NYC Rental Market Comp Report

Comprehensive Market Analysis

Generated on June 13, 2025

Comp Report June 13, 2025

No Fee Listings, Laundry in Building, Virtual Doorman, Live-In Super

Comp Data (No Fee + Building Amenities)

Market	Avg Price	Avg SqFt	Avg PSf	Count
0	$3,817	517	$7.66	770
1	$4,799	713	$6.87	1852
2	$7,093	1,072	$6.37	1212
3	$11,124	1,571	$6.32	512
4	$18,510	2,428	$6.88	148
5	$23,012	3,288	$6.18	46
6	$27,429	4,771	$5.37	14
7	$79,750	5,900	$10.21	2
8	$91,980	12,288	$6.68	4
9	$8,800	2,640	$3.33	1

Outdoor Space w/o Laundry in Unit

Market	Avg Price	Avg SqFt	Avg PSf	Count	Price Variance	Avg SqFt Var	Avg PSf Var
0	$4,013	485	$8.34	86	+5.13%	-6.19%	+8.88%
1	$4,558	706	$6.57	279	-5.02%	-0.98%	-4.37%
2	$6,721	1,057	$6.22	185	-5.24%	-1.40%	-2.35%
3	$10,908	1,594	$6.08	82	-1.94%	+1.46%	-3.80%
4	$25,193	3,103	$7.68	29	+36.10%	+27.80%	+11.63%
5	$16,374	3,222	$4.90	8	-28.85%	-2.01%	-20.71%
6	$33,000	5,236	$6.04	4	+20.31%	+9.75%	+12.48%
7	$150,000	8,600	$17.44	1	+88.09%	+45.76%	+70.81%
8	$120,000	15,450	$7.97	3	+30.46%	+25.73%	+19.31%

Laundry in Unit w/o Outdoor Space

Market	Avg Price	Avg SqFt	Avg PSf	Count	Price Variance	Avg SqFt Var	Avg PSf Var
2	$3,150	800	$3.94	1	-55.59%	-25.37%	-38.15%

Outdoor Space + Laundry in Unit

Market	Avg Price	Avg SqFt	Avg PSf	Count	Price Variance	Avg SqFt Var	Avg PSf Var

YTD Price Per Square Foot Trends

Comp Data (No Fee + Building Amenities)
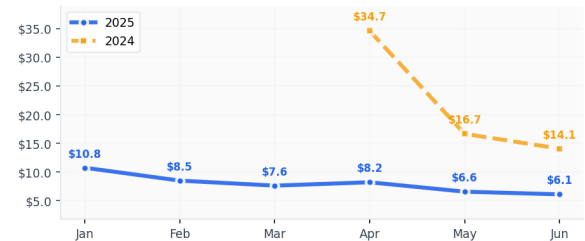
Category	Year	Jan	Feb	Mar	Apr	May	Jun
Current Year	2025	$10.77	$8.52	$7.64	$8.23	$6.59	$6.12
Prior Year	2024	-	-	-	$34.65	$16.68	$14.10
Variance	Variance	-	-	-	-76.2%	-60.5%	-56.6%

Outdoor Space w/o Laundry in Unit
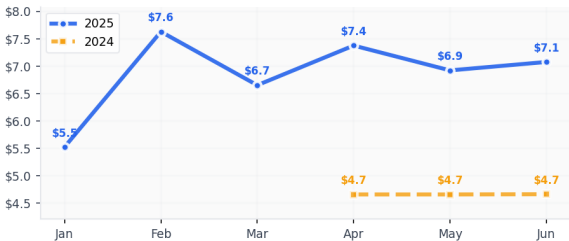
Category	Year	Jan	Feb	Mar	Apr	May	Jun
Current Year	2025	$5.52	$7.63	$6.65	$7.38	$6.92	$7.08
Prior Year	2024	-	-	-	$4.66	$4.66	$4.66
Variance	Variance	-	-	-	+58.3%	+48.6%	+51.8%

Laundry in Unit w/o Outdoor Space

Category	Year	Jan	Feb	Mar	Apr	May	Jun
Current Year	2025	-	-	-	-	-	$3.94
Prior Year	2024	-	-	-	-	-	-
Variance	Variance	-	-	-	-	-	-

Outdoor Space + Laundry in Unit

Chart not available

No data available

Weekly Rent Price Trends
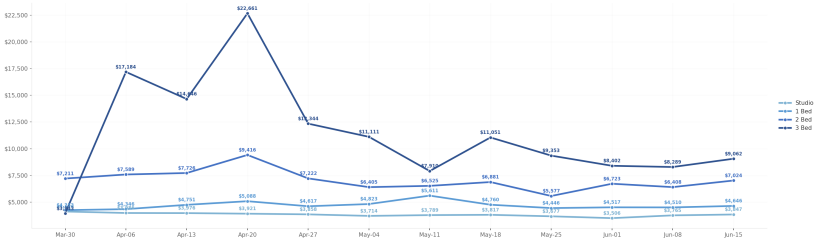
Bed	Mar-30	Apr-06	Apr-13	Apr-20	Apr-27	May-04	May-11	May-18	May-25	Jun-01	Jun-08	Jun-15	WoW
Studio	$4,126	$3,986	$3,976	$3,921	$3,858	$3,714	$3,789	$3,817	$3,677	$3,506	$3,765	$3,847	+2.17%
1 Bed	$4,253	$4,346	$4,751	$5,088	$4,617	$4,823	$5,611	$4,760	$4,446	$4,517	$4,510	$4,646	+3.02%
2 Bed	$7,211	$7,589	$7,726	$9,416	$7,222	$6,405	$6,525	$6,881	$5,577	$6,723	$6,408	$7,024	+9.62%
3 Bed	$3,943	$17,184	$14,646	$22,661	$12,344	$11,111	$7,910	$11,051	$9,353	$8,402	$8,289	$9,062	+9.33%

Inventory Report - Available Units

Address	Unit	Bed	Bath	SQFT	Status	Gross	Rent	Move Out	Days