

WEST VILLAGE

A monthly analysis of residential sales
in West Village, Manhattan

June 2016



The RATNER Team Market Reports

Residential Market Report, June 2016

West Village, Manhattan

SUMMARY

MEDIAN SALE PRICE

\$1.21M

-19% YoY

NO. OF TRANSACTIONS

33

14% YoY

MEDIAN PRICE/SQ.FT.

\$1,769

-8% YoY

MANHATTAN
MEDIAN SALE PRICE

\$1.05M

5% YoY

NEIGHBORHOOD BOUNDARIES



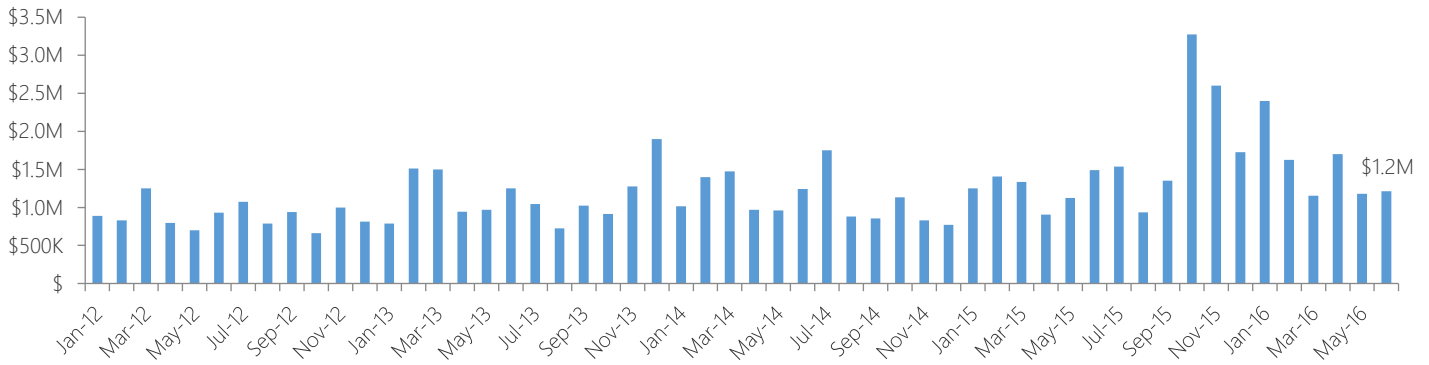
o: 718-747-8215 | c: 347-501-0860 | e: Contact@TheRatnerTeam.com

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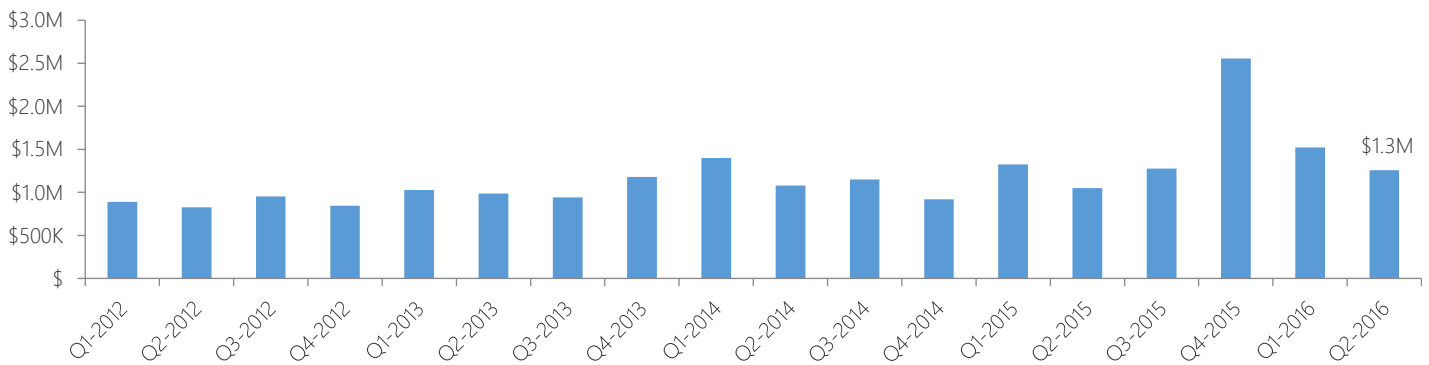
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RESIDENTIAL STATS

Median Sale Price by Month

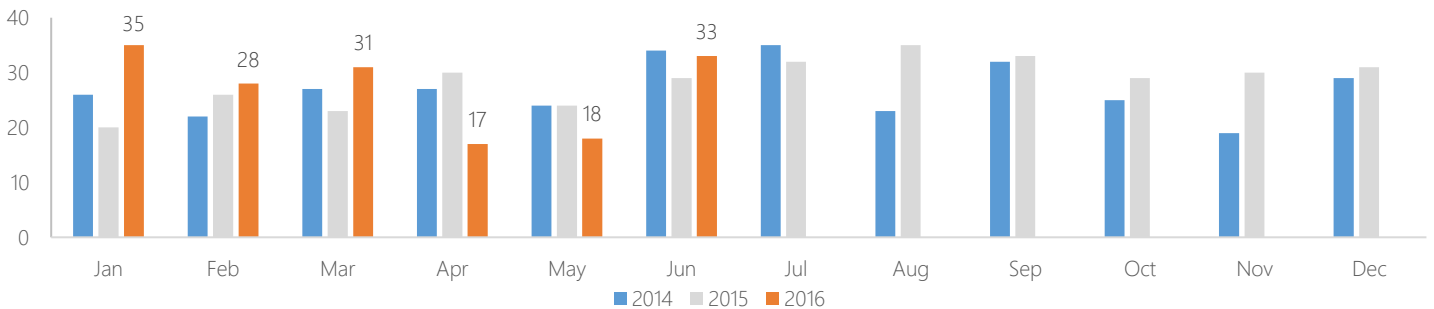


Median Sale Price by Quarter



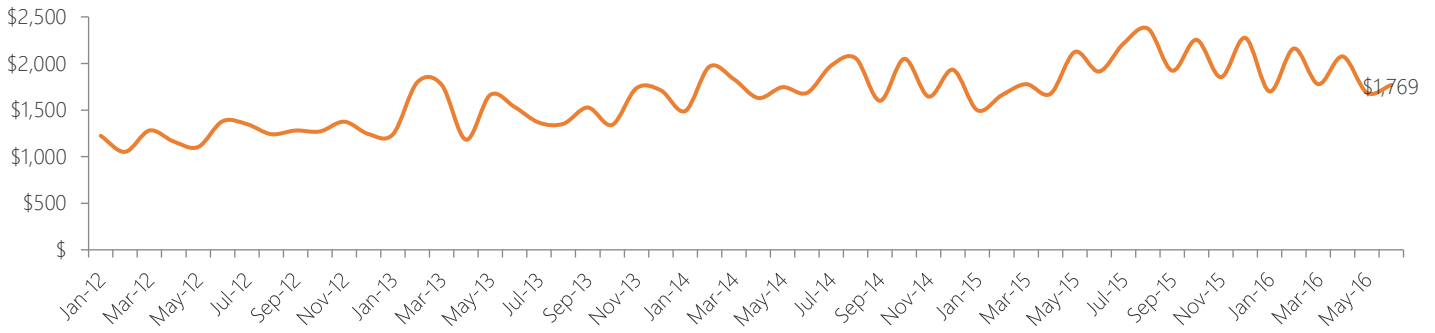
Number of Transactions

Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
2011	14	21	23	31	24	39	27	30	25	20	16	17
2012	24	17	28	30	24	32	36	39	28	22	29	28
2013	16	18	15	25	33	27	44	38	39	37	25	31
2014	26	22	27	27	24	34	35	23	32	25	19	29
2015	20	26	23	30	24	29	32	35	33	29	30	31
2016	35	28	31	17	18	33						



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Median Sale Price per Square Foot

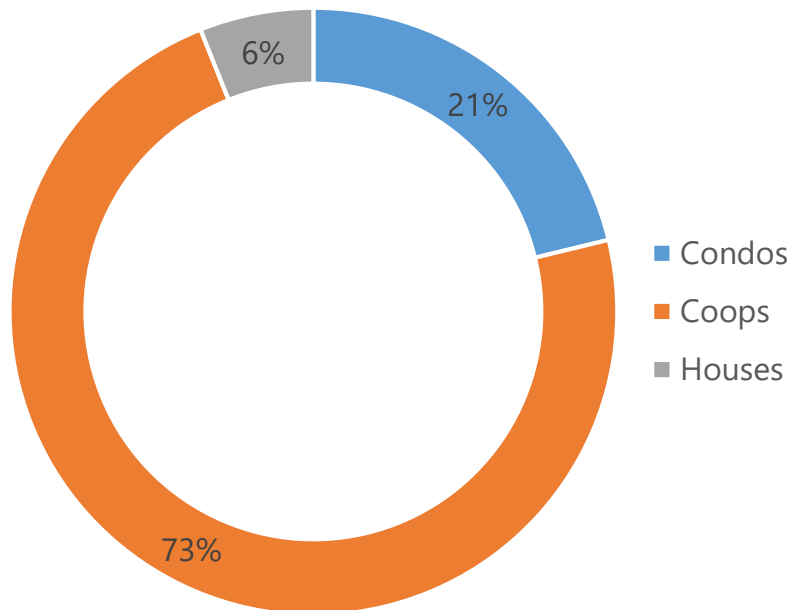


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$4,937,500	0%	\$2,400	-19%	7
Coops	\$912,500	-9%	\$1,594	6%	24
Houses	\$10,950,000	-10%	\$2,631	-25%	2

Number of Sales by Building Type



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LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
41 Charles St	1-00612-0040	30-Jun-16	\$14,500,000	House	3,474
150 Charles Street #6DN	1-00636-1263	7-Jun-16	\$7,500,000	Condo	2,268
36 Commerce St	1-00584-0028	2-Jun-16	\$7,400,000	House	6,804
150 Charles Street #3AN	1-00636-1223	7-Jun-16	\$6,136,728	Condo	2,414
1 Morton Square #L6	1-00602-1144	1-Jun-16	\$5,375,000	Condo	2,185
719-723 Greenwich St #3S	1-00632-0039	14-Jun-16	\$4,970,000	Coop	
400 West 12 Street #8B	1-00640-1031	15-Jun-16	\$4,500,000	Condo	2,169
245-251 W 12 St #4D	1-00615-0086	15-Jun-16	\$3,995,000	Coop	2,300
92 Horatio St #4GF	1-00642-0042	29-Jun-16	\$2,150,000	Coop	
23-33 Greenwich Ave #14G	1-00611-0065	8-Jun-16	\$2,150,000	Coop	
366 West 11 Street #3B	1-00637-1114	2-Jun-16	\$1,360,000	Condo	581
130 Barrow Street #406	1-00604-1051	2-Jun-16	\$1,342,500	Condo	900
211 W 10 St #4C	1-00620-0082	16-Jun-16	\$1,275,000	Coop	800
838-840 Greenwich St #PHE	1-00643-0057	22-Jun-16	\$1,265,000	Coop	
71 Bank Street #101	1-00624-1010	13-Jun-16	\$1,247,000	Coop	1,684
167 Perry St #6L	1-00637-0081	2-Jun-16	\$1,175,000	Coop	
350 Bleecker St #4M	1-00620-0019	28-Jun-16	\$1,150,000	Coop	650
211 W 10 St #2B	1-00620-0082	8-Jun-16	\$1,055,500	Coop	
462 Hudson Street #B3	1-00584-1002	7-Jun-16	\$975,000	Coop	
462 Hudson Street #B5	1-00584-1002	15-Jun-16	\$850,000	Coop	
717 Washington St #1	1-00633-0006	21-Jun-16	\$750,000	Coop	
815-817 Greenwich St #1D	1-00626-0004	16-Jun-16	\$725,000	Coop	
54-60 8 Ave #2J	1-00616-0011	28-Jun-16	\$710,000	Coop	
2 Horatio Street #5E	1-00616-1002	6-Jun-16	\$680,000	Coop	500
482-486 Hudson St #5B	1-00585-0012	16-Jun-16	\$580,000	Coop	
77 Perry St #1C	1-00622-0065	27-Jun-16	\$540,000	Coop	
622 Hudson St #3C	1-00625-0026	17-Jun-16	\$505,000	Coop	
622 Hudson St #1C	1-00625-0026	16-Jun-16	\$480,000	Coop	
51 Jane St #5	1-00626-0054	2-Jun-16	\$399,000	Coop	
104-106 Bedford St #6E	1-00588-0043	20-Jun-16	\$223,500	Coop	

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