

## **Market Pulse Statistics**

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### **Summary:**

Market Pulse Statistics are not calculated in real time, listing data is computed every Sunday and is based on listing information available on OLR.com (Full Subscribers Access) from the previous 7 Days. The top and bottom 5% of listings (based on price) are dismissed in order to reduce price anomalies.

**Listing information is collected for every combination of the following:**

- Area (Neighborhood, Extended Neighborhood)
- Apartment Size (Studio, Alcove Studio, 1 Bed, 2 Bed, 3 Bed, 4+ Bed, Loft 0 bed, Loft 1 bed, Loft 2 bed, Loft 3+ bed)
- Ownership (All, Condo, Co-op/Condom, Townhouse, Single Family, Two Family, Three Family and Multi Family)
- Rental (All, Attended Lobby, Unattended Lobby)
- Information which has been confirmed within the last 360 days

**Apartment Sizes:**

Studio = "Studio"

Alcove Studio = "Alcove Studio, Junior - 1"

All Studios = "Studio, Alcove Studio, Junior - 1", (used for VodaBauer.com)

One Bedroom = "One Bedroom, Junior - 4, Convertible 2"

Two Bedroom = "Two Bedrooms, Convertible 3, Classic Six, Classic Seven"

Three Bedroom = "Three Bedroom, Convertible 4"

Four + Bedroom = "Four Bedroom, Five Bedroom, Six Bedroom, Seven Bedroom, Eight Bedroom, Nine Bedroom, Ten Bedroom, Eleven Bedroom, Twelve Bedroom"

Loft = "Loft"

Townhouse = "Single Family, Multi-Family"

**Neighborhoods:****Manhattan**

Battery Park City, Financial District, Treibeca, SoHo, Chinatown, Lower East Side, Little Italy, West Village, Greenwich Village, East Village, Chelsea, Flatiron, Gramercy Park (Includes Stuyvesant Town), Murray Hill, Midtown West, Midtown East, (Includes Roosevelt Island), Upper West Side, Upper East Side, Harlem, Upper Manhattan.

**Brooklyn**

Greenpoint, Williamsburg, Bed-Stuy, Dumbo, Clinton Hill, Fort Greene, Brooklyn Heights, Downtown.