



BRONX MARKET REPORT

MAY 2022

INVESTMENT PROPERTY REALTY GROUP

THE BRONX

THE BRONX MAY 2022 COMPLETE MARKET METRICS

9

TRANSACTIONS SOLD

\$54.43M

\$ VOLUME SOLD

226

UNITS SOLD

109,650

BSF SOLD



	ADDRESS	PRICE	TOTAL UNITS	ASSET TYPE
1	2001 Arthur Avenue	\$12,500,000	46	Mixed Use
2	1127 Sheridan Avenue	\$8,000,000	53	Mixed Use
3	1039 Simpson Street	\$7,975,000	37	Mixed Use
4	1801 & 1809 Marmion Avenue	\$6,600,000	56	Multi-Family
5	3037 3rd Avenue	\$6,150,000	*34,400 BSF	Development
6	144-148 Bruckner Boulevard	\$5,450,000	25	Mixed Use
7	53 East 177th Street	\$4,125,000	*45,150 BSF	Development
8	1164-1168 Fox Street	\$2,300,000	*30,100 BSF	Development
9	217 Saint Anns Avenue	\$1,325,000	9	Mixed Use

*Development Site / Buildable Square Footage

Transactions between **\$1,000,000 - \$50,000,000** from **May 1, 2022 - May 31, 2022**

Zip Codes: 10450, 10451, 10452, 10453, 10454, 10455, 10456, 10457, 10459, 10460, 10474

Neighborhoods: Claremont, Concourse, Concourse Village, Fairmont, Foxhurst, Highbridge, Hunts Point, Longwood, Melrose, Morris Heights, Morrisania, Mott Haven, Mount Eden, Mount Hope, Port Morris, Tremont, West Farms, Woodstock

MONTH OVER MONTH

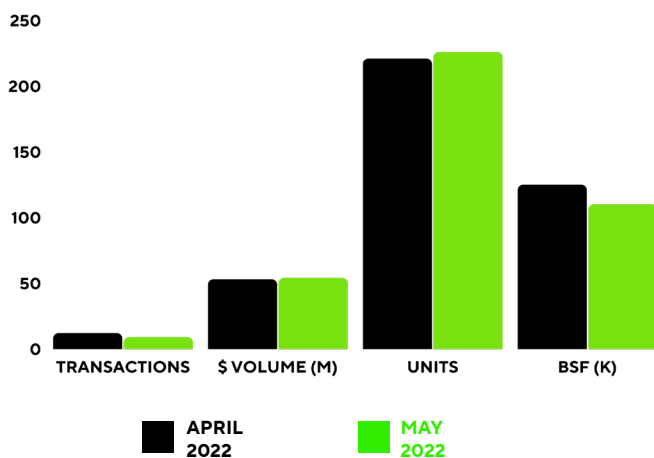
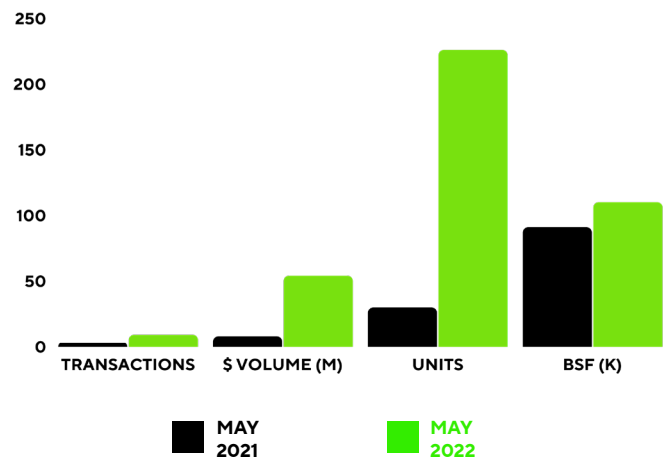
COMPARED TO APRIL 2022

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
APRIL 2022	12	\$53,201,900	221	124,938
MAY 2022	9	\$54,425,000	226	109,650
% of CHANGE	↓ -25% MoM	↑ +2% MoM	↑ +2% MoM	↓ -12% MoM

YEAR OVER YEAR

COMPARED TO MAY 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
MAY 2021	3	\$7,750,000	30	91,498
MAY 2022	9	\$54,425,000	226	109,650
% of CHANGE	↑ +200% YoY	↑ +602% YoY	↑ +653% YoY	↑ +20% YoY

MONTH OVER MONTH**YEAR OVER YEAR****Contact the Bronx Team For More Information**

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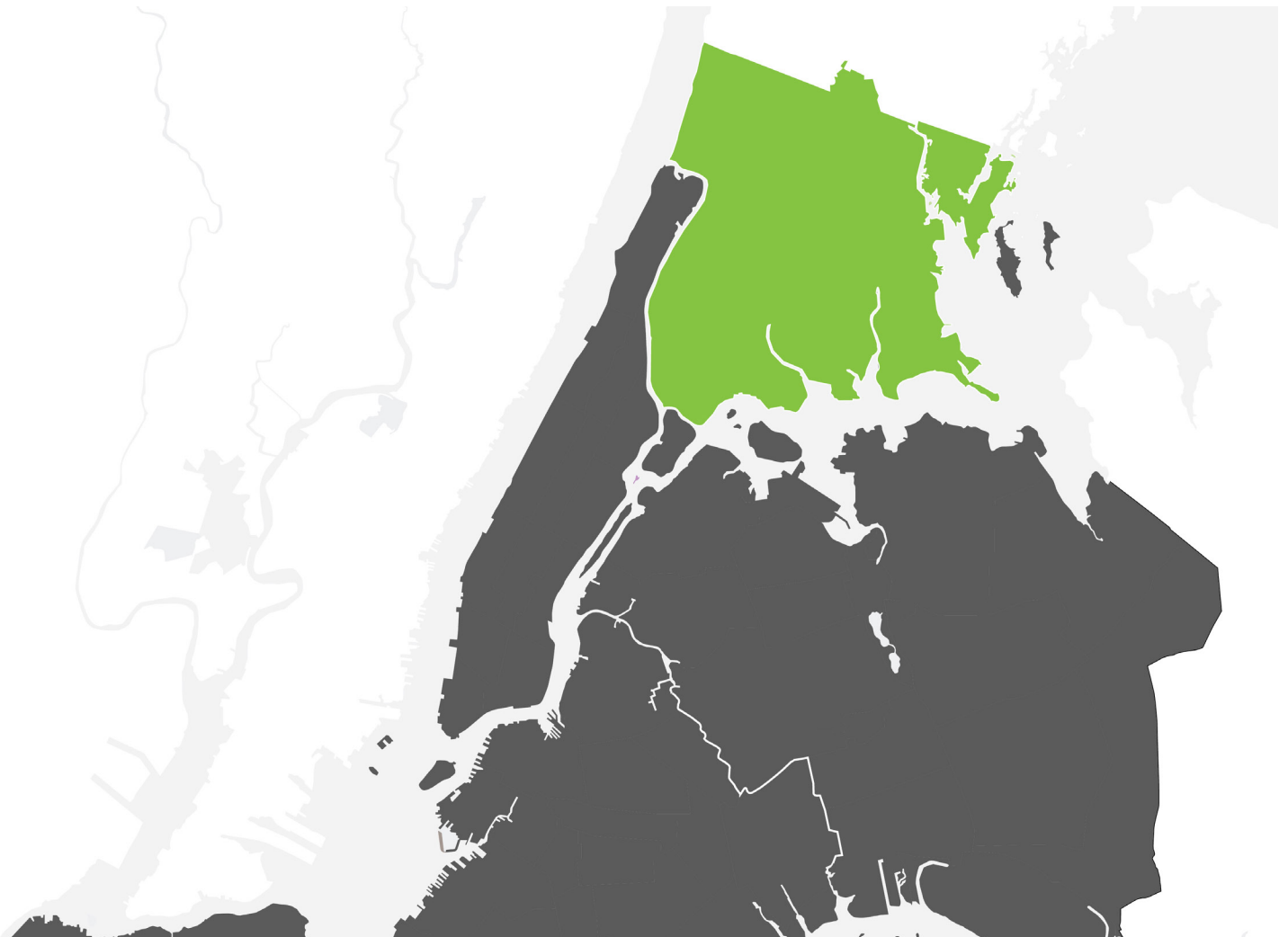
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