

CMA Summary Report**RESIDENTIAL Summary Statistics**

High	Low	Average	Median
LP:\$3,295,000	\$1,249,000	\$1,199,857	\$1,935,000
SP:\$3,150,000	\$1,175,000	\$1,956,625	\$1,837,500

RESIDENTIAL - Sold**Number of Properties: 12**

Num	Address	Status	Area	Close Date	Appx LivSF	DOM	LP	PrcSqft	SP	PrcSqft
1	168 28th Street	SOLD COOP BY MEMBER	Avalon	8/15/2017		287	\$1,875,000		\$1,875,000	
2	299 46th Street	SOLD COOP BY MEMBER	Avalon	8/23/2017	2763	96	\$1,595,000		\$1,605,000	\$580.89
3	65 W 24th Street	SOLD COOP BY MEMBER	Avalon	8/18/2017	1736	109	\$1,500,000		\$1,475,000	\$849.65
4	131 38th Street	SOLD COOP BY MEMBER	Avalon	8/31/2017	3580	144	\$3,295,000		\$3,150,000	\$879.89
5	294 48th Street	SOLD IN-HOUSE	Avalon	8/8/2017	1942	127	\$1,249,000		\$1,175,000	\$605.05
6	148 20th Street	SOLD COOP BY MEMBER	Avalon	8/7/2017	3400	216	\$1,859,000		\$1,882,000	\$553.53
7	4738 Ocean Drive	SOLD IN-HOUSE	Avalon	8/15/2017	2413	258	\$2,395,000		\$2,000,000	\$828.84
8	570 22nd Street	SOLD IN-HOUSE	Avalon	8/11/2017		281	\$2,195,000		\$1,800,000	
9	361 92nd Street	SOLD IN-HOUSE	Stone Harbor	8/23/2017	2370	65	\$1,749,000		\$1,707,500	\$720.46
10	170 113 Street	SOLD IN-HOUSE	Stone Harbor	8/18/2017		63	\$1,995,000		\$1,700,000	
11	8801 FIRST AVE	SOLD COOP BY MEMBER	Stone Harbor	8/17/2017	3126	246	\$2,495,000		\$2,310,000	\$738.96
12	551 Berkley Road	SOLD IN-HOUSE	Stone Harbor	8/4/2017	4338	337	\$2,995,000		\$2,800,000	\$645.46
Avg					2852	185	\$2,099,750		\$1,956,625	\$711.41
Min					1736	63	\$1,249,000		\$1,175,000	\$553.53
Max					4338	337	\$3,295,000		\$3,150,000	\$879.89
Med					2763	180	\$1,935,000		\$1,837,500	\$720.46

CMA Summary Report**CONDO/TOWNHOUSE Summary Statistics**

High	Low	Average	Median
LP:\$1,795,000	\$275,000	\$366,298	\$699,000
SP:\$1,735,000	\$265,000	\$812,250	\$668,000

CONDO/TOWNHOUSE - Sold**Number of Properties: 9**

Num	Address	Status	Area	Sale/Rent	Appx LivSF	DOM	LP	PrcSqft	SP	PrcSqft
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1	700 Ocean Drive	SOLD COOP BY MEMBER	Avalon	For Sale	1344	55	\$699,000		\$668,000	\$497.02
2	3108 Ocean Drive	SOLD IN-HOUSE	Avalon	For Sale	2300	130	\$1,495,000		\$1,425,000	\$619.57
3	2420 Fourth Avenue	SOLD COOP BY MEMBER	Avalon	For Sale	1800	146	\$995,000		\$975,000	\$541.67
4	663 W Sunrise Dr	SOLD COOP BY MEMBER	Avalon	For Sale	0	173	\$1,795,000		\$1,735,000	
5	7800 Dune Drive	SOLD IN-HOUSE	Avalon	For Sale	490	476	\$275,000		\$265,000	\$540.82
6	201 100th Street	SOLD IN-HOUSE	Stone Harbor	For Sale	1620	48	\$859,000		\$802,250	\$495.22
7	8001 Second Avenue	SOLD IN-HOUSE	Stone Harbor	For Sale	984	78	\$469,500		\$415,000	\$421.75
8	206 110th - 2nd Floor Street	SOLD COOP BY MEMBER	Stone Harbor	For Sale		62	\$525,000		\$500,000	
9	235 99TH Street	SOLD COOP BY MEMBER	Stone Harbor	For Sale	1769	171	\$579,777		\$525,000	\$296.78
Avg					1288	148	\$854,697		\$812,250	\$487.55
Min					0	48	\$275,000		\$265,000	\$296.78
Max					2300	476	\$1,795,000		\$1,735,000	\$619.57
Med					1482	130	\$699,000		\$668,000	\$497.02