



COMPASS

Manhattan Luxury Report

June 09 - 15, 2025, Residential Contracts \$5M+

Photo: [150 East 73rd St, Unit PH](#)

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 30 contracts signed this week, made up of 17 condos, 8 co-ops, and 5 houses. The previous week saw 25 deals. For more information or data, please reach out to a Compass agent.

\$9,799,334

Average Asking Price

\$6,850,000

Median Asking Price

\$2,805

Average PPSF

3%

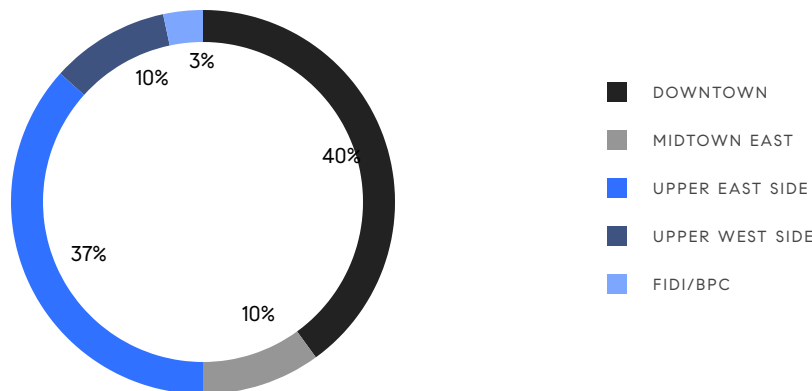
Average Discount

\$293,980,000

Total Volume

140

Average Days On Market

**17**

Condo Deal(s)

8

Co-op Deal(s)

5

Townhouse Deal(s)

\$9,823,236

Average Asking Price

\$9,179,375

Average Asking Price

\$10,710,000

Average Asking Price

\$6,350,000

Median Asking Price

\$6,850,000

Median Asking Price

\$11,750,000

Median Asking Price

\$3,223

Average PPSF

\$1,998

Average PPSF

2,976

Average SqFt

5,728

Average SqFt

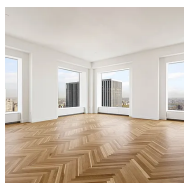


111 Murray St, Unit PH2

Tribeca

Contract Signed

Type	Condo	Price	\$33,950,000	Sq. Ft.	7,488	Beds	5
DOM	290	Initial	\$39,500,000	PPSF	\$4,534	Baths	6

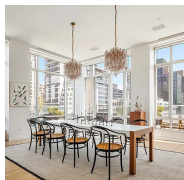


432 Park Ave, Unit 52C

Midtown

Contract Signed

Type	Condo	Price	\$16,800,000	Sq. Ft.	3,576	Beds	3
DOM	27	Initial	\$16,800,000	PPSF	\$4,698	Baths	3.5

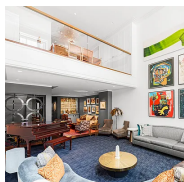


330 Spring St, Unit PH

Soho

Contract Signed

Type	Condo	Price	\$16,000,000	Sq. Ft.	4,266	Beds	5
DOM	694	Initial	\$17,500,000	PPSF	\$3,751	Baths	3

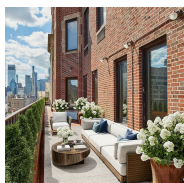


150 West 15th St

Chelsea

Contract Signed

Type	Townhouse	Price	\$15,000,000	Sq. Ft.	10,597	Beds	6
DOM	408	Initial	\$19,995,000	PPSF	\$1,416	Baths	6

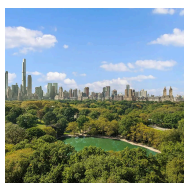


720 Park Ave, Unit PH13A

Lenox Hill

Contract Signed

Type	Coop	Price	\$15,000,000	Sq. Ft.	-	Beds	3
DOM	-	Initial	\$18,000,000	PPSF	-	Baths	4



936 5th Ave, Unit PH

Lenox Hill

Contract Signed

Type	Coop	Price	\$14,995,000	Sq. Ft.	3,800	Beds	3
DOM	269	Initial	\$14,995,000	PPSF	\$3,947	Baths	3

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54 East 80th St

Upper East Side

Contract Signed

Type	Townhouse	Price	\$14,950,000	Sq. Ft.	5,591	Beds	6
DOM	67	Initial	\$14,950,000	PPSF	\$2,674	Baths	6

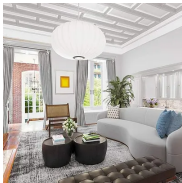


785 5th Ave, Unit 12AB

Lenox Hill

Contract Signed

Type	Coop	Price	\$12,995,000	Sq. Ft.	5,500	Beds	5
DOM	75	Initial	\$13,995,000	PPSF	\$2,363	Baths	4



37 West 74th St

Upper West Side

Contract Signed

Type	Townhouse	Price	\$11,750,000	Sq. Ft.	6,576	Beds	6
DOM	455	Initial	\$11,750,000	PPSF	\$1,787	Baths	6

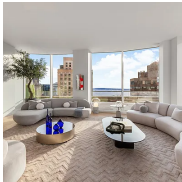


111 West 67th St, Unit 28D

Upper West Side

Contract Signed

Type	Condo	Price	\$10,750,000	Sq. Ft.	4,524	Beds	5
DOM	104	Initial	\$10,750,000	PPSF	\$2,377	Baths	5



1 Wall St, Unit 3304

Financial District

Contract Signed

Type	Condo	Price	\$9,750,000	Sq. Ft.	2,968	Beds	3
DOM	31	Initial	\$9,750,000	PPSF	\$3,286	Baths	3



527 West 27th St, Unit 9A

Chelsea

Contract Signed

Type	Condo	Price	\$9,600,000	Sq. Ft.	3,102	Beds	4
DOM	124	Initial	\$9,600,000	PPSF	\$3,095	Baths	3.5

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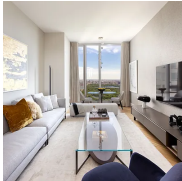


500 West 18th St, Unit E19A

West Chelsea

Contract Signed

Type	Condo	Price	\$9,425,000	Sq. Ft.	2,592	Beds	3
DOM	17	Initial	\$9,425,000	PPSF	\$3,637	Baths	3.5



217 West 57th St, Unit 67N

Midtown

Contract Signed

Type	Condo	Price	\$8,100,000	Sq. Ft.	1,435	Beds	2
DOM	200	Initial	\$8,600,000	PPSF	\$5,645	Baths	2.5



550 Park Ave, Unit 2E

Lenox Hill

Contract Signed

Type	Coop	Price	\$7,200,000	Sq. Ft.	4,500	Beds	5
DOM	21	Initial	\$7,200,000	PPSF	\$1,600	Baths	5



1 Lexington Ave, Unit 5A6A

Gramercy

Contract Signed

Type	Coop	Price	\$6,500,000	Sq. Ft.	3,582	Beds	5
DOM	337	Initial	\$7,500,000	PPSF	\$1,815	Baths	4



255 East 77th St, Unit 8A

Upper East Side

Contract Signed

Type	Condo	Price	\$6,350,000	Sq. Ft.	2,575	Beds	4
DOM	-	Initial	\$6,350,000	PPSF	\$2,467	Baths	4.5



200 East 83rd St, Unit 17C

Upper East Side

Contract Signed

Type	Condo	Price	\$6,350,000	Sq. Ft.	1,864	Beds	3
DOM	82	Initial	\$6,350,000	PPSF	\$3,407	Baths	3

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500 West 18th St, Unit E20D

West Chelsea

Contract Signed

Type	Condo	Price	\$6,295,000	Sq. Ft.	1,754	Beds	2
DOM	63	Initial	\$6,295,000	PPSF	\$3,589	Baths	2.5

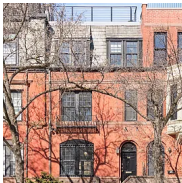


60 White St, Unit PHE

Tribeca

Contract Signed

Type	Condo	Price	\$6,250,000	Sq. Ft.	3,092	Beds	3
DOM	75	Initial	\$6,250,000	PPSF	\$2,022	Baths	3



152 East End Ave

Upper East Side

Contract Signed

Type	Townhouse	Price	\$6,000,000	Sq. Ft.	2,560	Beds	4
DOM	95	Initial	\$6,000,000	PPSF	\$2,344	Baths	3

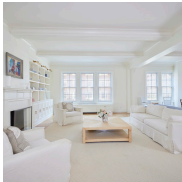


20 King St

Soho

Contract Signed

Type	Townhouse	Price	\$5,850,000	Sq. Ft.	3,316	Beds	6
DOM	77	Initial	\$5,850,000	PPSF	\$1,765	Baths	4



125 East 72nd St, Unit 5A5F

Lenox Hill

Contract Signed

Type	Coop	Price	\$5,750,000	Sq. Ft.	-	Beds	4
DOM	28	Initial	\$5,750,000	PPSF	-	Baths	4



61 North Moore St, Unit 5E

Tribeca

Contract Signed

Type	Condo	Price	\$5,680,000	Sq. Ft.	2,674	Beds	4
DOM	26	Initial	\$5,680,000	PPSF	\$2,125	Baths	3

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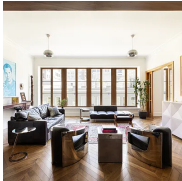


157 West 57th St, Unit 36C

Midtown

Contract Signed

Type	Condo	Price	\$5,600,000	Sq. Ft.	1,985	Beds	2
DOM	57	Initial	\$5,600,000	PPSF	\$2,822	Baths	2.5



514 West 24th St, Unit 3E

Chelsea

Contract Signed

Type	Condo	Price	\$5,595,000	Sq. Ft.	2,283	Beds	2
DOM	42	Initial	\$5,595,000	PPSF	\$2,451	Baths	2.5



936 5th Ave, Unit 15B

Lenox Hill

Contract Signed

Type	Coop	Price	\$5,500,000	Sq. Ft.	2,500	Beds	2
DOM	103	Initial	\$5,500,000	PPSF	\$2,200	Baths	3



510 Park Ave, Unit 12

Lenox Hill

Contract Signed

Type	Coop	Price	\$5,495,000	Sq. Ft.	3,000	Beds	5
DOM	69	Initial	\$5,495,000	PPSF	\$1,832	Baths	4

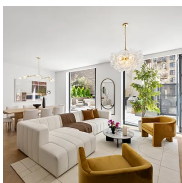


173 Perry St, Unit 11

West Village

Contract Signed

Type	Condo	Price	\$5,250,000	Sq. Ft.	1,853	Beds	2
DOM	17	Initial	\$5,250,000	PPSF	\$2,834	Baths	2



2505 Broadway, Unit 2B

Upper West Side

Contract Signed

Type	Condo	Price	\$5,250,000	Sq. Ft.	2,560	Beds	4
DOM	46	Initial	\$5,250,000	PPSF	\$2,051	Baths	4

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