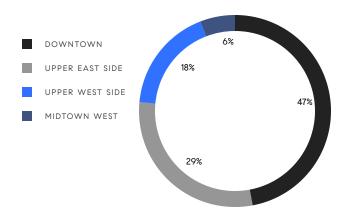
# MANHATTAN WEEKLY LUXURY REPORT



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

RESIDENTIAL CONTRACTS \$5 MILLION AND UP







CONTRACTS \$5M AND ABOVE NOV 14 - 20, 2022

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 17 contracts signed this week, made up of 12 condos, 4 co-ops, and 1 house. The previous week saw 14 deals. For more information or data, please reach out to a Compass agent.

### \$8,673,824

\$6,250,000

AVERAGE ASKING PRICE

MEDIAN ASKING PRICE

AVERAGE PPSF

\$2.453

4%

AVERAGE DISCOUNT

\$147.454.999

TOTAL VOLUME

AVERAGE DAYS ON MARKET

232

267 West 11th Street in the West Village entered contract this week, with a last asking price of \$25,000,000. Originally built in the 1900s, this Green revival townhouse spans 6,144 square feet with 6 beds and 6 full baths. It features a 25-foot-wide lot, a gated horse walk, a carriage house, a recent gut renovation, an elevator, a roof deck, views of the Empire State Building, and much more.

Also signed this week was Unit PH1 at 22 Bond Street in NoHo, with a last asking price of \$17,500,000. This penthouse condo spans 3,840 square feet with 3 beds and 3 full baths. It features high ceilings, abundant wall space, floor-to-ceiling walls of glass, north- and south-facing city views, European oak tongue and groove wood flooring, custom doors, three private outdoor spaces, and much more. The building provides a multi-level garden, an outdoor lounge, a doorman, and many other amenities.

12 condo deal(s)

\$8,397,084

AVERAGE ASKING PRICE

\$7,072,500 median asking price

> \$2,488 AVERAGE PPSF

**3,420** Average sqft 4 CO-OP DEAL(S)

### \$5,422,500

AVERAGE ASKING PRICE

\$5,347,500 Median Asking Price 1

TOWNHOUSE DEAL(S)

\$25,000,000

AVERAGE ASKING PRICE

\$25,000,000

MEDIAN ASKING PRICE

\$0

AVERAGE PPSF

**()** AVERAGE SQFT

#### MANHATTAN LUXURY REPORT

CONTRACTS \$5M AND ABOVE

NOV 14 - 20, 2022

267 WEST 11TH ST							West Village	
TYPE SQFT FEES	TOWNHOUSE N/A N/A	STATUS PPSF DOM	CONTRACT N/A N/A	ASK BEDS	\$25,000,000 6	INITIAL BATHS	N/A 6	
 22 BOND ST #PH1							Noho	
TYPE SQFT FEES	CONDO 3,840 \$10,808	STATUS PPSF DOM	CONTRACT \$4,558 224	ASK BEDS	\$17,500,000 3	INITIAL BATHS	\$18,000,000 3.5	
515 PARK AVE #34/35/2H						Upper East Side		
TYPE SQFT FEES	CONDO 5,000 N/A	STATUS PPSF DOM	CONTRACT \$3,298 126	ASK BEDS	\$16,490,000 5	INITIAL BATHS	\$19,250,000 4	
200 AMSTERDAM AVE #15A							Upper West Side	
 200 A.	MSTERDAM	1 AVE #	15A			Upper W	/est Side	
ТҮРЕ	MSTER DA M CONDO 2,856 \$9,148	1 AVE # status ppsf dom	15A CONTRACT \$2,802 346	A S K B E D S	\$7,999,999 4		Vest Side \$7,999,999 4.5	
TYPE SQFT FEES	CONDO 2,856	STATUS PPSF DOM	CONTRACT \$2,802 346			INITIAL	\$7,999,999	
TYPE SQFT FEES	CONDO 2,856 \$9,148	STATUS PPSF DOM	CONTRACT \$2,802 346			INITIAL BATHS	\$7,999,999 4.5	
TYPE SQFT FEES 15 MA TYPE SQFT FEES	CONDO 2,856 \$9,148 DISON SQ N CONDO 3,236	STATUS PPSF DOM NORTH STATUS PPSF DOM	CONTRACT \$2,802 346 #9B CONTRACT \$2,471 N/A	BEDS	4 \$7,995,000	INITIAL BATHS Nomad	\$7,999,999 4.5 N/A	

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CONTRACTS \$5M AND ABOVE NOV 14 - 20, 2022

	150 C	HARLES S	West Village						
1	ΤΥΡΕ	CONDO	STATUS	CONTRACT	ASK	\$7,295,000	INITIAL	\$7,295,000	
	SQFT	2,182	PPSF	\$3,344	BEDS	3	BATHS	2.5	
	FEES	\$7,190	DOM	14					
	127 EA	AST 64TH	Upper East Side						
	TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,850,000	INITIAL	\$7,200,000	
	SQFT	3,750	PPSF	\$1,827	BEDS	3	BATHS	5.5	
C C	FEES	\$7,173	DOM	184					
	5 EAS	5 EAST 16TH ST #8						Flatiron District	
	ΤΥΡΕ	CONDO	STATUS	CONTRACT	ASK	\$6,250,000	INITIAL	\$6,250,000	
	SQFT	5,322	PPSF	\$1,175	BEDS	5	BATHS	4	
(6)	FEES	\$5,277	DOM	27					
	200 EAST 94TH ST #PHS							Upper East Side	
	200 E	AST 94TH	ST #PHS	5			Upper Ea	ast Side	
	<b>200 Е</b> түре	AST 94TH CONDO	ST #PHS		ASK	\$5,995,000		ast Side \$5,995,000	
					A S K B E D S	\$5,995,000 4			
	ΤΥΡΕ	CONDO	STATUS	CONTRACT			INITIAL	\$5,995,000	
	TYPE SQFT FEES	CONDO 3,203	STATUS PPSF DOM	CONTRACT \$1,872			INITIAL	\$5,995,000 4	
	TYPE SQFT FEES	CONDO 3,203 \$7,620	STATUS PPSF DOM	CONTRACT \$1,872			INITIAL BATHS West Vil	\$5,995,000 4	
	type sqft fees <b>134 W</b>	CONDO 3,203 \$7,620 7EST 10TH	status ppsf dom ST #PH	CONTRACT \$1,872 194	BEDS	4	INITIAL BATHS West Vil	\$5,995,000 4 lage	
	type sqft fees <b>134 W</b> type	CONDO 3,203 \$7,620 7EST 10TH CONDO	status ppsf dom <b>ST</b> # <b>PH</b> status	CONTRACT \$1,872 194 CONTRACT	BEDS	4 \$5,995,000	INITIAL BATHS West Vil	\$5,995,000 4 lage \$6,500,000	
	type sqft fees <b>134 W</b> type sqft fees	CONDO 3,203 \$7,620 ZEST 10TH CONDO 3,510	STATUS PPSF DOM ST #PH STATUS PPSF DOM	CONTRACT \$1,872 194 CONTRACT \$1,708	BEDS	4 \$5,995,000	INITIAL BATHS West Vil	\$5,995,000 4 lage \$6,500,000 2	
	type sqft fees <b>134 W</b> type sqft fees	CONDO 3,203 \$7,620 YEST 10TH CONDO 3,510 \$5,737	STATUS PPSF DOM ST #PH STATUS PPSF DOM	CONTRACT \$1,872 194 CONTRACT \$1,708	BEDS	4 \$5,995,000	INITIAL BATHS West Vil INITIAL BATHS Upper W	\$5,995,000 4 lage \$6,500,000 2	
	TYPE SQFT FEES 134 W TYPE SQFT FEES 210 W	CONDO 3,203 \$7,620 /EST 10TH CONDO 3,510 \$5,737 /EST 77TH	STATUS PPSF DOM ST #PH STATUS PPSF DOM ST #7W	CONTRACT \$1,872 194 CONTRACT \$1,708 180	BEDS ASK BEDS	4 \$5,995,000 2	INITIAL BATHS West Vil INITIAL BATHS Upper W	\$5,995,000 4 lage \$6,500,000 2	
	TYPE SQFT FEES 134 W TYPE SQFT FEES 210 W TYPE	CONDO 3,203 \$7,620 7EST 10TH CONDO 3,510 \$5,737 7EST 77TH CONDO	STATUS PPSF DOM ST #PH STATUS PPSF DOM ST #7W STATUS	CONTRACT \$1,872 194 CONTRACT \$1,708 180 CONTRACT	BEDS ASK BEDS	4 \$5,995,000 2 \$5,995,000	INITIAL BATHS West Vil INITIAL BATHS Upper W INITIAL	\$5,995,00 4 lage \$6,500,00 2 Vest Side \$5,995,00	

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### MANHATTAN LUXURY REPORT

CONTRACTS \$5M AND ABOVE NOV 14 - 20, 2022

	320 CENTRAL PARK WEST #19A							Upper West Side		
	ΤΥΡΕ	COOP	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$7,500,000		
Partici	SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	3		
	FEES	\$5,242	DOM	545						
	55 EAST 66TH ST #PHB							Upper East Side		
	ТҮРЕ	COOP	STATUS	CONTRACT	ASK	\$5,495,000	INITIAL	\$6,750,000		
MAR FOR	SQFT	N/A	PPSF	N/A	BEDS	4	BATHS	3.5		
	FEES	N/A	DOM	244						
	59 BARROW ST #3							West Village		
	ТҮРЕ	COOP	STATUS	CONTRACT	ASK	\$5,200,000		\$5,200,000		
	SQFT	2,350	PPSF	\$2,213	BEDS	3 <sup>5</sup> ,200,000	BATHS	\$5,200,000 2		
	FEES	\$4,013	DOM	52,213	BLDJ	5	DATITS	Z		
	TLLS	\$4,015	DOM	51						
IT.	130 EAST 75TH STTREET #8B						Upper East Side			
	ΤΥΡΕ	COOP	STATUS	CONTRACT	ASK	\$5,000,000	INITIAL	\$5,250,000		
	SQFT	2,200	PPSF	\$2,273	BEDS	3	BATHS	3		
	FEES	\$5,645	DOM	191						
	35 HUDSON YARDS #5702						Hudson Yards			
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$5,000,000	INITIAL	\$4,975,000		
	SQFT	2,174	PPSF	\$2,300	BEDS	2	BATHS	2		
	FEES	\$6,892	DOM	1,055						

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