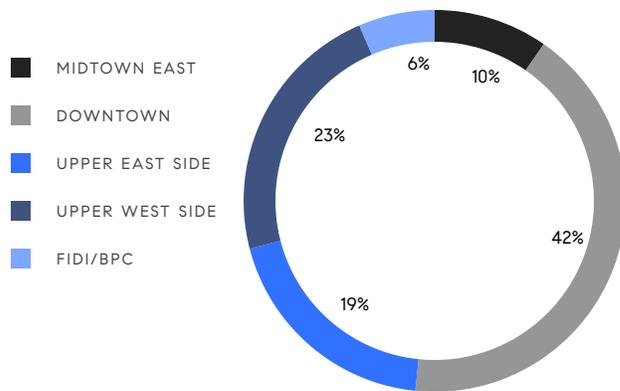


MANHATTAN WEEKLY LUXURY REPORT



20 GREENE STREET, PH

RESIDENTIAL CONTRACTS
\$5 MILLION AND UP



31
CONTRACTS SIGNED
THIS WEEK

\$249,280,980
TOTAL CONTRACT VOLUME

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 31 contracts signed this week, made up of 23 condos, 4 co-ops, and 4 houses. The previous week saw 27 deals. For more information or data, please reach out to a Compass agent.

\$8,041,322

AVERAGE ASKING PRICE

\$6,950,000

MEDIAN ASKING PRICE

\$2,703

AVERAGE PPSF

3%

AVERAGE DISCOUNT

\$249,280,980

TOTAL VOLUME

206

AVERAGE DAYS ON MARKET

Unit 67 at 111 West 57th Street in Midtown entered contract this week, with a last asking price of \$20,000,000. Built in 2016, this condo spans 3,873 square feet with 3 beds and 4 baths. It features a formal entry gallery with white stone floors, high ceilings and floor-to-ceiling windows, a primary bedroom with en-suite bath and dressing hall, skyline and park views, a kitchen with breakfast area and custom cabinetry, and much more. The building provides a fitness center and swimming pool, a private club space with double-level terrace, sauna and treatment rooms, complimentary catered breakfast, and many other amenities.

Also signed this week was Unit M6 at 150 Charles Street in the West Village, with a last asking price of \$17,995,000. Built in 2013, this condo spans 5,607 square feet with 5 beds and 6 baths. It features wide-plank flooring throughout, high ceilings and floor-to-ceiling windows, bedrooms with en-suite baths and abundant closet space, an attached garage space, a terrace and garden, and much more. The building provides a gym and lap pool, a sauna, a full-time doorman and concierge, and many other amenities.

23

CONDO DEAL(S)

4

CO-OP DEAL(S)

4

TOWNHOUSE DEAL(S)

\$8,088,956

AVERAGE ASKING PRICE

\$6,211,250

AVERAGE ASKING PRICE

\$9,597,500

AVERAGE ASKING PRICE

\$6,900,000

MEDIAN ASKING PRICE

\$6,175,000

MEDIAN ASKING PRICE

\$8,995,000

MEDIAN ASKING PRICE

\$2,994

AVERAGE PPSF

\$1,587

AVERAGE PPSF

2,755

AVERAGE SQFT

6,013

AVERAGE SQFT



111 WEST 57TH ST #67

Midtown

TYPE	CONDO	STATUS	CONTRACT	ASK	\$20,000,000	INITIAL	\$20,000,000
SQFT	3,873	PPSF	\$5,164	BEDS	3	BATHS	3.5
FEES	\$23,228	DOM	N/A				



150 CHARLES ST #M6

West Village

TYPE	CONDO	STATUS	CONTRACT	ASK	\$17,995,000	INITIAL	\$17,995,000
SQFT	5,607	PPSF	\$3,210	BEDS	5	BATHS	4
FEES	\$17,247	DOM	56				



171 EAST 73RD ST

Lenox Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$13,450,000	INITIAL	\$13,850,000
SQFT	7,100	PPSF	\$1,895	BEDS	6	BATHS	6
FEES	\$6,639	DOM	309				



313 WEST 20TH ST

Chelsea

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$10,995,000	INITIAL	\$12,500,000
SQFT	6,750	PPSF	\$1,629	BEDS	8	BATHS	3.5
FEES	\$2,665	DOM	399				



39 WEST 23RD ST #PH22

Flatiron District

TYPE	CONDO	STATUS	CONTRACT	ASK	\$10,350,000	INITIAL	\$9,950,000
SQFT	3,194	PPSF	\$3,241	BEDS	4	BATHS	4
FEES	\$12,749	DOM	169				



255 EAST 77TH ST #27A

Upper East Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$9,400,000	INITIAL	\$9,400,000
SQFT	2,954	PPSF	\$3,183	BEDS	4	BATHS	4.5
FEES	\$8,622	DOM	N/A				

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70 VESTRY ST #5C

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$8,995,000	INITIAL	\$9,995,000
SQFT	1,906	PPSF	\$4,720	BEDS	2	BATHS	2
FEES	\$8,197	DOM	175				



60 GREENE ST #4

Soho

TYPE	CONDO	STATUS	CONTRACT	ASK	\$8,950,000	INITIAL	\$8,950,000
SQFT	3,918	PPSF	\$2,285	BEDS	2	BATHS	3
FEES	\$5,204	DOM	1				



60 COLLISTER ST #2B

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,995,000	INITIAL	\$7,750,000
SQFT	3,892	PPSF	\$2,055	BEDS	4	BATHS	3.5
FEES	\$10,247	DOM	53				



160 LEROY ST #N8A

West Village

TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,895,000	INITIAL	\$8,000,000
SQFT	2,046	PPSF	\$3,859	BEDS	3	BATHS	3.5
FEES	\$7,791	DOM	314				



252 7TH AVE #PHD

Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,600,000	INITIAL	\$7,950,000
SQFT	3,436	PPSF	\$2,212	BEDS	5	BATHS	3
FEES	\$13,099	DOM	104				



378 WEST END AVE #7A

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,475,000	INITIAL	\$7,925,000
SQFT	2,888	PPSF	\$2,589	BEDS	4	BATHS	4.5
FEES	\$9,458	DOM	155				

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180 EAST 88TH ST #30B

Upper East Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,000,000	INITIAL	\$7,000,000
SQFT	2,388	PPSF	\$2,932	BEDS	4	BATHS	3.5
FEES	\$9,086	DOM	155				



40 EAST 84TH ST #4CD

Upper East Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$6,995,000	INITIAL	\$6,995,000
SQFT	4,000	PPSF	\$1,749	BEDS	5	BATHS	5
FEES	\$6,573	DOM	43				



128 EAST 19TH ST

Gramercy

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$6,995,000	INITIAL	\$6,995,000
SQFT	6,000	PPSF	\$1,166	BEDS	4	BATHS	4.5
FEES	\$6,739	DOM	161				



143 EAST 18TH ST

Gramercy

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$6,950,000	INITIAL	\$6,950,000
SQFT	4,200	PPSF	\$1,655	BEDS	4	BATHS	4
FEES	\$3,304	DOM	204				



255 EAST 49TH ST #PHA

Turtle Bay

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,900,000	INITIAL	\$7,500,000
SQFT	3,381	PPSF	\$2,041	BEDS	4	BATHS	3
FEES	\$9,957	DOM	329				



130 WILLIAM ST #L59C

Financial District

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,750,990	INITIAL	\$6,750,990
SQFT	2,470	PPSF	\$2,734	BEDS	3	BATHS	3.5
FEES	\$5,957	DOM	N/A				

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130 WILLIAM ST #L57C

Financial District

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,595,990	INITIAL	\$6,595,990
SQFT	2,470	PPSF	\$2,671	BEDS	3	BATHS	3.5
FEES	\$7,718	DOM	192				



720 WEST END AVE #TH11J

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,500,000	INITIAL	\$6,500,000
SQFT	2,559	PPSF	\$2,541	BEDS	3	BATHS	3.5
FEES	\$7,817	DOM	N/A				



962 PARK AVE #3W/4C

Upper East Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$6,500,000	INITIAL	\$9,999,000
SQFT	4,531	PPSF	\$1,435	BEDS	4	BATHS	5
FEES	\$9,828	DOM	436				



301 PARK AVE #2212

Midtown

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,400,000	INITIAL	\$6,400,000
SQFT	1,567	PPSF	\$4,085	BEDS	2	BATHS	2
FEES	\$7,912	DOM	N/A				



200 AMSTERDAM AVE #19D

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,250,000	INITIAL	\$6,250,000
SQFT	2,437	PPSF	\$2,565	BEDS	3	BATHS	3.5
FEES	\$8,338	DOM	424				



78 IRVING PL #CARRIAGE

Gramercy

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,999,000	INITIAL	\$7,000,000
SQFT	2,423	PPSF	\$2,476	BEDS	3	BATHS	2
FEES	\$9,305	DOM	230				

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212 WEST 93RD ST #10

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$6,195,000
SQFT	2,914	PPSF	\$2,058	BEDS	4	BATHS	3.5
FEES	\$11,512	DOM	206				



34 WEST 74TH ST #3C

Upper West Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$5,850,000	INITIAL	\$6,195,000
SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	3
FEES	\$5,317	DOM	101				



470 WEST END AVE #11CD

Upper West Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$5,500,000	INITIAL	\$5,500,000
SQFT	N/A	PPSF	N/A	BEDS	4	BATHS	3
FEES	\$5,032	DOM	44				



15 CENTRAL PARK WEST #8J

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,350,000	INITIAL	\$6,300,000
SQFT	1,474	PPSF	\$3,630	BEDS	2	BATHS	2.5
FEES	\$6,206	DOM	126				



15 EAST 30TH ST #51B

Nomad

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,300,000	INITIAL	\$5,300,000
SQFT	1,541	PPSF	\$3,439	BEDS	2	BATHS	3
FEES	\$5,806	DOM	705				



200 EAST 20TH ST #15A

Gramercy

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,200,000	INITIAL	\$5,200,000
SQFT	1,965	PPSF	\$2,647	BEDS	3	BATHS	3.5
FEES	\$3,415	DOM	58				

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255 EAST 77TH ST #15C

Upper East Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,150,000	INITIAL	\$5,150,000
SQFT	2,057	PPSF	\$2,504	BEDS	3	BATHS	3.5
FEES	\$6,004	DOM	N/A				

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