Q2

2026 RESIDENTIAL MARKET REPORT

RIVERDALE

Brown Harris Stevens THE Craft OF Research

383 WEST 254TH STREET

SECOND QUARTER 2026

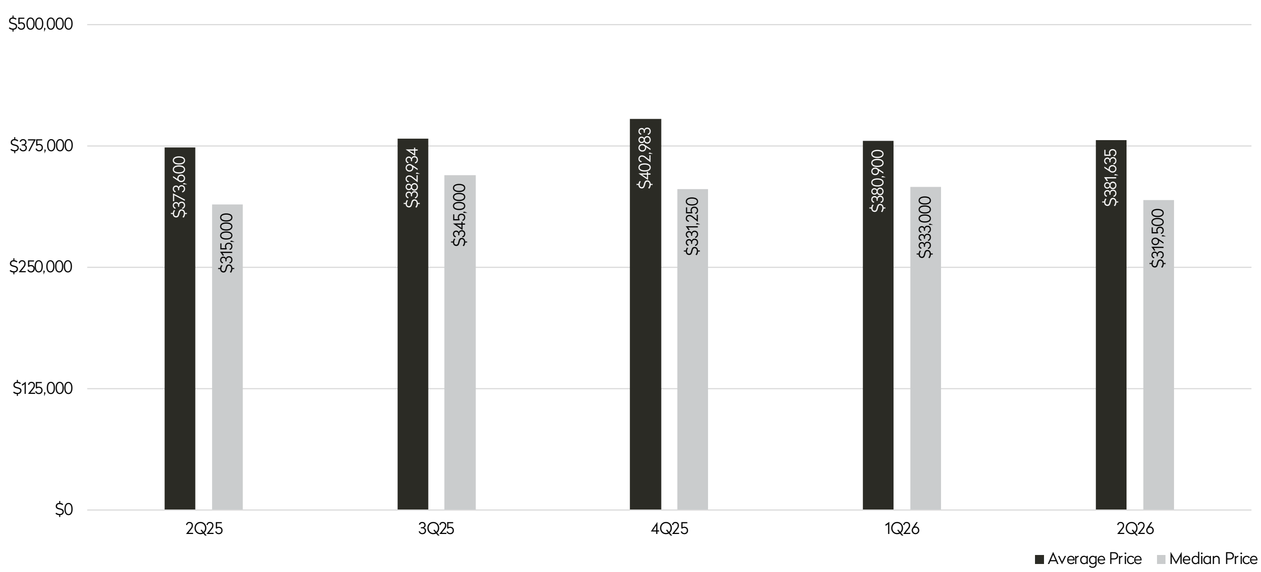
Riverdale

Apartments

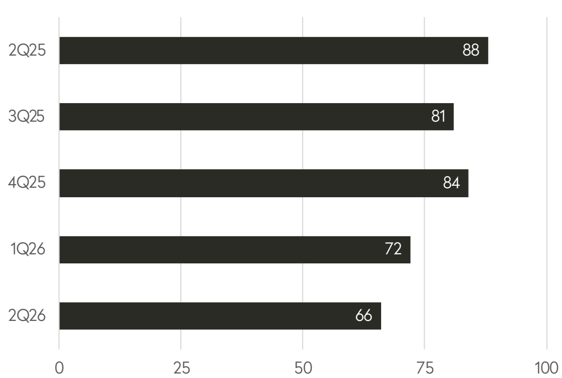
Both the average and median apartment prices posted modest increases compared to a year ago.

The number of closings fell sharply, due to low inventory levels.

Average and Median Sales Prices



Number of Closings



Average Cooperative Price Per Room

SECOND QUARTER 2026

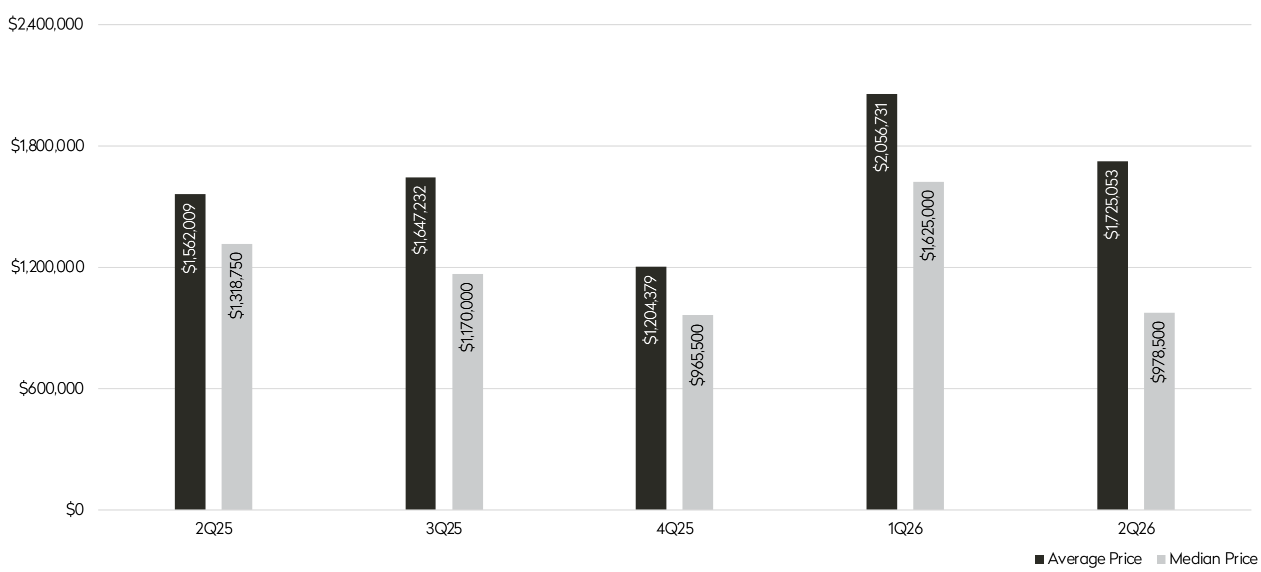
Riverdale

1-3 Family Houses

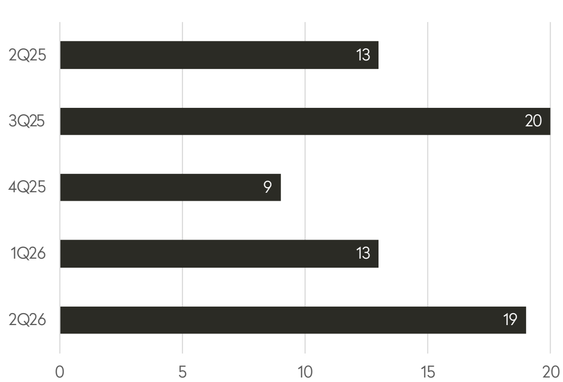
The average price of a 1-3 family home rose 10% over the past year to $1,725,053.

Closings rose sharply compared to the second quarter of 2025.

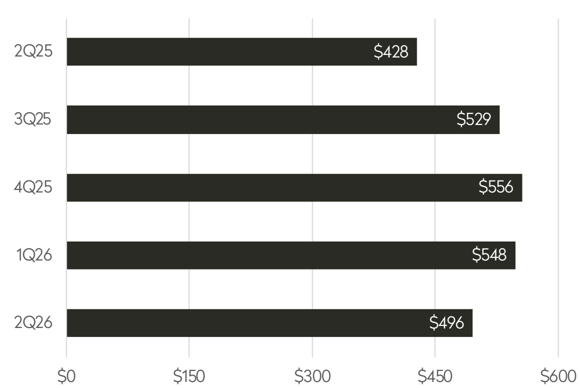
Average and Median Sales Prices



Number of Closings



Average Price Per Square Foot



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SECOND QUARTER 2026

Residential Market Report

RIVERDALE

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2Q26 data is preliminary and subject to revision in future reports. Data from the prior four quarters has been revised to include sales recorded after our initial reports were released.

To enable a fair comparison, only sales both closed and recorded during each quarter are included in the number of closings charts.

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