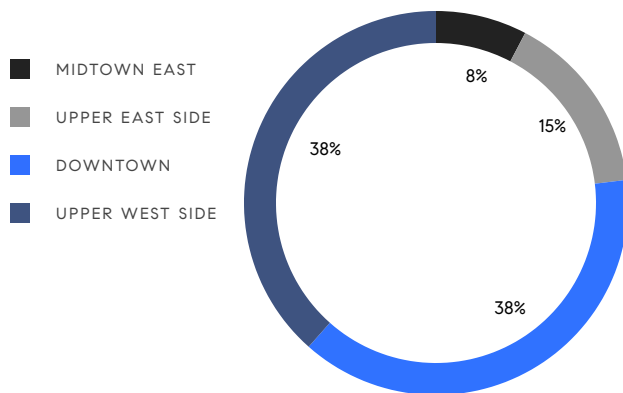


MANHATTAN WEEKLY LUXURY REPORT



39 CROSBY STREET, PHN

RESIDENTIAL CONTRACTS
\$5 MILLION AND UP



13
CONTRACTS SIGNED
THIS WEEK

\$110,545,000
TOTAL CONTRACT VOLUME

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 13 contracts signed this week, made up of 10 condos, 1 co-op, and 2 houses. The previous week saw 16 deals. For more information or data, please reach out to a Compass agent.

\$8,503,462

AVERAGE ASKING PRICE

\$6,495,000

MEDIAN ASKING PRICE

\$2,645

AVERAGE PPSF

4%

AVERAGE DISCOUNT

\$110,545,000

TOTAL VOLUME

274

AVERAGE DAYS ON MARKET

Unit 50 at 111 West 57th Street in Midtown entered contract this week, with a last asking price of \$26,950,000. Built in 2016, this duplex condo spans 4,492 square feet with 3 beds and 3 full baths. It features panoramic city and park views, 1,798 square feet of outdoor space, high ceilings, solid oak floors, floor-to-ceiling windows, an open kitchen with custom cabinetry, a primary bedroom with two large walk-in closets, and much more. The building provides a two-lane swimming pool with private cabanas, a fitness center, a private dining room and chef's catering kitchen, 24-hour attended entrances and concierge, and many other amenities.

Also signed this week was Unit 12 at 133 East 80th Street on the Upper East Side, with a last asking price of \$10,995,000. Built in 1930, this co-op has 5 beds and 5 full baths. It features a private elevator landing and square entrance gallery, a formal dining room with terrace access, a library with fireplace and built-in bookshelves, a corner primary bedroom with en-suite bath, and much more.

10

CONDO DEAL(S)

1

CO-OP DEAL(S)

2

TOWNHOUSE DEAL(S)

\$8,605,500

AVERAGE ASKING PRICE

\$10,995,000

AVERAGE ASKING PRICE

\$6,747,500

AVERAGE ASKING PRICE

\$6,472,500

MEDIAN ASKING PRICE

\$10,995,000

MEDIAN ASKING PRICE

\$6,747,500

MEDIAN ASKING PRICE

\$2,847

AVERAGE PPSF

\$1,737

AVERAGE PPSF

2,998

AVERAGE SQFT

3,900

AVERAGE SQFT



111 WEST 57TH ST #50

Midtown

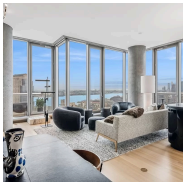
TYPE	CONDO	STATUS	CONTRACT	ASK	\$26,950,000	INITIAL	\$31,000,000
SQFT	4,492	PPSF	\$6,000	BEDS	3	BATHS	3
FEES	\$23,994	DOM	200				



133 EAST 80TH ST #12

Upper East Side

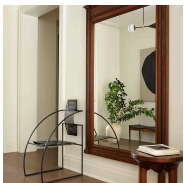
TYPE	COOP	STATUS	CONTRACT	ASK	\$10,995,000	INITIAL	\$10,995,000
SQFT	4,500	PPSF	\$2,444	BEDS	5	BATHS	5
FEES	N/A	DOM	145				



56 LEONARD ST #35BW

Tribeca

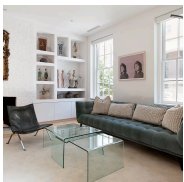
TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,995,000	INITIAL	\$8,400,000
SQFT	2,177	PPSF	\$3,673	BEDS	3	BATHS	3
FEES	\$6,374	DOM	62				



225 WEST 86TH ST #504

Upper West Side

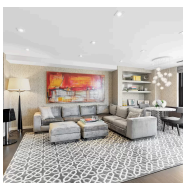
TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,950,000	INITIAL	\$7,950,000
SQFT	3,122	PPSF	\$2,547	BEDS	4	BATHS	4
FEES	\$7,676	DOM	637				



27 HARRISON ST

Tribeca

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$7,500,000	INITIAL	\$7,500,000
SQFT	3,800	PPSF	\$1,974	BEDS	4	BATHS	3
FEES	\$2,019	DOM	53				



172 WEST 79TH ST #17AF

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,500,000	INITIAL	N/A
SQFT	2,770	PPSF	\$2,347	BEDS	5	BATHS	3
FEES	\$7,064	DOM	N/A				

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45 EAST 22ND ST #43A

Flatiron District

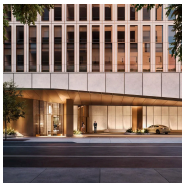
TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,495,000	INITIAL	\$6,950,000
SQFT	2,445	PPSF	\$2,657	BEDS	3	BATHS	3
FEES	\$10,075	DOM	143				



240 PARK AVE SOUTH #4B

Flatiron District

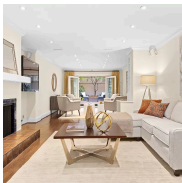
TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,450,000	INITIAL	\$6,995,000
SQFT	3,750	PPSF	\$1,720	BEDS	5	BATHS	4
FEES	\$13,362	DOM	118				



50 WEST 66TH ST #6B

Upper West Side

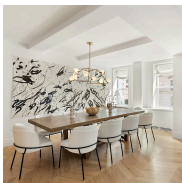
TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,325,000	INITIAL	\$6,325,000
SQFT	2,427	PPSF	\$2,607	BEDS	3	BATHS	3
FEES	N/A	DOM	N/A				



247 EAST 71ST ST

Upper East Side

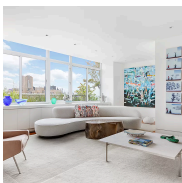
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$7,000,000
SQFT	4,000	PPSF	\$1,499	BEDS	5	BATHS	3.5
FEES	\$5,596	DOM	612				



393 WEST END AVE #6B

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$6,510,000
SQFT	2,808	PPSF	\$2,135	BEDS	4	BATHS	4.5
FEES	\$7,119	DOM	757				



2373 BROADWAY #PH1

Upper West Side

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$5,995,000
SQFT	4,400	PPSF	\$1,363	BEDS	5	BATHS	4
FEES	\$16,151	DOM	132				

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160 WEST 12TH ST #56

Greenwich Village

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,400,000	INITIAL	\$5,700,000
SQFT	1,583	PPSF	\$3,412	BEDS	2	BATHS	2
FEES	\$7,210	DOM	154				

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