

MARKET ACTIVITY REPORT

Sea Gate in New York, NY



Presented by

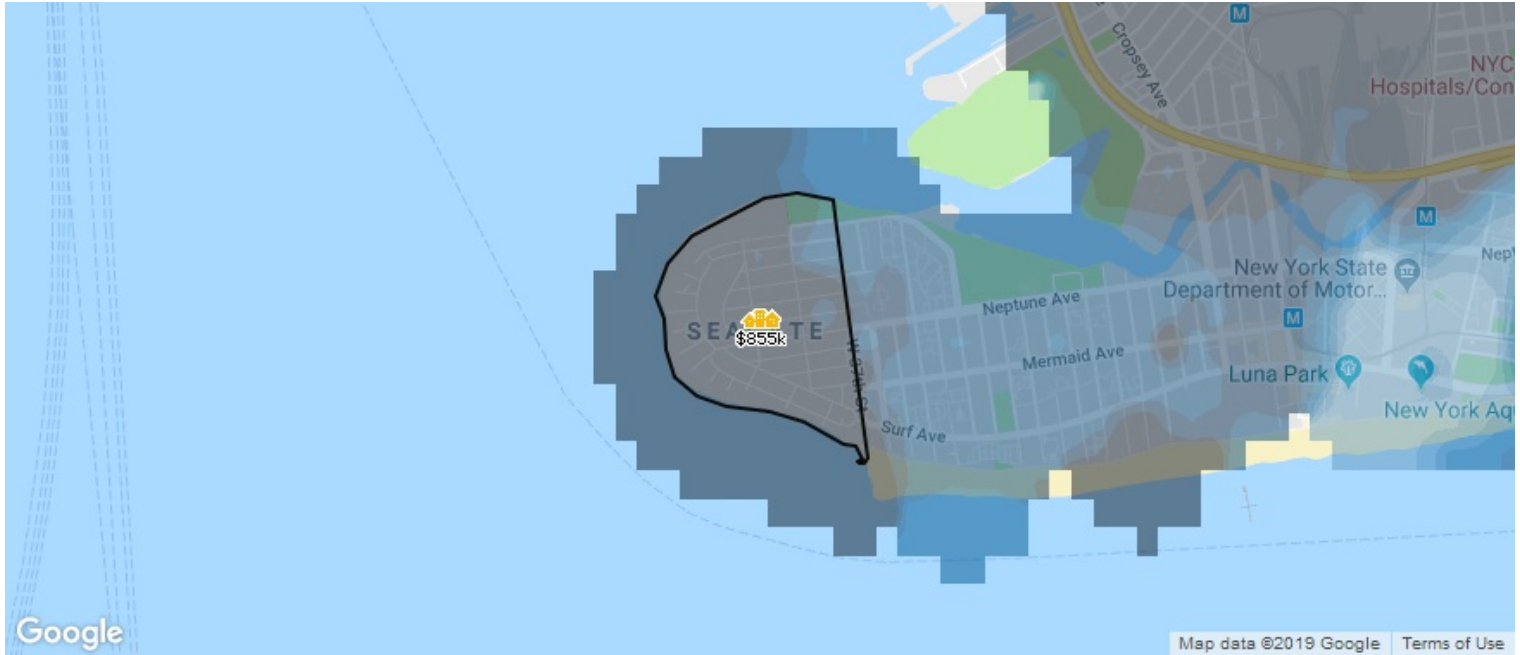
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960 Holmdel Road, Building 1
Holmdel, NJ 07733

Sea Gate in New York, NY

Market Snapshot: Estimated Home Values



Sea Gate in New York, NY

Market Snapshot: 12-Month Change in Estimated Value



This map layer shows the change in estimated home values over the past 12 months, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

Median Est. Home Value

\$855K

Updated: 2/28/2019

Change Over
Last 12 Months

↑ **9.39%**

Change Over
Last 24 Months

↑ **50.79%**

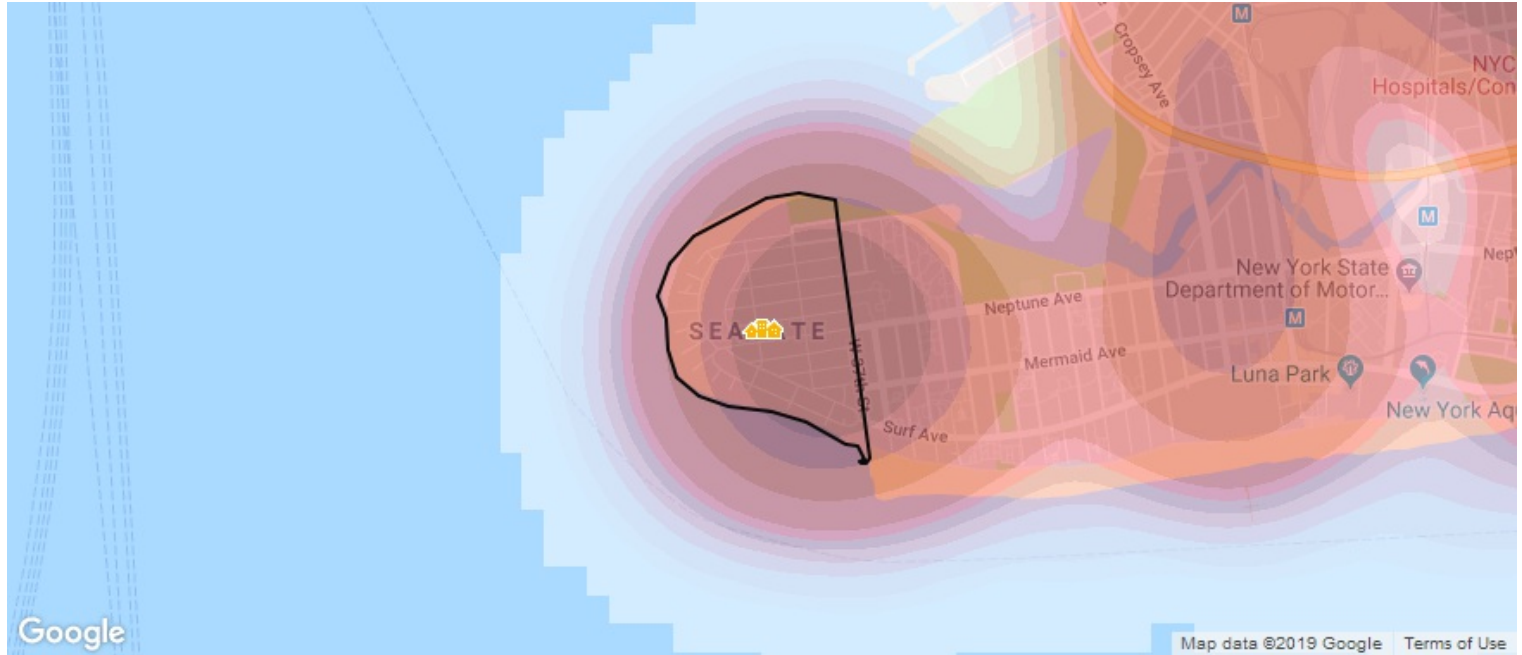
Change Over
Last 36 Months

↑ **26.48%**

*About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.*

Sea Gate in New York, NY

Market Snapshot: Concentration of Distressed Properties



This map layer shows the concentration of distressed properties, in areas where RPR has MLS data.
Source(s): MLS data; updated Quarterly.

Total # of
Distressed Properties

13

Updated: 3/9/2019

of
Pre-Foreclosures

12

of
Foreclosures

1

of
Short Sales

0

About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **All Residential Properties** as of 3/9/2019.

Sea Gate in New York, NY

Market Snapshot: Sales Price



<\$100k
\$500k
>\$5m

This map layer shows the average sales price for properties sold in the previous six months, in areas where RPR has MLS data. Source(s): MLS data; updated Quarterly.

Median Sales Price

\$1.15M

Updated: 1/31/2019

Change Over
Last Month

↑ **19.79%**

Change Over
Last Quarter

↑ **19.79%**

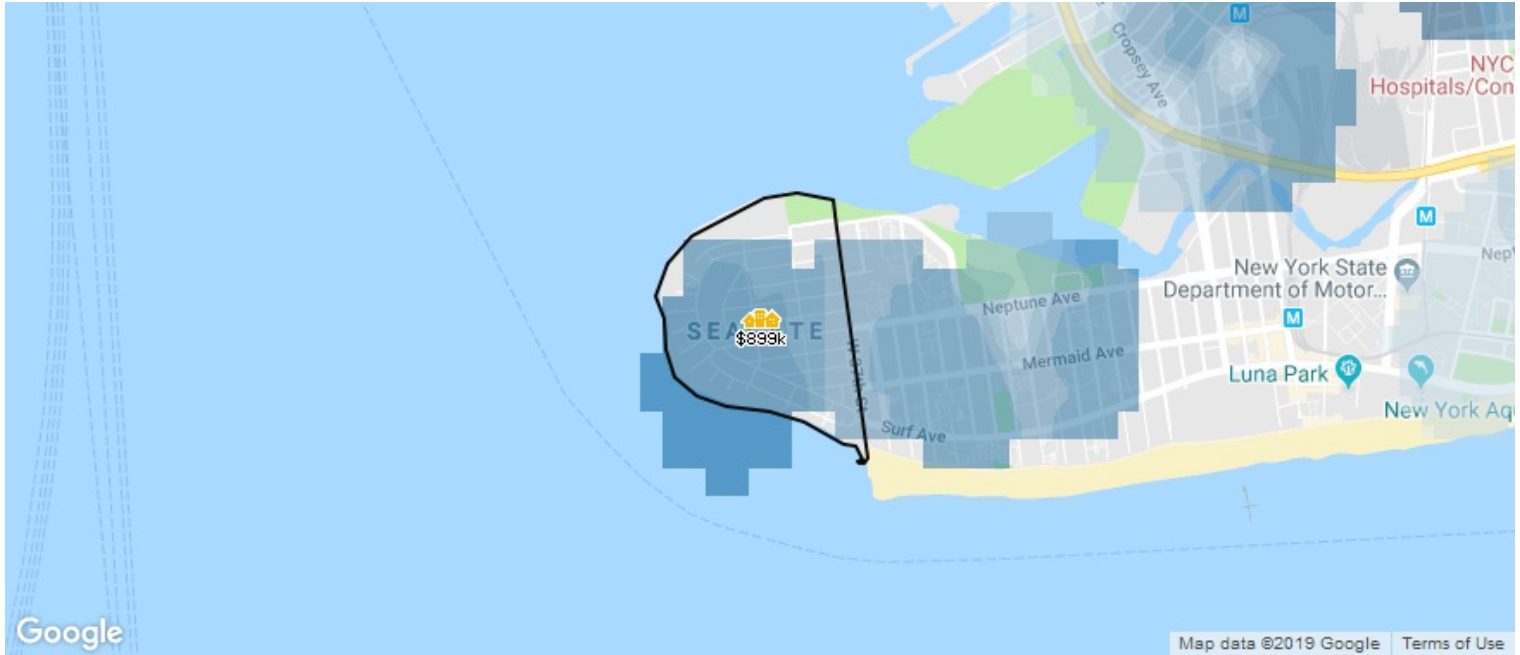
Change Over
Last 12 Months

↑ **21.05%**

About this data: The Metrics displayed here reflect average sales price for **All Residential Properties** using **public records** data.

Sea Gate in New York, NY

Market Snapshot: List Price



<\$100k
\$500k
>\$5m

This map layer shows the average listing price for properties in the previous six months, in areas where RPR has MLS data. Source(s): MLS data; updated Quarterly.

Median List Price

\$899K

Updated: 1/31/2019

Change Over
Last Month

↑ **4.05%**

Change Over
Last Quarter

↑ **4.05%**

Change Over
Last 12 Months

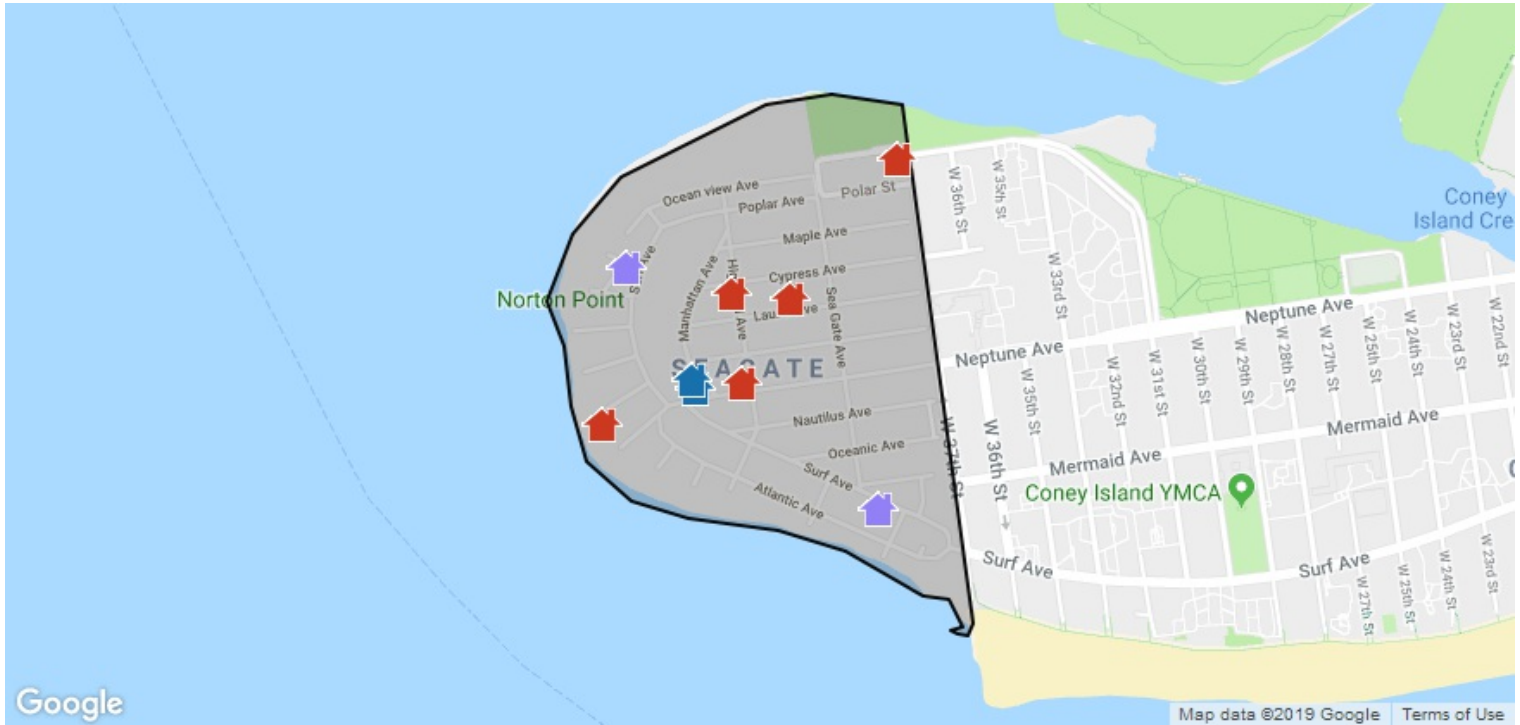
↑ **2.39%**

Change Over
Last 24 Months




↑ **31.82%**

About this data: The Metrics displayed here reflect average sales price for **All Residential Properties** using **MLS listing** data.

Market Activity Summary Stats









Search Criteria | **Location:** Sea Gate in New York, NY; **Date:** Changes in the Last 6 Months; **Change Types:** New Listings, Pending, Price Change, New Distressed, Expired, New For Lease, Recently Leased; **Property Types:** Single Family Residence, Condo/Townhouse/Apt, Coop; **Maximum Properties per Status:** 10; **Sort Order:** Recently updated

	 New Listings	 Distressed Activity	 New For Lease
Number of Properties	4	5	3
Low Price / Value	\$769,000	\$638,040	\$1,700
Median Price / Value	\$769,000	\$933,820	\$2,150
High Price / Value	\$829,000	\$1,929,000	\$2,300
Average Price / Sq. Ft.	\$548	\$438	—
Median Price / Sq. Ft.	\$530	\$435	—
Average Days in RPR	143	—	66
Median Days in RPR	143	—	66
Total Volume	\$3,136,000	\$5,235,090	\$6,150




Sea Gate in New York, NY

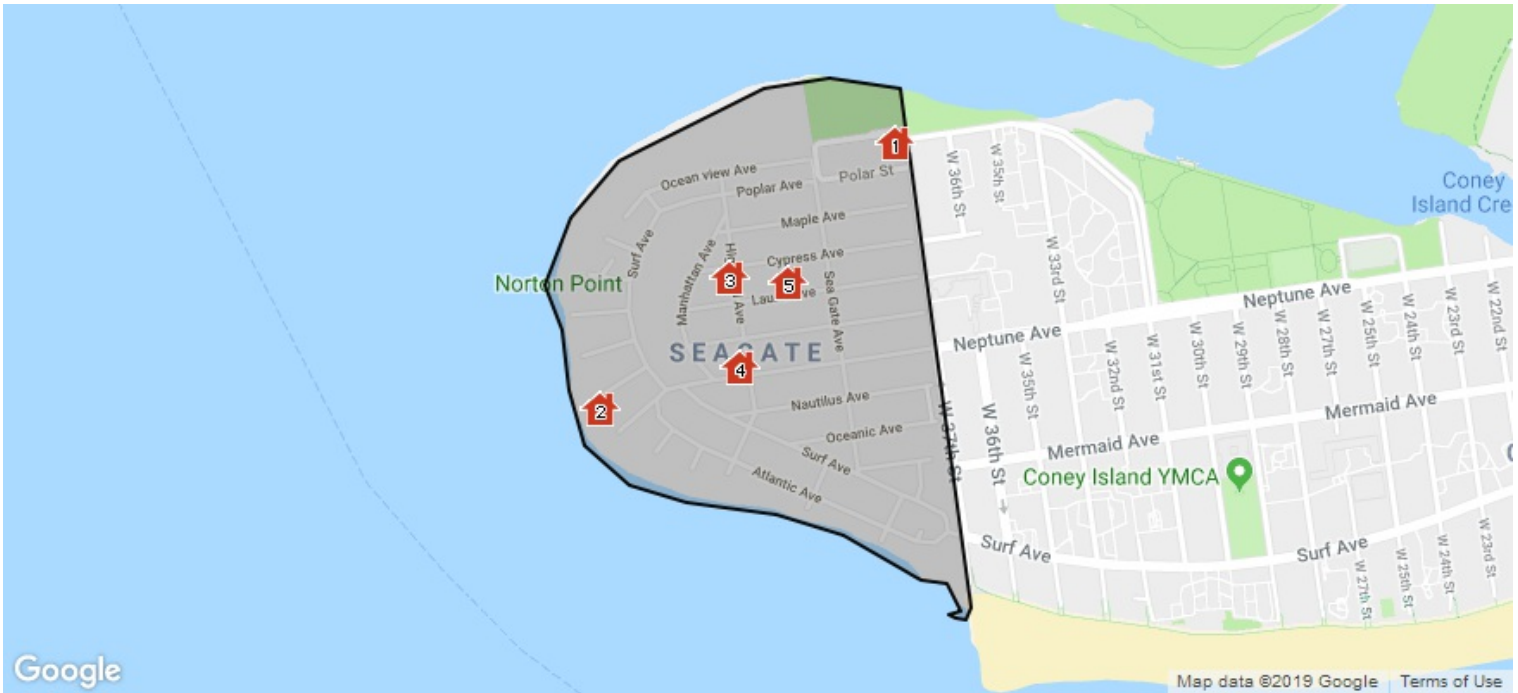


New Listings: 4







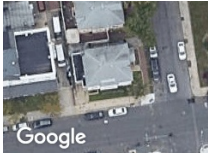

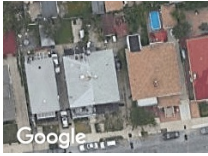

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Listing Date	Listing Price	Price per sq. ft.
 FOR SALE	* Active: 10/16/2018 MLS ID: 1123490							
	4001 Manhattan Ave	Single Family - Attached (Townhome)	3/3 1,450 sq ft	2,200	2018	10/16/2018	\$769,000	\$530
Welcome to 4010 Manhattan Avenue nestled in the private and gated community of Sea Gate, Brooklyn. These lovely semi-detached homes have a seaside feel. Featuring 1,450 square feet of living space; 3 bedrooms, 3 baths, custom kitchen, stainless steel appliance package, wood floors, master bedroom with sliding glass doors to private balcony. Some amenities your family will enjoy - being steps away from Seagate Beach Club, private police department and conveniently located near B36, B74, X28 buses, D, F, Q, N trains								
Listing Courtesy of American Homes Group								
 FOR SALE	* Active: 10/16/2018 MLS ID: 1123485							
	4004 Manhattan Ave	Single Family - Attached (Townhome)	3/2 1,380 sq ft	2,404	2018	10/16/2018	\$829,000	\$601
Welcome to 4004 Manhattan Avenue - Nestled in the private-gated community of Sea Gate, Brooklyn. This contemporary semi-detached home features 3 bedrooms, 2 baths, custom kitchen with stainless steel appliance package, wood floors, 2nd and 3rd floor terraces, and built in 2 car garage. Sea Gate amenities include, private police department, private beach club, gated community. Conveniently located to B36, B74, X28, X38 buses and D, F, Q, N trains								
Listing Courtesy of American Homes Group								
 FOR SALE	* Active: 10/16/2018 MLS ID: 1123488							
	4006 Manhattan Ave	Single Family - Attached (Townhome)	3/3 1,450 sq ft	2,200	2018	10/16/2018	\$769,000	\$530
Welcome to 4006 Manhattan Avenue nestled in the private and gated community of Sea Gate, Brooklyn. These lovely semi-detached homes have a seaside feel. Featuring 1,450 square feet of living space; 3 bedrooms, 3 baths, custom kitchen, stainless steel appliance package, wood floors, master bedroom with sliding glass doors to private balcony. Some amenities your family will enjoy - being steps away from Seagate Beach Club, private police department and conveniently located near B36, B74, X28 buses, D, F, Q, N trains								
Listing Courtesy of American Homes Group								

New Listings: 4 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Listing Date	Listing Price	Price per sq. ft.
	<div>   Active: 10/16/2018 MLS ID: 1123489 </div>							
	4008 Manhattan Ave Single Family - Attached (Townhome)	3/3	1,450 sq ft	2,200	2018	10/16/2018	\$769,000	\$530
<p>Welcome to 4008 Manhattan Avenue nestled in the private and gated community of Sea Gate, Brooklyn. These lovely semi-detached homes have a seaside feel. Featuring 1,450 square feet of living space; 3 bedrooms, 3 baths, custom kitchen, stainless steel appliance package, wood floors, master bedroom with sliding glass doors to private balcony. Some amenities your family will enjoy - being steps away from Seagate Beach Club, private police department and conveniently located near B36, B74, X28 buses, D, F, Q, N trains</p> <p><i>Listing Courtesy of American Homes Group</i></p>								









Distressed Activity: 5

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Listing Price	Listing Date	Distressed Date	Status
	 OFF MARKET • Preforeclosure, Notice of Foreclosure Sale	MLS ID: –							
	3706 Bayview Ave	Single Family	—/—	1,520 sq ft	2,000	—	—	10/3/2018	Preforeclosure
	 OFF MARKET • Preforeclosure, Notice of Foreclosure Sale	MLS ID: –							
	4601 Beach 46th St	Single Family	—/—	3,942 sq ft	9,594	—	—	10/12/2018	Preforeclosure
	 OFF MARKET • Preforeclosure, Notice of Lis Pendens	MLS ID: –							
	3902 Cypress Ave	Single Family	—/—	2,208 sq ft	4,200	—	—	12/24/2018	Preforeclosure
	 OFF MARKET • Preforeclosure, Notice of Foreclosure Sale	MLS ID: –							
	4000 Highland Ave	Single Family	—/—	2,336 sq ft	3,000	—	—	12/11/2018	Preforeclosure
	 OFF MARKET • Preforeclosure, Notice of Lis Pendens	MLS ID: –							
	3827 Laurel Ave	Single Family	—/—	1,730 sq ft	2,700	—	—	10/5/2018	Preforeclosure



New For Lease: 3

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Listing Date	Lease Price	Lease Price per sq. ft.
	 FOR LEASE • Price Change: 1/1/2019 MLS ID: 3089374								
	4916 Surf Ave, #3	Detached	2/1	—	—	—	1/1/2019	\$1,700	—
	Home In A Private Gated Community, Have An Amazing View Of Verrazano Bridge And New York Harbor <i>Courtesy of Yaos Realty LLC</i>								
	 FOR LEASE • New: 1/1/2019 MLS ID: 3089368								
	3780 Surf Ave, #1	Detached	2/2	—	—	1920	1/1/2019	\$2,150	—
	Brick Home In A Private Gated Community. 2Bedrooms With 1Office(Can Be Use As A Bedroom). <i>Courtesy of Yaos Realty LLC</i>								
	 FOR LEASE • New: 1/1/2019 MLS ID: 3089372								
	3780 Surf Ave, #2	Detached	2/2	—	—	1920	1/1/2019	\$2,300	—
	Brick Home In A Private Gated Community, 2Bedrooms With Updated Kitchen And Bathrooms. <i>Courtesy of Yaos Realty LLC</i>								

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records and RealtyTrac.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

Learn more

For more information about RPR, please visit RPR's public website: <http://blog.narrpr.com>

