

Realty Transfer Tax by Property Type
Quarterly Comparison

Description & BRT Code	Total January 2023 - March 2023		Total January 2022 - March 2022		Difference (2023 and 2022)		% Difference (2023 and 2022)	
	# of records	local tax	# of records	local tax	# of records	local tax	# of records	local tax
Non-residential								
General Commercial (88-2)	122	\$ 4,343,289	190	\$ 31,139,764	(68)	\$ (26,796,474)	-35.8%	-86.1%
Office Bldgs, hotels and garages (88-3)	13	\$ 3,910,362	19	\$ 1,290,133	(6)	\$ 2,620,230	-31.6%	203.1%
Industrial (88-4)	60	\$ 4,013,415	160	\$ 15,686,773	(100)	\$ (11,673,358)	-62.5%	-74.4%
Other Non-residential (88-5,88-6,77,78)	259	\$ 6,506,923	553	\$ 12,628,098	(294)	\$ (6,121,175)	-53.2%	-48.5%
Total Non-residential	454	\$ 18,773,989	922	\$ 60,744,767	(468)	\$ (41,970,778)	-50.8%	-69.1%
Residential								
Condominiums (88-8)	475	\$ 7,363,524	1,174	\$ 14,674,168	(699)	\$ (7,310,644)	-59.5%	-49.8%
Apartments (88-1)	45	\$ 3,931,335	138	\$ 19,154,017	(93)	\$ (15,222,682)	-67.4%	-79.5%
Single/Multi-family Homes (01 thur 76)	6,136	\$ 33,748,577	14,578	\$ 101,240,529	(8,442)	\$ (67,491,952)	-57.9%	-66.7%
Total Residential	6,656	\$ 45,043,437	15,890	\$ 135,068,715	(9,234)	\$ (90,025,278)	-58.1%	-66.7%
Unclassified								
Unclassified	202	\$ 4,374	297	\$ -	(95)	\$ 4,374	-32.0%	n/a
Total RTT records	7,312	\$ 63,821,799	17,109	\$ 195,813,482	(9,797)	\$ (131,991,682)	-57.3%	-67.4%
Voided transactions	-	\$ -	-	\$ -	-	\$ -		

Realty Transfer Tax by Location
Quarterly Comparison

Description & ZipCode	Total January 2023 - March 2023		Total January 2022 - March 2022		Difference (2023 and 2022)		% Difference (2023 and 2022)	
	# of records	local tax	# of records	local tax	# of records	local tax	# of records	local tax
Center City (19102, 03, 06, 07, 08, 09, 10, 23, 30, 46, 47, 92)								
Center City Condominiums	280	\$ 5,329,330	821	\$ 11,859,306	(541)	\$ (6,529,976)	-65.9%	-55.1%
Center City Apartments	19	\$ 2,766,330	32	\$ 2,774,578	(13)	\$ (8,247)	-40.6%	-0.3%
Center City Single/Multi-family Homes	519	\$ 7,099,842	1,468	\$ 22,523,231	(949)	\$ (15,423,389)	-64.6%	-68.5%
Center City Non-residential	61	\$ 6,146,597	142	\$ 8,378,536	(81)	\$ (2,231,939)	-57.0%	-26.6%
Total Center City	879	\$ 21,342,100	2,463	\$ 45,535,651	(1,584)	\$ (24,193,551)	-64.3%	-53.1%
Other Neighborhoods								
Other Neighborhoods Condominiums	195	\$ 2,034,193	353	\$ 2,814,862	(158)	\$ (780,669)	-44.8%	-27.7%
Other Neighborhoods Apartments	26	\$ 1,165,005	106	\$ 16,379,440	(80)	\$ (15,214,435)	-75.5%	-92.9%
Other Neighborhoods Single/Multi-family Home	5,617	\$ 26,648,736	13,110	\$ 78,717,298	(7,493)	\$ (52,068,562)	-57.2%	-66.1%
Other Neighborhoods Non-residential	393	\$ 12,627,392	779	\$ 52,358,363	(386)	\$ (39,730,971)	-49.6%	-75.9%
Total Other Neighborhoods	6,231	\$ 42,475,326	14,348	\$ 150,269,963	(8,117)	\$ (107,794,637)	-56.6%	-71.7%
Unclassified								
Unclassified	202	\$ 4,374	297	\$ -	(95)	\$ 4,374	-32.0%	n/a
Total RTT records	7,312	\$ 63,821,799	17,109	\$ 195,813,482	(9,797)	\$ (131,991,682)	-57.3%	-67.4%
Voided transactions	-	\$ -	-	\$ -	-	\$ -	n/a	n/a

Note: the count of transactions (# of records) includes transactions where total consideration is one dollar as well as other transactions where there is no local tax due. Also, in those cases where there are multiple properties transferred in one transaction, the count of transactions is equal to one. Also, data does not include delinquent collections from Revenue Department audits and discovery.

City of Philadelphia
 July 2022 - March 2023
 Top 20 Transactions, Realty Transfer Tax

Complete Address	Condo#	ZIP	Type	Description	BRT NUMBER	Consideration	City_Transfer_Tax	Parcel	Recording_Date
3800 CITY		19131	apartmentLarge	APTS 100 + UNITS MA	881162420	\$ 342,000,000	\$ 11,210,760	3	20221013
3400 LANCASTER AVE		19104	apartmentLarge	APTS DORMITORY MASON	881111120	\$ 297,522,817	\$ 9,752,798	1	20220830
200 WASHINGTON		19106	apartmentLarge	APTS 100 + UNITS MA	881567905	\$ 220,187,250	\$ 7,217,738	1	20221103
3200 CHESTNUT ST	A	19104	apartmentLarge	APTS DORMITORY MASON	881115950	\$ 210,494,802	\$ 6,900,020	1	20220830
3700 LANCASTER AVE		19104	vacantLand	VAC LAND COMM. ACRE+	881000280	\$ 184,000,000	\$ 6,064,582	1	20220713
3175 JOHN F KENNEDY BLV	B	19104	apartmentLarge	APTS DORMITORY MASON	881115750	\$ 177,577,266	\$ 5,820,983	1	20220831
350 E WILLOW GROVE AVE		19118	apartmentLarge	APTS 100 + UNITS MA	881046025	\$ 167,000,000	\$ 5,474,260	2	20220712
2760 RED LION RD		19114	industrial	IND WHSE MAS.+OTHER	884288400	\$ 148,105,000	\$ 4,854,882	1	20220804
1721 N 10TH ST		19122	apartmentLarge	APTS DORMITORY MASON	881299190	\$ 93,878,771	\$ 3,077,346	1	20220831
1900 MARKET		19103	officeBuilding	OFF/BLDG COMM NO GAR	883034000	\$ 10	\$ 3,002,520	1	20230127
3816 CHESTNUT ST		19104	apartmentLarge	APTS 100 + UNITS MA	881117000	\$ 82,275,000	\$ 2,696,975	1	20220720
2 FRANKLIN TOWN		19103	nonProfit	HLTH FAC.LIFE CARE M	881435700	\$ 55,600,000	\$ 1,822,568	1	20221108
116 S 17TH ST		19103	hotel	HOTEL 10-14STY MASON	883703600	\$ 54,801,000	\$ 1,796,377	1	20220804
2300 OREGON AVE	A	19145	retail	STORE 1 STY MASONRY	882245200	\$ 46,000,000	\$ 1,507,880	1	20220812
3615 CHESTNUT		19104	nonProfit	HEALTH FAC.CLINIC MA	773685500	\$ 44,150,000	\$ 1,447,237	1	20230111
7650 CRITTENDEN ST		19118	apartmentLarge	APTS 100 + UNITS MA	881046050	\$ 44,000,000	\$ 1,442,320	1	20220712
1930 CHESTNUT ST		19103	apartmentLarge	APTS 100 + UNITS MA	881564050	\$ 43,500,000	\$ 1,425,930	1	20220725
1301 RACE ST		19107	hotel	HOTEL 10-14STY MASON	883704760	\$ 34,870,500	\$ 1,345,291	2	20220809
2401 ARAMINGO AVE	B	19125	vacantLand	VACANT LAND BILLBOAR	885967560	\$ 38,000,000	\$ 1,245,640	4	20220721
1600 WARFIELD ST		19145	industrial	IND WHSE MAS.+OTHER	884124500	\$ 35,000,000	\$ 1,147,300	1	20220919

**1 For below-market sales, the assessed value of the property is used to calculate tax owed.