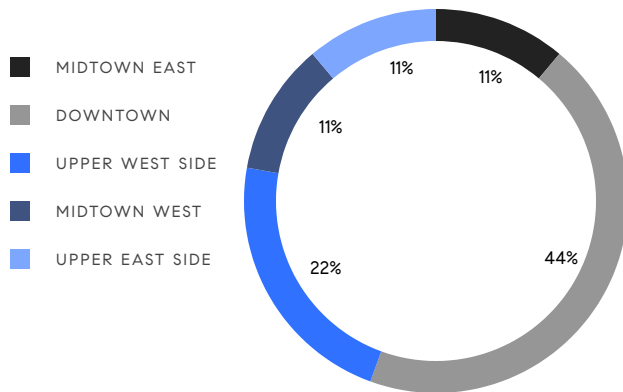


MANHATTAN WEEKLY LUXURY REPORT



63 W 17TH ST #7A. BY GREENHOUSE USA

RESIDENTIAL CONTRACTS
\$5 MILLION AND UP



9

CONTRACTS SIGNED
THIS WEEK

\$115,470,000

TOTAL CONTRACT VOLUME

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 9 contracts signed this week, made up of 7 condos, 1 co-op, and 1 house. The previous week saw 10 deals. For more information or data, please reach out to a Compass agent.

\$12,830,000

AVERAGE ASKING PRICE

\$9,000,000

MEDIAN ASKING PRICE

\$3,372

AVERAGE PPSF

0%

AVERAGE DISCOUNT

\$115,470,000

TOTAL VOLUME

77

AVERAGE DAYS ON MARKET

Unit 58B at One57, located at 157 West 57th Street in Midtown, entered contract this week, with a last asking price of \$24,800,000. Built in 2013, this condo unit spans 4,193 square feet with 3 beds and 3 full baths. It features Central Park and skyline views, high ceilings, a large primary suite with a walk-in steam shower and exquisite views, an eat-in chef's kitchen with high-end appliances and custom cabinetry, and much more. The building provides a 24-hour doorman and concierge, a private dining and function room, a private fitness center, valet parking, and many other amenities.

Also signed this week was Unit 11 at 17 Jane Street in the West Village, with a last asking price of \$24,000,000. Built in 2020, this townhouse is within a full-service condominium and spans 6,378 square feet with 5 beds and 4 full baths. It features a private elevator, gate, and doorway, 1,700 square feet of outdoor space, a custom kitchen with fitted cabinetry and high-end appliances, a full-floor primary bedroom with two windowed bathrooms, a den, and office, and much more. The building provides a 24-hour attended lobby, a private parking garage, a fitness center with sauna, and many other amenities.

7

CONDO DEAL(S)

1

CO-OP DEAL(S)

1

TOWNHOUSE DEAL(S)

\$14,495,715

AVERAGE ASKING PRICE

\$5,000,000

AVERAGE ASKING PRICE

\$9,000,000

AVERAGE ASKING PRICE

\$10,950,000

MEDIAN ASKING PRICE

\$5,000,000

MEDIAN ASKING PRICE

\$9,000,000

MEDIAN ASKING PRICE

\$3,669

AVERAGE PPSF

\$1,298

AVERAGE PPSF

3,684

AVERAGE SQFT

6,936

AVERAGE SQFT



157 WEST 57TH ST #58B

Midtown

TYPE	CONDO	STATUS	CONTRACT	ASK	\$24,800,000	INITIAL	\$24,800,000
SQFT	4,193	PPSF	\$5,915	BEDS	3	BATHS	3
FEES	\$14,089	DOM	132				



17 JANE ST #11

West Village

TYPE	CONDO	STATUS	CONTRACT	ASK	\$24,000,000	INITIAL	\$24,000,000
SQFT	6,378	PPSF	\$3,763	BEDS	5	BATHS	4
FEES	\$14,631	DOM	70				



200 AMSTERDAM AVE #44A

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$23,500,000	INITIAL	\$23,500,000
SQFT	4,672	PPSF	\$5,030	BEDS	4	BATHS	4.5
FEES	\$20,498	DOM	1				



555 WEST 22ND ST #14AW

Chelsea

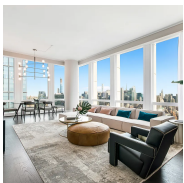
TYPE	CONDO	STATUS	CONTRACT	ASK	\$10,950,000	INITIAL	\$10,950,000
SQFT	3,004	PPSF	\$3,646	BEDS	4	BATHS	4.5
FEES	\$10,916	DOM	169				



112 WEST 87TH ST

Upper West Side

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$9,000,000	INITIAL	\$9,000,000
SQFT	6,936	PPSF	\$1,298	BEDS	5	BATHS	4
FEES	\$32,502	DOM	42				

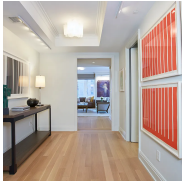


35 HUDSON YARDS #8102

Hudson Yards

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,550,000	INITIAL	\$6,550,000
SQFT	2,871	PPSF	\$2,282	BEDS	3	BATHS	3.5
FEES	\$9,572	DOM	14				

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200 EAST 79TH ST #10B

Upper East Side

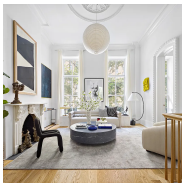
TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,375,000	INITIAL	\$6,375,000
SQFT	2,664	PPSF	\$2,394	BEDS	4	BATHS	4.5
FEES	\$8,175	DOM	27				



250 EAST 21ST ST #11A

Gramercy

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,295,000	INITIAL	\$5,295,000
SQFT	2,000	PPSF	\$2,648	BEDS	3	BATHS	3
FEES	\$5,100	DOM	N/A				



450 WEST 23RD ST #A

Chelsea

TYPE	COOP	STATUS	CONTRACT	ASK	\$5,000,000	INITIAL	\$5,250,000
SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	3.5
FEES	\$4,788	DOM	155				

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