

PELHAM AND PELHAM MANOR, NEW YORK

Overview



Pelham Public Library - Photo: New York Times

The Village of Pelham and Pelham Manor are two adjacent villages in Westchester County, New York. Together they comprise the town of Pelham. The main downtown area is in the Village of Pelham; Pelham Manor is more residential. Many features of the villages, such as the school district and governance, are shared. Access to both small and larger green spaces in Pelham is plentiful. The town is peaceful and walkable, with a strong community including many associations and nonprofits such as the Pelham Preservation and Garden Society.



Shore Park, Pelham Manor - Photo: Google



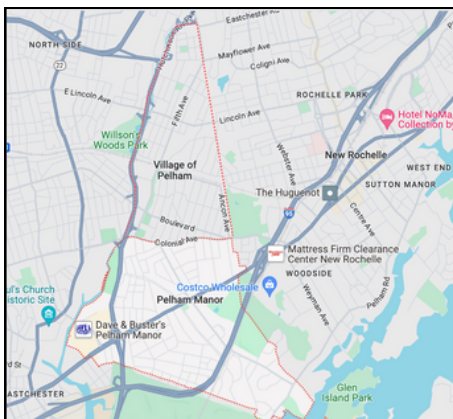
Pelham Clocktower – Photo: New York Times



Village of Pelham Sign – Photo: Google



Downtown Pelham – Photo: North of NYC



Pelham and Pelham Manor Map

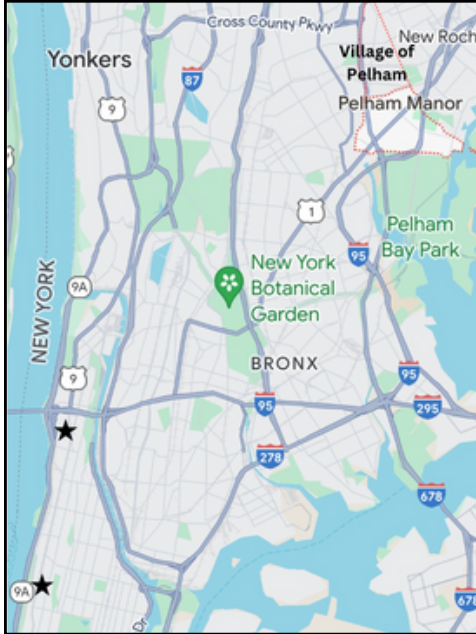
Location

Pelham is directly north of Pelham Manor. Both are west of New Rochelle and north of the large Pelham Bay Park and the Bronx, allowing easy access to more urban resources while in a suburban setting. The town is on the New Haven Metro North line.



Pelham Country Club – Photo: Google

Living in Pelham and Working at Columbia



Pelham and Pelham Manor are an easy commute to Columbia.

Commuting by Car:

- Commuting to all campuses, you can take the Cross County Parkway west, and then the Saw Mill River Parkway which becomes the Henry Hudson Parkway south. There may be some traffic at rush hour along this route.

Commuting by Public Transit:

- Morningside and Manhattanville: You can take the Metro North New Haven line from Pelham to the Harlem-125th Street station, and then take the M60-SBS bus to Columbia.
- CUIMC: From Pelham you can take the Metro North New Haven line to the Harlem-125th Street station, and then the M60-SBS bus to the A subway. From Pelham Manor, it is fastest to take (Westchester) Bee-Line bus #0061 to the Bx12-SBS bus and connect to the A subway at 207th Street.
- For more information refer to: mta.info/mnr, transportation.westchestergov.com/bee-line and transportation.columbia.edu/

**Commuting to:
Morningside Heights & Manhattanville Campuses**



30-55
mins

via Cross County Pkwy,
Henry Hudson Pkwy



40(P)/
65(PM)
mins

via MNR & M60-SBS

**Commuting to:
CUIMC Campus**



30-50
mins

via Cross County Pkwy,
Henry Hudson Pkwy



50(P)/
75(PM)
mins

via (P: MNR, M60-SBS),
(PM: 0061 , Bx12-SBS) & A

Real Estate and Housing



A House in Pelham – Photo: Zillow

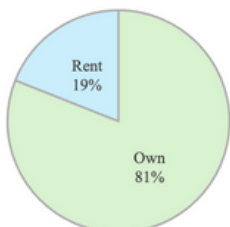


A House in Pelham Manor – Photo: Zillow



A House in Pelham – Photo: Zillow

**Own vs. Rent in
Pelham and Pelham Manor**



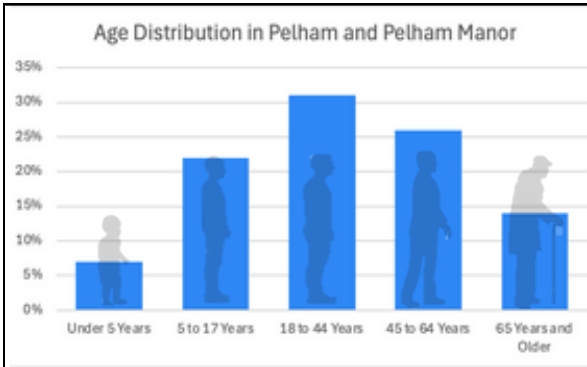
Most Pelham residents own a single-family house. Prices to purchase range from:
\$150,000 - \$1,600,000 for apartments and townhouses
\$750,000 - \$2,700,000 for single-family houses

Median Home Value: \$950,000

Median List Price/square foot: \$538

Average Rent: \$3,500

Demographics



Population: 13,140

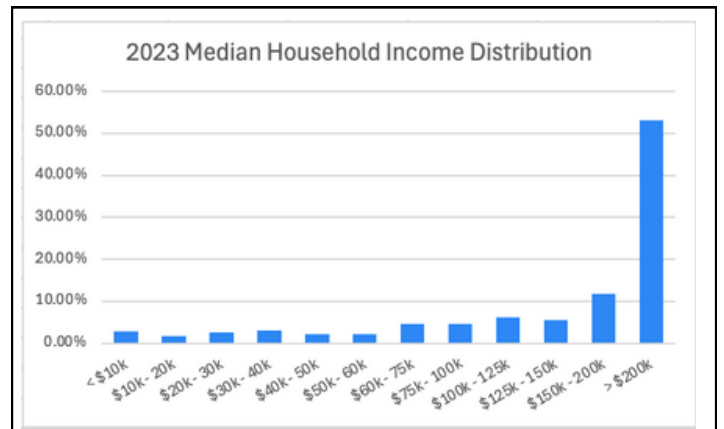
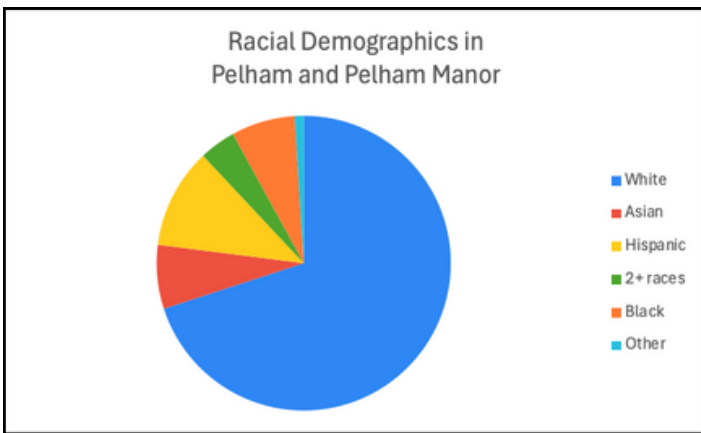
Households: 4,190

Population Density: 6,010 per sq. mile

2023 Median Household income: \$195,000



Pelham Bay Park - Photo: NYC Parks



Sources: census.gov; censusreporter.org; city-data.com; niche.com

Points of Interest



Pelham Picture House – Photo: New York Times

The Pelham Picture House, which opened in 1921 and was built in the Spanish Revival style, shows a variety of movies including both major motion pictures and independent films.



Wolf's Lane Park – Photo: Google

Wolf's Lane Park in Pelham is a popular and centrally located park. It is a site for community events and hosts art installations from local artists affiliated with the Pelham Art Center.



The Manor Club – Photo: Google

The Manor Club in Pelham Manor is a historic Tudor Revival building with a large clubhouse and theater. Many community events take place here.

While not technically in the Village of Pelham or Pelham Manor, Pelham Bay Park is a large public NYC park directly south of Pelham featuring beaches, trails, playgrounds, golf, monuments, and more.

Schools

Six public schools serve the Village of Pelham and Pelham Manor, two elementary schools in each village, one shared middle school, and one shared high school. 2,779 students are enrolled in the schools, which are all highly ranked. There are also several independent nursery schools.



Prospect Hill Elementary School - Photo: Homes.com



Pelham Memorial High School - Photo: Google



Pelham Middle School - Photo: Google

History

In 1654, William Pell bought an area including the town of Pelham, the Bronx, and New Rochelle from the Siwanoy Native Americans who originally inhabited the area. Pelham was the site of his family manor, named after his tutor, Pelham Burton. For many years, the English Pells were successful in keeping their land from Dutch control. In 1776, the Battle of Pelham, a key Revolutionary War battle, was won by the British on this site. In 1788 the Town of Pelham was incorporated by the state, which at that time included City Island and Pelham Bay Park. In 1895, the town was reduced to its current area, made of three villages: Pelham Manor, the Village of Pelham, and the Village of North Pelham. In 1975 the latter two villages were combined to be the Village of Pelham.



Sanborn Map Company Building - Photo: Sanborn

Several of the Pell family's historical houses, such as the 1760 Joshua Pell house, still stand in Pelham. Pelham is also the site of the Sanborn Map Building, built in 1905. While some of the building is now used for other purposes, the map company still has offices there. In WWII, important invasion maps for the Allies were stored here.

Learn More About Pelham and Pelham Manor

[NYT: Pelham, N.Y.: Close to the City, but With a Friendly Vibe](#)
[North of NYC: Pelham: A Well-Rounded Commuter Village](#)

[Pelham Day Trip: How to Plan a Perfect 24 Hours in Town](#)
[Pelham Bay Park](#)

[Town of Pelham](#)
[Pelham Manor](#)
[Pelham Preservation and Garden Society](#)

[Pelham Public Schools](#)

[Zillow](#)