Fresh Meadows/Oakland Gardens	\$354	\$489	\$392	-28%	-10%
Howard Beach/Broadchannel	\$246	\$226	\$228	9%	8%
Jackson Heights/Elmhurst	\$466	\$423	\$426	10%	9%
Jamaica Estates/Holliswood			\$473		
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$141				
Long Island City	\$1,054	\$1,016	\$953	4%	11%
Middle Village/Maspeth	\$381	\$530	\$454	-28%	-16%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$513	\$565	\$475	-9%	8%
Richmond Hill/ South Ozone Park/Woodhaven	\$276	\$231	\$242	20%	14%
Ridgewood/Glendale	\$444	\$374	\$433	19%	3%
Rockaways/Averne	\$210	\$302	\$322	-30%	-35%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$509		\$185		176%
Sunnyside/Woodside	\$579	\$546	\$393	6%	47%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$533</b>	<b>\$499</b>	<b>\$494</b>	<b>7%</b>	<b>8%</b>
Astoria	\$730	\$762	\$662	-4%	10%
Bayside	\$612	\$614	\$578	0%	6%
Beechhurst/Whitestone	\$490	\$389	\$434	26%	13%
Breezy Point/Belle Harbor/ Rockaway Park	\$352		\$322		9%
Briarwood/Jamaica Hills/Hillcrest	\$462	\$449	\$412	3%	12%
College Point	\$455	\$276	\$311	65%	47%
Corona/East Elmhurst	\$419	\$470	\$446	-11%	-6%
Douglaston/Little Neck	\$473	\$450	\$380	5%	24%
Floral Park/Bellerose					
Flushing	\$613	\$518	\$537	18%	14%
Fresh Meadows/Oakland Gardens	\$321	\$502	\$446	-36%	-28%
Howard Beach/Broadchannel	\$263	\$220	\$248	20%	6%
Jackson Heights/Elmhurst	\$435	\$419	\$429	4%	1%
Jamaica Estates/Holliswood			\$473		
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$141				
Long Island City	\$1,084	\$1,016	\$924	7%	17%
Middle Village/Maspeth	\$381	\$530	\$503	-28%	-24%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$476	\$566	\$473	-16%	1%
Richmond Hill/ South Ozone Park/Woodhaven	\$276	\$237	\$242	17%	14%
Ridgewood/Glendale	\$438	\$438	\$412	0%	6%
Rockaways/Averne	\$216	\$315	\$317	-31%	-32%
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$509		\$185		176%
Sunnyside/Woodside	\$570	\$526	\$414	8%	38%

## COOPERATIVE SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$249</b>	<b>\$247</b>	<b>\$231</b>	<b>1%</b>	<b>8%</b>
Astoria	\$356	\$310	\$282	15%	26%
Bayside	\$235	\$259	\$246	-9%	-4%
Beechhurst/Whitestone	\$250	\$262	\$257	-5%	-3%
Breezy Point/Belle Harbor/ Rockaway Park	\$206	\$201	\$209	3%	-1%
Briarwood/Jamaica Hills/Hillcrest	\$168	\$173	\$169	-3%	0%
College Point					
Corona/East Elmhurst	\$187	\$154	\$137	22%	36%
Douglaston/Little Neck	\$221	\$199	\$200	11%	10%
Floral Park/Bellerose	\$382	\$345	\$357	11%	7%
Flushing	\$212	\$226	\$212	-6%	0%
Fresh Meadows/Oakland Gardens	\$200	\$202	\$190	-1%	5%
Howard Beach/Broadchannel	\$161	\$162	\$149	-1%	8%
Jackson Heights/Elmhurst	\$254	\$247	\$223	3%	14%
Jamaica Estates/Holliswood	\$156	\$159	\$196	-2%	-20%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$160	\$119	\$115	34%	39%
Long Island City	\$533	\$499	\$508	7%	5%
Middle Village/Maspeth	\$197	\$207	\$222	-5%	-11%
Queens Village/Hollis	\$179		\$157		14%
Rego Park/Forest Hills/Kew Gardens	\$270	\$265	\$255	2%	6%
Richmond Hill/ South Ozone Park/Woodhaven	\$110				
Ridgewood/Glendale	\$161	\$184	\$166	-12%	-3%
Rockaways/Averne					
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$171	\$134	\$123	27%	38%
Sunnyside/Woodside	\$250	\$253	\$223	-1%	12%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$218</b>	<b>\$218</b>	<b>\$203</b>	<b>0%</b>	<b>7%</b>
Astoria	\$347	\$266	\$260	30%	34%
Bayside	\$220	\$239	\$220	-8%	0%
Beechhurst/Whitestone	\$235	\$225	\$225	4%	4%
Breezy Point/Belle Harbor/ Rockaway Park	\$206	\$190	\$206	9%	0%
Briarwood/Jamaica Hills/Hillcrest	\$164	\$164	\$159	0%	3%
College Point					
Corona/East Elmhurst	\$140	\$151	\$123	-7%	14%
Douglaston/Little Neck	\$215	\$213	\$203	1%	6%
Floral Park/Bellerose	\$245	\$248	\$247	-1%	-1%
Flushing	\$213	\$218	\$191	-2%	12%
Fresh Meadows/Oakland Gardens	\$200	\$206	\$185	-3%	8%
Howard Beach/Broadchannel	\$151	\$155	\$148	-3%	2%
Jackson Heights/Elmhurst	\$228	\$220	\$199	3%	14%
Jamaica Estates/Holliswood	\$143	\$152	\$210	-6%	-32%
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$160	\$119	\$115	34%	39%
Long Island City	\$560	\$492	\$513	14%	9%
Middle Village/Maspeth	\$160	\$235	\$235	-32%	-32%
Queens Village/Hollis	\$176		\$157		12%
Rego Park/Forest Hills/Kew Gardens	\$243	\$232	\$228	5%	7%
Richmond Hill/ South Ozone Park/Woodhaven	\$110				
Ridgewood/Glendale	\$165	\$173	\$155	-4%	6%
Rockaways/Averne					
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$154	\$135	\$118	14%	31%
Sunnyside/Woodside	\$234	\$236	\$215	-1%	9%

Note: Sale price in thousands

**COOPERATIVE SALE PRICE PER SQ. FT.**

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$334</b>	<b>\$326</b>	<b>\$313</b>	<b>2%</b>	<b>7%</b>
Astoria	\$479	\$514	\$430	-7%	11%
Bayside	\$292	\$320	\$306	-9%	-5%
Beechhurst/Whitestone	\$339	\$319	\$345	6%	-2%
Breezy Point/Belle Harbor/ Rockaway Park	\$273	\$341	\$282	-20%	-3%
Briarwood/Jamaica Hills/Hillcrest	\$316	\$320	\$265	-1%	20%
College Point					
Corona/East Elmhurst	\$187	\$177	\$201	5%	-7%
Douglaston/Little Neck	\$305	\$263	\$252	16%	21%
Floral Park/Bellerose	\$419	\$409	\$385	2%	9%
Flushing	\$310	\$295	\$285	5%	9%
Fresh Meadows/Oakland Gardens	\$356	\$320	\$302	11%	18%
Howard Beach/Broadchannel	\$181	\$176	\$164	3%	10%
Jackson Heights/Elmhurst	\$359	\$331	\$314	8%	14%
Jamaica Estates/Holliswood	\$219	\$189	\$189	16%	16%
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City		\$566	\$518		
Middle Village/Maspeth	\$178	\$288	\$291	-38%	-39%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$349	\$343	\$350	2%	0%
Richmond Hill/ South Ozone Park/Woodhaven					
Ridgewood/Glendale	\$283	\$245	\$235	16%	20%
Rockaways/Averne					
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$265	\$220	\$191	20%	39%
Sunnyside/Woodside	\$384	\$377	\$365	2%	5%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Queens</b>	<b>\$319</b>	<b>\$310</b>	<b>\$294</b>	<b>3%</b>	<b>8%</b>
Astoria	\$482	\$494	\$415	-2%	16%
Bayside	\$274	\$303	\$281	-10%	-3%
Beechhurst/Whitestone	\$324	\$297	\$314	9%	3%
Breezy Point/Belle Harbor/ Rockaway Park	\$273	\$341	\$282	-20%	-3%
Briarwood/Jamaica Hills/Hillcrest	\$257	\$250	\$229	3%	12%
College Point					
Corona/East Elmhurst	\$187	\$171	\$200	10%	-6%
Douglaston/Little Neck	\$294	\$252	\$237	16%	24%
Floral Park/Bellerose	\$440	\$421	\$371	4%	19%
Flushing	\$298	\$297	\$283	0%	5%
Fresh Meadows/Oakland Gardens	\$367	\$330	\$299	11%	23%
Howard Beach/Broadchannel	\$182	\$176	\$172	3%	6%
Jackson Heights/Elmhurst	\$346	\$325	\$289	6%	20%
Jamaica Estates/Holliswood	\$212	\$198	\$195	7%	9%
Laurelton/Cambria Heights/ St. Albans/Rosedale					
Long Island City		\$566	\$518		
Middle Village/Maspeth	\$178	\$300	\$294	-41%	-40%
Queens Village/Hollis					
Rego Park/Forest Hills/Kew Gardens	\$338	\$323	\$327	5%	3%
Richmond Hill/ South Ozone Park/Woodhaven					
Ridgewood/Glendale	\$292	\$245	\$225	19%	30%
Rockaways/Averne					
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$249	\$212	\$193	17%	29%
Sunnyside/Woodside	\$389	\$360	\$325	8%	19%

## ONE – THREE FAMILY DWELLING SALE PRICE

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Queens</b>	<b>\$579</b>	<b>\$583</b>	<b>\$530</b>	<b>-1%</b>	<b>9%</b>	
Astoria	\$852	\$909	\$757	-6%	13%	
Bayside	\$795	\$800	\$830	-1%	-4%	
Beechhurst/Whitestone	\$789	\$773	\$636	2%	24%	
Breezy Point/Belle Harbor/ Rockaway Park	\$759	\$577	\$631	31%	20%	
Briarwood/Jamaica Hills/Hillcrest	\$689	\$665	\$620	4%	11%	
College Point	\$783	\$654	\$604	20%	30%	
Corona/East Elmhurst	\$631	\$605	\$577	4%	9%	
Douglaston/Little Neck	\$860	\$863	\$804	0%	7%	
Floral Park/Bellerose	\$516	\$480	\$502	7%	3%	
Flushing	\$802	\$757	\$749	6%	7%	
Fresh Meadows/Oakland Gardens	\$794	\$700	\$818	14%	-3%	
Howard Beach/Broadchannel	\$486	\$494	\$503	-2%	-3%	
Jackson Heights/Elmhurst	\$703	\$709	\$629	-1%	12%	
Jamaica Estates/Holliswood	\$866	\$844	\$856	3%	1%	
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$366	\$366	\$347	0%	5%	
Long Island City	\$731	\$1,071	\$548	-32%	33%	
Middle Village/Maspeth	\$624	\$638	\$560	-2%	11%	
Queens Village/Hollis	\$408	\$392	\$395	4%	3%	
Rego Park/Forest Hills/Kew Gardens	\$1,041	\$1,002	\$808	4%	29%	
Richmond Hill/ South Ozone Park/Woodhaven	\$450	\$446	\$414	1%	9%	
Ridgewood/Glendale	\$654	\$608	\$554	7%	18%	
Rockaways/Averne	\$437	\$463	\$379	-6%	15%	
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$382	\$357	\$328	7%	17%	
Sunnyside/Woodside	\$663	\$703	\$644	-6%	3%	
MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Queens</b>	<b>\$535</b>	<b>\$549</b>	<b>\$480</b>	<b>-3%</b>	<b>11%</b>	
Astoria	\$800	\$868	\$738	-8%	8%	
Bayside	\$755	\$799	\$800	-6%	-6%	
Beechhurst/Whitestone	\$710	\$700	\$600	1%	18%	
Breezy Point/Belle Harbor/ Rockaway Park	\$720	\$593	\$585	21%	23%	
Briarwood/Jamaica Hills/Hillcrest	\$657	\$653	\$585	1%	12%	
College Point	\$774	\$673	\$625	15%	24%	
Corona/East Elmhurst	\$595	\$595	\$580	0%	3%	
Douglaston/Little Neck	\$845	\$828	\$759	2%	11%	
Floral Park/Bellerose	\$500	\$471	\$489	6%	2%	
Flushing	\$750	\$745	\$725	1%	3%	
Fresh Meadows/Oakland Gardens	\$776	\$705	\$768	10%	1%	
Howard Beach/Broadchannel	\$529	\$513	\$520	3%	2%	
Jackson Heights/Elmhurst	\$661	\$720	\$610	-8%	8%	
Jamaica Estates/Holliswood	\$860	\$833	\$800	3%	8%	
Laurelton/Cambria Heights/ St. Albans/Rosedale	\$376	\$365	\$350	3%	7%	
Long Island City	\$730	\$920	\$550	-21%	33%	
Middle Village/Maspeth	\$603	\$631	\$545	-5%	11%	
Queens Village/Hollis	\$413	\$395	\$400	5%	3%	
Rego Park/Forest Hills/Kew Gardens	\$919	\$925	\$705	-1%	30%	
Richmond Hill/ South Ozone Park/Woodhaven	\$436	\$430	\$408	1%	7%	
Ridgewood/Glendale	\$645	\$620	\$550	4%	17%	
Rockaways/Averne	\$384	\$416	\$325	-8%	18%	
Springfield Gardens/Jamaica/ South Jamaica/Baisley Park	\$373	\$345	\$319	8%	17%	
Sunnyside/Woodside	\$680	\$685	\$662	-1%	3%	

Note: Sale price in thousands

**HOME SALE PRICE** (includes all condominium, cooperative units and 1 – 3 family dwellings)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$364</b>	<b>\$381</b>	<b>\$341</b>	<b>-5%</b>	<b>7%</b>
Bathgate / Crotona Park / East Tremont	\$374	\$386	\$309	-3%	21%
Baychester / Coop City	\$412	\$366	\$345	13%	19%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$398	\$416	\$371	-4%	7%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$402	\$424	\$379	-5%	6%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$336	\$307	\$332	9%	1%
Highbidge / Morris Heights / Mount Hope	\$348	\$458	\$338	-24%	3%
Kingsbridge / Jerome Park /Bedford Park / Norwood	\$246	\$279	\$343	-12%	-28%
Melrose / Morrisania	\$280	\$324	\$269	-14%	4%
Mott Haven / Port Morris / Hunts Point	\$451	\$327	\$317	38%	42%
Parkchester / Westchester Square / Castle Hill / Soundview	\$312	\$325	\$324	-4%	-4%
Pelham Parkway South / Morris Park / Van Nest	\$385	\$417	\$380	-8%	2%
Riverdale / Fieldston	\$413	\$477	\$329	-13%	25%
Woodlawn / Williamsbridge	\$366	\$349	\$362	5%	1%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$356</b>	<b>\$360</b>	<b>\$330</b>	<b>-1%</b>	<b>8%</b>
Bathgate / Crotona Park / East Tremont	\$394	\$387	\$297	2%	33%
Baychester / Coop City	\$431	\$350	\$337	23%	28%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$410	\$410	\$365	0%	12%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$404	\$410	\$378	-1%	7%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$325	\$260	\$349	25%	-7%
Highbidge / Morris Heights / Mount Hope	\$283	\$390	\$314	-28%	-10%
Kingsbridge / Jerome Park /Bedford Park / Norwood	\$195	\$265	\$321	-26%	-39%
Melrose / Morrisania	\$233	\$329	\$237	-29%	-1%
Mott Haven / Port Morris / Hunts Point	\$455	\$338	\$278	35%	64%
Parkchester / Westchester Square / Castle Hill / Soundview	\$318	\$340	\$340	-6%	-6%
Pelham Parkway South / Morris Park / Van Nest	\$431	\$425	\$370	1%	17%
Riverdale / Fieldston	\$296	\$320	\$221	-8%	34%
Woodlawn / Williamsbridge	\$363	\$350	\$367	4%	-1%

Note: Sale price in thousands

**APARTMENT SALE PRICE** (includes all condominium, cooperative units)

<b>AVERAGE</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Percent Change</b>	
				<b>1q15</b>	<b>2q14</b>
<b>Bronx</b>	<b>\$252</b>	<b>\$254</b>	<b>\$254</b>	<b>-1%</b>	<b>-1%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$175	\$131		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$156	\$190	\$172	-18%	-9%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$364	\$296	\$324	23%	12%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$146	\$150	\$131	-2%	12%
Highbridge / Morris Heights / Mount Hope	\$138	\$191		-28%	
Kingsbridge / Jerome Park /Bedford Park / Norwood	\$171	\$198	\$296	-13%	-42%
Melrose / Morrisania	\$198	\$168	\$180	18%	10%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$133	\$148	\$140	-10%	-5%
Pelham Parkway South / Morris Park / Van Nest	\$149	\$154	\$161	-4%	-7%
Riverdale / Fieldston	\$340	\$328	\$297	4%	15%
Woodlawn / Williamsbridge	\$142		\$175		-19%
<b>MEDIAN</b>					
	<b>2q15</b>	<b>1q15</b>	<b>2q14</b>	<b>Percent Change</b>	
				<b>1q15</b>	<b>2q14</b>
<b>Bronx</b>	<b>\$182</b>	<b>\$200</b>	<b>\$178</b>	<b>-9%</b>	<b>2%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$175	\$130		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$153	\$200	\$170	-23%	-10%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$340	\$349	\$305	-3%	11%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$142	\$150	\$131	-5%	8%
Highbridge / Morris Heights / Mount Hope	\$138	\$191		-28%	
Kingsbridge / Jerome Park /Bedford Park / Norwood	\$157	\$165	\$165	-5%	-5%
Melrose / Morrisania	\$190	\$176	\$178	8%	7%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$130	\$140	\$131	-7%	-1%
Pelham Parkway South / Morris Park / Van Nest	\$109	\$153	\$152	-29%	-28%
Riverdale / Fieldston	\$264	\$264	\$208	0%	27%
Woodlawn / Williamsbridge	\$132		\$175		-24%

Note: Sale price in thousands

APARTMENT SALE PRICE PER SQ. FT. (includes all condominium and cooperative units)

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$243</b>	<b>\$282</b>	<b>\$271</b>	<b>-14%</b>	<b>-10%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$153	\$145		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$222	\$237	\$215	-6%	3%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$350	\$307	\$300	14%	17%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$151	\$179	\$145	-15%	4%
Highbidge / Morris Heights / Mount Hope	\$149				
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$237	\$220	\$305	8%	-22%
Melrose / Morrisania	\$219	\$221	\$187	-1%	17%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$168	\$186	\$179	-10%	-6%
Pelham Parkway South / Morris Park / Van Nest	\$201	\$141	\$148	42%	36%
Riverdale / Fieldston	\$310	\$346	\$303	-10%	2%
Woodlawn / Williamsbridge	\$211		\$251		-16%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$211</b>	<b>\$259</b>	<b>\$233</b>	<b>-18%</b>	<b>-9%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$153	\$145		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$222	\$237	\$213	-6%	4%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$364	\$308	\$323	18%	12%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$146	\$179	\$145	-18%	1%
Highbidge / Morris Heights / Mount Hope	\$149				
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$220	\$233	\$210	-5%	5%
Melrose / Morrisania	\$210	\$226	\$172	-7%	22%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$163	\$165	\$173	-1%	-6%
Pelham Parkway South / Morris Park / Van Nest	\$201	\$141	\$137	42%	46%
Riverdale / Fieldston	\$303	\$339	\$276	-10%	10%
Woodlawn / Williamsbridge	\$192		\$251		-23%

## CONDOMINIUM SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$245</b>	<b>\$270</b>	<b>\$322</b>	<b>-9%</b>	<b>-24%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$153	\$205	\$173	-25%	-11%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$430	\$354	\$433	21%	-1%
Fordham / Belmont / Kingsbridge Heights / University Heights			\$122		
Highbidge / Morris Heights / Mount Hope	\$140				
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$573	\$569	\$507	1%	13%
Melrose / Morrisania	\$190	\$180	\$168	5%	13%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$129	\$151	\$142	-14%	-9%
Pelham Parkway South / Morris Park / Van Nest	\$268				
Riverdale / Fieldston	\$891	\$496	\$600	80%	48%
Woodlawn / Williamsbridge	\$203				
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$140</b>	<b>\$186</b>	<b>\$184</b>	<b>-25%</b>	<b>-24%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$153	\$205	\$170	-25%	-10%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$395	\$350	\$373	13%	6%
Fordham / Belmont / Kingsbridge Heights / University Heights			\$122		
Highbidge / Morris Heights / Mount Hope	\$140				
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$573	\$569	\$489	1%	17%
Melrose / Morrisania	\$190	\$180	\$178	6%	7%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$124	\$140	\$137	-11%	-9%
Pelham Parkway South / Morris Park / Van Nest	\$268				
Riverdale / Fieldston	\$994	\$363	\$453	174%	120%
Woodlawn / Williamsbridge	\$203				

Note: Sale price in thousands

## CONDOMINIUM SALE PRICE PER SQUARE FOOT

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$216</b>	<b>\$274</b>	<b>\$292</b>	<b>-21%</b>	<b>-26%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$191	\$256	\$198	-25%	-3%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$350	\$285	\$361	23%	-3%
Fordham / Belmont / Kingsbridge Heights / University Heights					
Highbidge / Morris Heights / Mount Hope	\$149				
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$491		\$524		-6%
Melrose / Morrisania	\$173	\$175	\$134	-1%	29%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$168	\$190	\$179	-12%	-6%
Pelham Parkway South / Morris Park / Van Nest	\$264				
Riverdale / Fieldston	\$400	\$475	\$434	-16%	-8%
Woodlawn / Williamsbridge	\$289				
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$178</b>	<b>\$208</b>	<b>\$214</b>	<b>-14%</b>	<b>-17%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City					
Bronxdale / Pelham Gardens / Pelham Parkway North	\$191	\$256	\$200	-25%	-4%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$364	\$308	\$362	18%	1%
Fordham / Belmont / Kingsbridge Heights / University Heights					
Highbidge / Morris Heights / Mount Hope	\$149				
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$491		\$477		3%
Melrose / Morrisania	\$173	\$175	\$135	-1%	28%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$163	\$165	\$173	-1%	-6%
Pelham Parkway South / Morris Park / Van Nest	\$264				
Riverdale / Fieldston	\$470	\$502	\$390	-6%	20%
Woodlawn / Williamsbridge	\$289				

## COOPERATIVE SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$254</b>	<b>\$248</b>	<b>\$225</b>	<b>2%</b>	<b>13%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$175	\$131		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$157	\$183	\$171	-14%	-8%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$132	\$152	\$162	-13%	-18%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$146	\$150	\$140	-2%	4%
Highbridge / Morris Heights / Mount Hope	\$135	\$191		-29%	
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$153	\$181	\$156	-15%	-2%
Melrose / Morrisania	\$201	\$166	\$189	21%	6%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$177	\$133	\$116	33%	52%
Pelham Parkway South / Morris Park / Van Nest	\$132	\$154	\$161	-15%	-18%
Riverdale / Fieldston	\$318	\$306	\$253	4%	26%
Woodlawn / Williamsbridge	\$132		\$175		-25%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$195</b>	<b>\$201</b>	<b>\$177</b>	<b>-3%</b>	<b>10%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$175	\$130		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$157	\$183	\$171	-14%	-8%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$132	\$152	\$161	-13%	-18%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$142	\$150	\$140	-5%	1%
Highbridge / Morris Heights / Mount Hope	\$135	\$191		-29%	
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$156	\$153	\$145	3%	8%
Melrose / Morrisania	\$196	\$172	\$186	14%	5%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview	\$175	\$126	\$116	39%	51%
Pelham Parkway South / Morris Park / Van Nest	\$107	\$153	\$152	-30%	-29%
Riverdale / Fieldston	\$260	\$255	\$190	2%	37%
Woodlawn / Williamsbridge	\$127		\$175		-27%

Note: Sale price in thousands

## COOPERATIVE SALE PRICE PER SQ. FT.

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$262</b>	<b>\$285</b>	<b>\$262</b>	<b>-8%</b>	<b>0%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$153	\$145		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$252	\$217	\$240	16%	5%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville		\$364	\$238		
Fordham / Belmont / Kingsbridge Heights / University Heights	\$151	\$179	\$145	-15%	4%
Highbridge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$209	\$220	\$184	-5%	14%
Melrose / Morrisania	\$239	\$226	\$229	6%	4%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview		\$152			
Pelham Parkway South / Morris Park / Van Nest	\$138	\$141	\$148	-3%	-7%
Riverdale / Fieldston	\$301	\$324	\$282	-7%	7%
Woodlawn / Williamsbridge	\$185		\$251		-26%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$244</b>	<b>\$272</b>	<b>\$242</b>	<b>-11%</b>	<b>1%</b>
Bathgate / Crotona Park / East Tremont					
Baychester / Coop City		\$153	\$145		
Bronxdale / Pelham Gardens / Pelham Parkway North	\$252	\$217	\$240	16%	5%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville		\$364	\$237		
Fordham / Belmont / Kingsbridge Heights / University Heights	\$146	\$179	\$145	-18%	1%
Highbridge / Morris Heights / Mount Hope					
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$214	\$233	\$184	-8%	17%
Melrose / Morrisania	\$245	\$243	\$248	1%	-1%
Mott Haven / Port Morris / Hunts Point					
Parkchester / Westchester Square / Castle Hill / Soundview		\$163			
Pelham Parkway South / Morris Park / Van Nest	\$138	\$141	\$137	-3%	0%
Riverdale / Fieldston	\$301	\$314	\$258	-4%	17%
Woodlawn / Williamsbridge	\$186		\$251		-26%

## ONE – THREE FAMILY DWELLING SALE PRICE

AVERAGE					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$412</b>	<b>\$420</b>	<b>\$379</b>	<b>-2%</b>	<b>9%</b>
Bathgate / Crotona Park / East Tremont	\$374	\$386	\$309	-3%	21%
Baychester / Coop City	\$412	\$370	\$381	11%	8%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$411	\$428	\$393	-4%	5%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$405	\$434	\$386	-7%	5%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$399	\$318	\$357	25%	12%
Highbidge / Morris Heights / Mount Hope	\$390	\$492	\$338	-21%	15%
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$340	\$356	\$378	-4%	-10%
Melrose / Morrisania	\$348	\$390	\$319	-11%	9%
Mott Haven / Port Morris / Hunts Point	\$451	\$327	\$317	38%	42%
Parkchester / Westchester Square / Castle Hill / Soundview	\$387	\$384	\$385	1%	0%
Pelham Parkway South / Morris Park / Van Nest	\$471	\$441	\$416	7%	13%
Riverdale / Fieldston	\$832	\$1,074	\$924	-23%	-10%
Woodlawn / Williamsbridge	\$385	\$349	\$365	10%	6%
MEDIAN					
	2q15	1q15	2q14	Percent Change	
				1q15	2q14
<b>Bronx</b>	<b>\$410</b>	<b>\$391</b>	<b>\$370</b>	<b>5%</b>	<b>11%</b>
Bathgate / Crotona Park / East Tremont	\$394	\$387	\$297	2%	33%
Baychester / Coop City	\$431	\$351	\$377	23%	14%
Bronxdale / Pelham Gardens / Pelham Parkway North	\$418	\$421	\$380	-1%	10%
City Island / Pelham Bay / Pelham Strip / Country Club / Throgs Neck / Schuylerville	\$409	\$421	\$382	-3%	7%
Fordham / Belmont / Kingsbridge Heights / University Heights	\$360	\$315	\$377	14%	-4%
Highbidge / Morris Heights / Mount Hope	\$335	\$425	\$314	-21%	7%
Kingsbridge / Jerome Park / Bedford Park / Norwood	\$359	\$292	\$365	23%	-2%
Melrose / Morrisania	\$344	\$392	\$290	-12%	19%
Mott Haven / Port Morris / Hunts Point	\$455	\$338	\$278	35%	64%
Parkchester / Westchester Square / Castle Hill / Soundview	\$413	\$381	\$383	8%	8%
Pelham Parkway South / Morris Park / Van Nest	\$458	\$430	\$385	6%	19%
Riverdale / Fieldston	\$765	\$999	\$505	-23%	51%
Woodlawn / Williamsbridge	\$375	\$350	\$367	7%	2%

## ONE – THREE FAMILY DWELLING SALE PRICE

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Staten Island</b>	<b>\$436</b>	<b>\$449</b>	<b>\$420</b>	<b>-3%</b>	<b>4%</b>	
Annadale	\$618	\$644	\$630	-4%	-2%	
Arden Heights	\$345	\$326	\$362	6%	-5%	
Arrochar	\$495	\$520	\$435	-5%	14%	
Arrochar-Shore Acres	\$812	\$324	\$272	151%	199%	
Bloomfield						
Bulls Head	\$426	\$410	\$399	4%	7%	
Castleton Corners	\$432	\$470	\$419	-8%	3%	
Clove Lakes	\$483	\$549	\$446	-12%	8%	
Concord	\$298	\$299	\$224	0%	33%	
Concord-Fox Hills	\$250	\$236	\$258	6%	-3%	
Dongan Hills	\$437	\$393	\$401	11%	9%	
Dongan Hills-Colony	\$710	\$679	\$637	5%	11%	
Dongan Hills-Old Town						
Eltingville	\$444	\$420	\$434	6%	2%	
Emerson Hill	\$894	\$996	\$835	-10%	7%	
Fresh Kills	\$600					
Grant City	\$386	\$489	\$555	-21%	-30%	
Grasmere	\$532	\$514	\$455	4%	17%	
Great Kills	\$425	\$442	\$460	-4%	-8%	
Great Kills-Bay Terrace	\$477	\$473	\$436	1%	9%	
Grymes Hill	\$468	\$623	\$348	-25%	35%	
Huguenot	\$516	\$619	\$662	-17%	-22%	
La Tourette Park						
Livingston	\$369	\$427	\$395	-14%	-7%	
Manor Heights	\$469	\$433	\$391	8%	20%	
Mariners Harbor	\$264	\$263	\$254	0%	4%	
Midland Beach	\$406	\$390	\$354	4%	15%	
New Brighton	\$297	\$278	\$292	7%	2%	
New Brighton-St. George						
New Dorp	\$473	\$470	\$426	1%	11%	
New Dorp-Beach	\$314	\$335	\$320	-6%	-2%	
New Dorp-Heights	\$507	\$478	\$499	6%	2%	
New Springville	\$447	\$479	\$419	-7%	7%	
Oakwood	\$508	\$479	\$547	6%	-7%	
Oakwood-Beach	\$391	\$485	\$450	-19%	-13%	
Pleasant Plains	\$828	\$528	\$581	57%	42%	
Port Ivory	\$219	\$226	\$294	-3%	-26%	
Port Richmond	\$271	\$304	\$316	-11%	-14%	
Princes Bay	\$563	\$637	\$609	-12%	-8%	

Note: Sale price in thousands

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## ONE – THREE FAMILY DWELLING SALE PRICE

AVERAGE						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
Richmondton	\$646	\$599	\$594	8%		9%
Richmondton-Lighthills Hill	\$949	\$829	\$1,300	14%		-27%
Rosebank	\$347	\$368	\$346	-6%		0%
Rossville	\$624	\$388	\$362	61%		73%
Rossville-Charleston	\$550	\$456	\$542	21%		1%
Rossville-Port Mobil						
Rossville-Richmond Valley		\$630				
Silver Lake	\$469	\$598	\$301	-22%		56%
South Beach	\$388	\$431	\$380	-10%		2%
Stapleton	\$295	\$300	\$234	-2%		26%
Stapleton-Clifton	\$298	\$345	\$278	-14%		7%
Sunnyside	\$366	\$409	\$359	-11%		2%
Todt Hill	\$1,498	\$1,220	\$705	23%		113%
Tompkinsville	\$371	\$397	\$331	-7%		12%
Tottenville	\$522	\$495	\$535	5%		-2%
Travis	\$397	\$379	\$291	5%		36%
West New Brighton	\$347	\$386	\$336	-10%		3%
Westerleigh	\$438	\$418	\$406	5%		8%
Willowbrook	\$479	\$425	\$457	13%		5%
Willowbrook-Seaview						
Woodrow	\$455	\$432	\$418	5%		9%

Note: Sale price in thousands

## ONE – THREE FAMILY DWELLING SALE PRICE

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
<b>Staten Island</b>	<b>\$415</b>	<b>\$425</b>	<b>\$398</b>	<b>-2%</b>	<b>4%</b>	
Annadale	\$593	\$675	\$545	-12%	9%	
Arden Heights	\$332	\$304	\$368	9%	-10%	
Arrochar	\$555	\$450	\$435	23%	28%	
Arrochar-Shore Acres	\$812	\$324	\$272	151%	199%	
Bloomfield						
Bulls Head	\$427	\$400	\$415	7%	3%	
Castleton Corners	\$425	\$456	\$400	-7%	6%	
Clove Lakes	\$450	\$525	\$450	-14%	0%	
Concord	\$275	\$298	\$233	-8%	18%	
Concord-Fox Hills	\$258	\$229	\$245	13%	5%	
Dongan Hills	\$420	\$393	\$358	7%	17%	
Dongan Hills-Colony	\$683	\$585	\$634	17%	8%	
Dongan Hills-Old Town						
Eltingville	\$429	\$405	\$405	6%	6%	
Emerson Hill	\$894	\$948	\$835	-6%	7%	
Fresh Kills	\$600					
Grant City	\$400	\$435	\$437	-8%	-8%	
Grasmere	\$515	\$400	\$400	29%	29%	
Great Kills	\$415	\$420	\$433	-1%	-4%	
Great Kills-Bay Terrace	\$515	\$464	\$415	11%	24%	
Grymes Hill	\$445	\$600	\$283	-26%	57%	
Huguenot	\$545	\$523	\$650	4%	-16%	
La Tourette Park						
Livingston	\$365	\$425	\$395	-14%	-8%	
Manor Heights	\$497	\$390	\$380	27%	31%	
Mariners Harbor	\$249	\$254	\$254	-2%	-2%	
Midland Beach	\$403	\$406	\$333	-1%	21%	
New Brighton	\$300	\$273	\$292	10%	3%	
New Brighton-St. George						
New Dorp	\$475	\$460	\$426	3%	12%	
New Dorp-Beach	\$328	\$335	\$335	-2%	-2%	
New Dorp-Heights	\$473	\$443	\$443	7%	7%	
New Springville	\$440	\$451	\$413	-2%	7%	
Oakwood	\$405	\$470	\$440	-14%	-8%	
Oakwood-Beach	\$395	\$434	\$434	-9%	-9%	
Pleasant Plains	\$930	\$490	\$605	90%	54%	
Port Ivory	\$219	\$226	\$283	-3%	-23%	
Port Richmond	\$240	\$285	\$305	-16%	-21%	
Princes Bay	\$552	\$560	\$550	-1%	0%	

Note: Sale price in thousands

Continued on next page

## ONE – THREE FAMILY DWELLING SALE PRICE

MEDIAN						
	2q15	1q15	2q14	Percent Change		
				1q15	2q14	
Richmondton	\$538	\$548	\$655	-2%		-18%
Richmondton-Lighths Hill	\$949	\$729	\$1,300	30%		-27%
Rosebank	\$330	\$370	\$338	-11%		-2%
Rossville	\$645	\$348	\$335	86%		93%
Rossville-Charleston	\$550	\$468	\$542	18%		1%
Rossville-Port Mobil						
Rossville-Richmond Valley		\$630				
Silver Lake	\$465	\$541	\$301	-14%		54%
South Beach	\$375	\$425	\$347	-12%		8%
Stapleton	\$255	\$240	\$195	6%		31%
Stapleton-Clifton	\$320	\$355	\$305	-10%		5%
Sunnyside	\$375	\$425	\$360	-12%		4%
Todt Hill	\$1,500	\$1,340	\$705	12%		113%
Tompkinsville	\$345	\$350	\$345	-1%		0%
Tottenville	\$515	\$429	\$575	20%		-10%
Travis	\$425	\$395	\$287	8%		48%
West New Brighton	\$340	\$353	\$313	-4%		8%
Westerleigh	\$408	\$370	\$400	10%		2%
Willowbrook	\$480	\$425	\$413	13%		16%
Willowbrook-Seaview						
Woodrow	\$460	\$485	\$451	-5%		2%

Note: Sale price in thousands

## MANHATTAN TOWNHOUSE SALES DATA

Address	Recorded Date	Price	Neighborhood	Bldg Class	Stories	Bldg Depth (Feet)	Bldg Front (Feet)
278 West 11 Street	4/15/15	\$25,000,000	West Village	A4	3	48	25
26 East 80 Street	5/14/15	\$19,850,000	Upper East Side	A4	4	54	23
20 East 10 Street	6/29/15	\$18,250,000	Greenwich Village	A9	4	57	25
24 Downing Street	6/30/15	\$16,331,696	West Village	B1	5	45	47
18 West 11 Street	6/9/15	\$12,000,000	Greenwich Village	A4	3	94	21
32 Grove Street	5/21/15	\$11,250,000	West Village	B1	3	38	21
147 East 63 Street	6/5/15	\$10,500,000	Upper East Side	A4	4	65	16
36 East 64 Street	5/7/15	\$10,000,000	Upper East Side	B9	4	88	17
182 East 75 Street	5/18/15	\$9,280,000	Upper East Side	B3	4	60	18
52 West 10 Street	6/5/15	\$9,040,000	Greenwich Village	B2	3	74	21
46 Horatio Street	5/20/15	\$8,750,000	West Village	B1	3	55	20
125 East 78 Street	6/18/15	\$8,700,000	Upper East Side	B1	4	50	18
404 West 20 Street	4/30/15	\$7,425,000	Chelsea/Flatiron	B3	3	37	25
362 West 19 Street	6/11/15	\$7,000,000	Chelsea/Flatiron	B9	3	38	20
514 Broome Street	5/21/15	\$6,887,278	SoHo	B1	3	36	19
113 East 91 Street	5/27/15	\$6,665,000	Upper East Side	A9	3	50	15
209 East 61 Street	4/24/15	\$6,404,300	Upper East Side	B3	3	50	20
44 Horatio Street	6/1/15	\$6,250,000	West Village	B9	3	35	20
687 Greenwich Street	4/14/15	\$5,925,000	West Village	A9	3	23	30
141 East 18 Street	5/27/15	\$5,800,000	Gramercy/Kips Bay	C0	4	57	14
163 West 95 Street	6/24/15	\$5,675,000	Upper West Side	C0	3	58	18
9 Commerce Street	4/8/15	\$5,550,000	West Village	C0	3	35	19
125 West 87 Street	5/27/15	\$5,400,000	Upper West Side	B9	3	50	17
433 East 85 Street	4/30/15	\$5,300,000	Upper East Side	C0	3	57	16
130 Beekman Street	5/15/15	\$5,250,000	Financial/Seaport	A9	5	25	18
58 Downing Street	4/16/15	\$5,137,500	West Village	A9	3	32	16
79 Christopher Street	5/20/15	\$4,600,000	West Village	A4	3	37	14
5C Carmine Street	5/18/15	\$4,500,000	West Village	A9	3	26	18
33 West 94 Street	6/11/15	\$4,400,000	Upper West Side	B9	4	70	12
339 East 87 Street	6/8/15	\$3,900,000	Upper East Side	B9	3	50	17
730 St. Nicholas Avenue	6/10/15	\$3,750,000	Washington Heights	B9	4	54	30
136 East 38 Street	6/30/15	\$3,625,000	Murray Hill	A4	6	24	20
135 West 120 Street	6/2/15	\$3,350,000	West Harlem	C0	3	65	20
416 West 147 Street	5/20/15	\$2,890,000	Washington Heights	B1	3	58	20
16 Hamilton Terrace	6/30/15	\$2,825,000	West Harlem	A9	3	52	16
55 West 130 Street	6/25/15	\$2,775,000	West Harlem	A9	4	52	20
212 West 122 Street	6/23/15	\$2,500,000	West Harlem	C0	3	60	15
464 West 141 Street	4/7/15	\$2,350,000	West Harlem	C0	4	68	18
251 West 138 Street	5/29/15	\$2,345,000	West Harlem	A5	3	56	20
254 West 132 Street	4/2/15	\$2,250,000	West Harlem	B1	3	50	18
2038 Madison Avenue	4/27/15	\$2,200,000	East Harlem	B1	3	50	16
165 West 129 Street	4/28/15	\$2,100,000	West Harlem	C0	3	42	19
43 Hamilton Terrace	4/3/15	\$1,985,000	West Harlem	B9	4	50	19
222 West 139 Street	4/16/15	\$1,925,000	West Harlem	C0	3	64	17
147 West 129 Street	5/14/15	\$1,900,000	West Harlem	B1	3	99	16
469 West 143 Street	6/16/15	\$1,896,000	West Harlem	A4	5	59	18
519 West 148 Street	6/25/15	\$1,817,000	Washington Heights	C0	3	54	16
237 West 136 Street	5/28/15	\$1,650,000	West Harlem	B1	3	40	16