

REAL ESTATE

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# Home Sales Around the New York Region

Information on sales in New York, New Jersey and Connecticut. **UPDATED** August 28, 2015

Less Than \$400,000

\$400,000 to \$699,999

\$700,000 to \$899,999

\$900,000 or more

**Manhattan**



**Upper East Side** ..... **\$326,000**  
 305 East 72nd Street, Charing Cross House  
 450-sq.-ft. postwar studio co-op; 24-hr. doormen, concierge, foyer, galley kitchen; elevator, marble lobby, laundry and exercise rooms; maintenance \$737, 57% tax deductible; listed at \$309,000 (multiple bids). Brokers: Citi Habitats; Douglas Elliman.

**East Midtown** ..... **\$615,000**  
 251 East 51st Street  
 800-sq.-ft. postwar co-op; 24-hr. doormen, foyer, dining area, renovated kitchen, parquet floors, 3 closets, east exposure; laundry room and common roof deck; maintenance \$1,212, 74% tax deductible; listed at \$629,000. Broker: Corcoran Group.

**Harlem** ..... **\$900,000\***  
 2098 Frederick Douglass Blvd. (113th St.)  
 935-sq.-ft. postwar condo; 24-hr. doormen, dining area, open kitchen w/white cabinets and stainless-steel appliances, h/w floors; common charge \$754; taxes \$60 (abated); listed at \$795,000 (multiple bids). Brokers: Corcoran Group; Brown Harris Stevens.

**Upper West Side** ..... **\$1.3 million**  
 176 West 87th Street  
 1,300-sq.-ft. prewar co-op; 24-hr. doormen, kitchen window, high ceilings; laundry room and playroom in building, roof deck; maintenance \$2,560, 40% tax deductible; listed at \$1.25 million (multiple bids). Brokers: Klara Madlin; Milstein Properties.

**Four Boroughs**



**Fordham Manor** ..... **\$380,000**  
 317 East 196th Street, Bronx  
 100-year-old 3-story wood colonial; front porch, dining room, eat-in kitchen, high ceilings, h/w floors, guest studio and bath on third floor, attic, full basement, private drive, 0.08-acre lot; taxes \$2,458; listed at \$399,000. Broker: Charles Rutenberg.

**New Dorp** ..... **\$635,000**  
 561 Clawson Street, Staten Island  
 40-year-old brick 2-family; primary unit: 3 bedrooms, 1.5 baths, eat-in kitchen; other unit: 1 bedroom, 1 bath; h/w floors, full basement, roof replaced, 48-by-100-ft. lot; taxes \$5,631; listed at \$679,000. Broker: Coldwell Banker De Simone.

**Beechhurst** ..... **\$818,000**  
 10-17 Totten Street, Queens  
 60-year-old colonial; brick and vinyl siding, granite entry hall, commercial-grade appliances, h/w floors, balcony off master bedroom, family room in basement, 1-car garage, 39-by-79-ft. lot; taxes \$6,793; listed at \$839,888. Broker: Energized Realty Group.

**Fort Greene** ..... **\$1.4 million**  
 21 South Portland Avenue, Brooklyn  
 1,100-sq.-ft. prewar co-op; dining room, eat-in kitchen, 14-ft. ceilings w/exposed beams, 2 fireplaces, herringbone floors, original detail; maintenance \$820, 36% tax deductible; listed at \$1.395 million (multiple bids). Broker: Corcoran Group.

**Long Island**



**Massapequa** ..... **\$382,500**  
 1 Barrett Street  
 64-year-old expanded Cape Cod; new vinyl siding, renovated baths and eat-in kitchen, bow window, h/w floors, new windows, deck, private drive, 69-by-100-ft. lot; taxes \$10,827; listed at \$389,000. Brokers: Century 21 AA; Coldwell Banker Residential.

**Westbury** ..... **\$556,000**  
 156 Maple Avenue  
 78-year-old colonial; vinyl siding, family room w/fireplace, heated enclosed porch, office, h/w floors, original woodwork, wet bar in basement, detached 2-car garage, 145-by-135-ft. lot; taxes \$20,596; listed at \$559,000. Broker: Daniel Gale Sotheby's.

**Plainview** ..... **\$855,000**  
 6 Sydney Street  
 6-year-old colonial; vinyl siding, front porch, entry hall, kitchen island, family room w/fireplace, 9-ft. ceilings, basement, 1-car garage, 65-by-115-ft. lot; taxes \$21,977; listed at \$869,000. Brokers: Shawn Elliott Luxury Homes; Charles Rutenberg.

**Sands Point** ..... **\$4.25 million**  
 17 Longwood Road  
 8-year-old brick colonial; family room, study, 2 fireplaces, terrace off master bedroom, guest wing, home theater in basement, loggia, heated pool, 4-car garage, 2-acre lot; taxes \$55,306; listed at \$4,888,888. Brokers: Laffey Fine Homes; Douglas Elliman.

**Westchester**



**Cortlandt Manor** ..... **\$390,000**  
 14 Rocky Ridge  
 35-year-old raised ranch; vinyl siding, updated kitchen, sunroom, family room, windows and doors replaced, c/a, 2-car garage, 1.3-acre lot; taxes \$13,826; listed at \$399,900. Brokers: Berkshire Hathaway HomeServices River Towns; William Raveis.

**Hawthorne** ..... **\$528,500**  
 224 Manhattan Avenue  
 45-year-old brick and cedar center-hall colonial; bay window, h/w floors, walk-in closet in master bedroom, family room in basement, attached 1-car garage, 0.11-acre lot; taxes \$13,979; listed at \$549,000. Broker: Better Homes and Gardens Rand.

**Rye** ..... **\$860,000**  
 5 Haven Avenue  
 63-year-old fieldstone and wood Cape Cod renovated in 1971; foyer, fireplace, sunroom w/stone wall and skylight, h/w floors, c/a, 1-car garage, 0.18-acre lot; taxes \$14,677; listed at \$895,000. Brokers: Coldwell Banker Residential; Houlihan Lawrence.

**Purchase** ..... **\$8.5 million**  
 32 Lincoln Lane  
 8-year old stone and wood colonial; library, family room, 5 fireplaces, bowling alley, screening room, pool, pool house, 4-car garage, 5.44-acre lot; taxes \$163,544; listed at \$9,995 million. Brokers: Julia B. Fee Sotheby's; Coldwell Banker Residential.

**Hudson Valley**



**Mahopac** ..... **\$360,000**  
 527 Orchard Court, Putnam  
 45-year-old ranch; vinyl siding, eat-in kitchen island, dining area, stone fireplace, office, whirlpool tub, h/w floors, 1-car garage, 1.1-acre lot; taxes \$10,558; listed at \$359,000 (multiple bids). Brokers: Houlihan Lawrence; Keller Williams Realty Partners.

**Monroe** ..... **\$434,200**  
 68 Southfield Falls, Orange  
 New colonial; wood and vinyl siding, 2-story entry, fireplace, master bedroom suite w/walk-in closet and whirlpool bath, full basement, 2-car garage, 0.57-acre lot; estimated taxes \$16,000; listed at \$499,900. Broker: Better Homes and Gardens Rand.

**Beacon** ..... **\$850,000**  
 15 Sojourner Lane, Dutchess  
 135-year-old wood Victorian; wraparound front porch, wood stove in kitchen, fireplace, study, high ceilings, h/w floors, original detail, walk-up attic, full basement, 4.66-acre lot; taxes \$8,178; listed at \$950,000. Broker: Houlihan Lawrence.

**Piermont** ..... **\$1.35 million**  
 151 Tweed Boulevard, Rockland  
 7-year-old wood contemporary; river view, 2-story living room w/wall of windows, balcony, radiant heat, c/a, 2-car garage, 0.32-acre lot; taxes \$24,037; listed at \$1.35 million. Brokers: Wright Brothers; Coldwell Banker Residential.

**New Jersey**



**Harrington Park** ..... **\$306,000**  
 25 South Avenue  
 45-year-old ranch; vinyl siding, eat-in kitchen, h/w floors, full unfinished basement, c/a, generator, detached 2-car garage, 50-by-125-ft. lot on dead-end street; taxes \$8,245; listed at \$399,000. Broker: Coldwell Banker Residential.

**West Orange** ..... **\$495,000**  
 81 Ridgeway Avenue  
 85-year-old stone and wood colonial; family room, sunroom, vaulted ceilings, 3 fireplaces, whirlpool tub, basement, 1-car garage, 103-by-177-ft. lot; taxes \$20,184; listed at \$529,000. Broker: Berkshire Hathaway HomeServices New Jersey Properties.

**Little Silver** ..... **\$840,000**  
 139 Rumson Place  
 57-year-old wood midcentury modern; foyer, dining area, fireplace, h/w floors, renovated baths, c/a, partly finished basement, heated saltwater pool, 3-car garage, 110-by-243-ft. lot; taxes \$13,558; listed at \$874,900. Broker: Coldwell Banker Residential.

**Englewood** ..... **\$3.6 million**  
 130 Walnut Street  
 63-year-old colonial; vinyl siding, foyer, family and billiards rooms, home theater, guest suite, playroom in partly finished basement, pool, cabana, tennis court, 1.5-acre lot; taxes \$80,704; listed at \$4.3 million. Broker: Prominent Properties Sotheby's.

**Connecticut**



**New Milford** ..... **\$330,000**  
 42 Mine Hill Road  
 28-year-old wood colonial; family room w/vaulted ceiling, sunroom, balcony off master bedroom, garage, 1.6-acre lot; taxes \$6,711; listed at \$349,900. Brokers: Berkshire Hathaway HomeServices New England Properties; Coldwell Banker Residential.

**Norwalk** ..... **\$510,000**  
 9 Merrill Road  
 95-year-old wood colonial; renovated kitchen w/maple cabinets, granite counters and stainless-steel appliances, fireplace, family room, attic, deck, garage, 0.19-acre lot; taxes \$7,405; listed at \$529,000. Brokers: William Pitt Sotheby's; Halstead Property.

**Wilton** ..... **\$845,000**  
 15 Little Brook Road  
 56-year-old wood colonial; fireplace, family room w/vaulted ceiling, sunroom, master bedroom suite, basement w/wet bar, deck, 2-car garage, 2.11-acre lot; taxes \$12,743; listed at \$845,000. Brokers: Realty Seven; William Raveis.

**Greenwich** ..... **\$5,036,624**  
 22 Frost Road  
 86-year-old stone English manor on Spahn Pond; dock, entry hall, breakfast and family rooms, library, 4 fireplaces, solarium, balcony, pool, attached 4-car garage, 2.53-acre lot; taxes \$38,780; listed at \$5,795 million. Broker: Houlihan Lawrence.

The "listed at" price is the asking price when negotiations began. The "time on the market" is from the most recent listing to the sales agreement. \*Sale in this price category not available.

➔ Pictured at left | 🛏 Number of bedrooms | 🚿 Number of full bathrooms | 🚿 Number of half bathrooms | ⌚ Time on the market