

CMA Summary Report
RESIDENTIAL Summary Statistics

| | | | |
|-----------------------|------------------|--------------------|--------------------|
| High | Low | Average | Median |
| LP:\$9,950,000 | \$750,000 | \$1,395,259 | \$1,787,500 |
| SP:\$8,625,000 | \$675,000 | \$2,196,437 | \$1,779,000 |

RESIDENTIAL - Sold
Number of Properties: 16

| Num | Address | Status | Area | Close Date | Appx LivSF | DOM | LP | PrcSqft | SP | PrcSqft |
|------------|---------------------|---------------------|--------------|------------|-------------|------------|--------------------|---------|--------------------|-------------------|
| 1 | 74 E 9th Street | SOLD COOP BY MEMBER | Avalon | 3/31/2018 | 5937 | 1 | \$9,950,000 | | \$8,625,000 | \$1,452.75 |
| 2 | 36 W 34th Street | SOLD IN-HOUSE | Avalon | 3/29/2018 | 2973 | 48 | \$3,195,000 | | \$3,250,000 | \$1,093.17 |
| 3 | 441 21st Street | SOLD COOP BY MEMBER | Avalon | 3/21/2018 | | 111 | \$750,000 | | \$675,000 | |
| 4 | 4385 Fourth | SOLD IN-HOUSE | Avalon | 3/31/2018 | | 144 | \$1,645,000 | | \$1,645,000 | |
| 5 | 2689 Avalon Avenue | SOLD COOP BY MEMBER | Avalon | 3/23/2018 | 2392 | 146 | \$1,995,000 | | \$1,750,000 | \$731.61 |
| 6 | 235 20th Street | SOLD COOP BY MEMBER | Avalon | 3/2/2018 | 1152 | 203 | \$760,000 | | \$700,000 | \$607.64 |
| 7 | 263 7th Street | SOLD COOP BY MEMBER | Avalon | 3/26/2018 | | 284 | \$2,195,000 | | \$2,210,000 | |
| 8 | 284 7th Street | SOLD COOP BY MEMBER | Avalon | 3/22/2018 | | 295 | \$1,375,000 | | \$1,225,000 | |
| 9 | 139 108th Street | SOLD COOP BY MEMBER | Stone Harbor | 3/16/2018 | 1162 | 42 | \$1,750,000 | | \$1,808,000 | \$1,555.94 |
| 10 | 309 99th Street | SOLD IN-HOUSE | Stone Harbor | 3/30/2018 | 1011 | 71 | \$949,000 | | \$925,000 | \$914.94 |
| 11 | 8800 Sunset Drive | SOLD IN-HOUSE | Stone Harbor | 3/23/2018 | 2460 | 77 | \$1,825,000 | | \$1,825,000 | \$741.87 |
| 12 | 127 94th Street | SOLD IN-HOUSE | Stone Harbor | 3/16/2018 | 2750 | 73 | \$2,750,000 | | \$2,675,000 | \$972.73 |
| 13 | 276 90th Street | SOLD COOP BY MEMBER | Stone Harbor | 3/9/2018 | 3042 | 100 | \$1,695,000 | | \$1,635,000 | \$537.48 |
| 14 | 10801 Sunset Drive | SOLD NON MEMBER | Stone Harbor | 3/28/2018 | | 187 | \$2,799,000 | | \$2,300,000 | |
| 15 | 10803 Second Avenue | SOLD COOP BY MEMBER | Stone Harbor | 3/29/2018 | 2012 | 267 | \$1,439,000 | | \$1,370,000 | \$680.91 |
| 16 | 234 118th street | SOLD COOP BY MEMBER | Stone Harbor | 3/27/2018 | 3300 | 376 | \$2,600,000 | | \$2,525,000 | \$765.15 |
| Avg | | | | | 2562 | 151 | \$2,354,500 | | \$2,196,438 | \$914.02 |
| Min | | | | | 1011 | 1 | \$750,000 | | \$675,000 | \$537.48 |
| Max | | | | | 5937 | 376 | \$9,950,000 | | \$8,625,000 | \$1,555.94 |
| Med | | | | | 2460 | 127 | \$1,787,500 | | \$1,779,000 | \$765.15 |

CMA Summary Report
LOTS/LAND Summary Statistics

| | | | |
|-----------------------|--------------------|--------------------|--------------------|
| High | Low | Average | Median |
| LP:\$1,875,000 | \$1,875,000 | \$69,444 | \$1,875,000 |
| SP:\$1,835,000 | \$1,835,000 | \$1,835,000 | \$1,835,000 |

LOTS/LAND - Sold

Number of Properties: 1

| Num | Address | Status | Area | Sale/Rent | DOM | LP | SP | | | |
|-----|------------------|---------------------|--------------|-----------|-----|-------------|-------------|--|--|--|
| 1 | 145 109th Street | SOLD COOP BY MEMBER | Stone Harbor | For Sale | 61 | \$1,875,000 | \$1,835,000 | | | |

CMA Summary Report

CONDO/TOWNHOUSE Summary Statistics

| | | | |
|---------------------|------------------|------------------|------------------|
| High | Low | Average | Median |
| LP:\$949,000 | \$465,000 | \$272,811 | \$749,000 |
| SP:\$925,000 | \$450,000 | \$716,740 | \$725,000 |

CONDO/TOWNHOUSE - Sold

Number of Properties: 10

| Num | Address | Status | Area | Sale/Rent | Appx LivSF | DOM | LP | PrcSqft | SP | PrcSqft |
|------------|----------------------------------|---------------------|--------------|-----------|-------------|-------------|------------------|---------|------------------|-----------------|
| 1 | 700 First Avenue, Unit 208 | SOLD IN-HOUSE | Avalon | For Sale | 930 | 35 | \$465,000 | | \$460,000 | \$494.62 |
| 2 | 2559 Ocean Drive | SOLD COOP BY MEMBER | Avalon | For Sale | 1930 | 62 | \$949,000 | | \$925,000 | \$479.27 |
| 3 | 2309 Dune Drive | SOLD IN-HOUSE | Avalon | For Sale | 2086 | 66 | \$799,000 | | \$775,000 | \$371.52 |
| 4 | 450 20th Street | SOLD COOP BY MEMBER | Avalon | For Sale | 1146 | 83 | \$675,000 | | \$675,000 | \$589.01 |
| 5 | 2125 Harbor Avenue | SOLD IN-HOUSE | Avalon | For Sale | | 93 | \$675,000 | | \$637,400 | |
| 6 | 304 78th Street - CB - West Unit | SOLD COOP BY MEMBER | Avalon | For Sale | 1920 | 132 | \$839,900 | | \$820,000 | \$427.08 |
| 7 | 1100 Ocean Drive, Unit 202 | SOLD IN-HOUSE | Avalon | For Sale | 1608 | 265 | \$890,000 | | \$850,000 | \$528.61 |
| 8 | 9709 Second Avenue | SOLD COOP BY MEMBER | Stone Harbor | For Sale | | 51 | \$899,000 | | \$900,000 | |
| 9 | 248 81st St Unit A | SOLD IN-HOUSE | Stone Harbor | For Sale | | 256 | \$699,000 | | \$675,000 | |
| 10 | 8001 Second Avenue | SOLD COOP BY MEMBER | Stone Harbor | For Sale | 1000 | 1341 | \$475,000 | | \$450,000 | \$450.00 |
| Avg | | | | | 1517 | 238 | \$736,590 | | \$716,740 | \$477.16 |
| Min | | | | | 930 | 35 | \$465,000 | | \$450,000 | \$371.52 |
| Max | | | | | 2086 | 1341 | \$949,000 | | \$925,000 | \$589.01 |
| Med | | | | | 1608 | 88 | \$749,000 | | \$725,000 | \$479.27 |