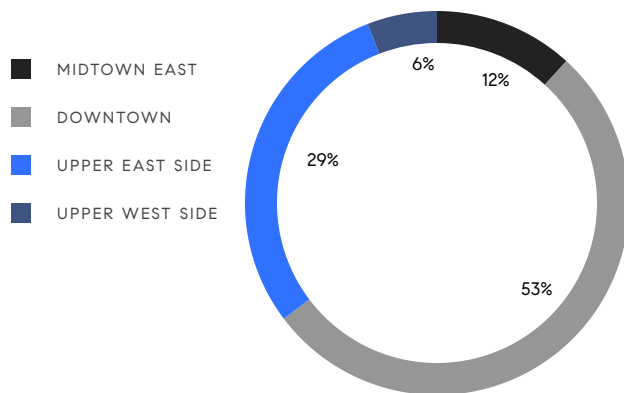


MANHATTAN WEEKLY LUXURY REPORT



620 BROADWAY BY RACHEL GRACE KUZMA

RESIDENTIAL CONTRACTS
\$5 MILLION AND UP



17
CONTRACTS SIGNED
THIS WEEK

\$177,665,990
TOTAL CONTRACT VOLUME

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 17 contracts signed this week, made up of 13 condos, and 4 co-ops. The previous week saw 13 deals. For more information or data, please reach out to a Compass agent.

\$10,450,941

AVERAGE ASKING PRICE

\$7,950,000

MEDIAN ASKING PRICE

\$3,243

AVERAGE PPSF

1%

AVERAGE DISCOUNT

\$177,665,990

TOTAL VOLUME

240

AVERAGE DAYS ON MARKET

Unit 27 at Hampshire House, located at 150 Central Park South, entered contract this week, with a last asking price of \$30,000,000. Originally built in 1940, this co-op has 7 beds and 5 full baths. It features approximately 6,500 square feet of interior space, 18-foot ceilings, arched doors, oversized windows, a fireplace, a formal dining room and living room, and much more. The building provides a doorman, concierge, laundry service, safety deposit boxes, a fitness center, and many other amenities.

Also signed this week was PH77A at 30 Park Place in TriBeCa, with a last asking price of \$19,750,000. Built in 2016, this penthouse condo spans 3,951 square feet with 4 beds and 4 full baths. It features two terraces, white oak herringbone floors, oversized windows, designer lighting, a custom gas fireplace, an eat-in kitchen with high-end appliances, and much more. The building provides a 24-hour doorman, concierge, bellman, a state-of-the-art fitness center, a children's playroom, private dining, attended parking, and many other amenities.

13

CONDO DEAL(S)

4

CO-OP DEAL(S)

0

TOWNHOUSE DEAL(S)

\$9,867,000

AVERAGE ASKING PRICE

\$12,348,750

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$7,950,000

MEDIAN ASKING PRICE

\$7,072,500

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$3,149

AVERAGE PPSF

\$0

AVERAGE PPSF

3,145

AVERAGE SQFT

0

AVERAGE SQFT



150 CENTRAL PARK SOUTH #27

Central Park South

TYPE	COOP	STATUS	CONTRACT	ASK	\$30,000,000	INITIAL	\$30,000,000
SQFT	6,500	PPSF	\$4,616	BEDS	7	BATHS	5
FEES	N/A	DOM	24				



30 PARK PL #PH77A

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$19,750,000	INITIAL	\$21,750,000
SQFT	3,951	PPSF	\$4,999	BEDS	4	BATHS	4.5
FEES	\$16,763	DOM	257				



450 WASHINGTON ST #PH1602

Tribeca

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$17,300,000	INITIAL	\$17,300,000
SQFT	4,019	PPSF	\$4,305	BEDS	6	BATHS	5
FEES	N/A	DOM	N/A				



161 HUDSON ST #PH9A/8B

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$16,495,000	INITIAL	N/A
SQFT	5,802	PPSF	\$2,843	BEDS	5	BATHS	5
FEES	\$15,870	DOM	N/A				



109 EAST 79TH ST #12E

Upper East Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$10,500,000	INITIAL	\$9,825,000
SQFT	2,741	PPSF	\$3,831	BEDS	3	BATHS	3.5
FEES	\$8,457	DOM	516				



450 WASHINGTON ST #610

Tribeca

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$9,895,000	INITIAL	\$9,895,000
SQFT	3,524	PPSF	\$2,808	BEDS	4	BATHS	4
FEES	N/A	DOM	N/A				

Compass is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicit property already listed. Nothing herein shall be construed as legal, accounting or other professional advice outside the realm of real estate brokerage.



310 EAST 53RD ST #26BC

Midtown East

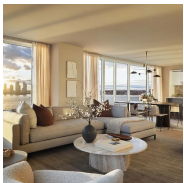
TYPE	CONDO	STATUS	CONTRACT	ASK	\$8,995,000	INITIAL	\$8,995,000
SQFT	4,062	PPSF	\$2,215	BEDS	5	BATHS	5.5
FEES	\$12,145	DOM	341				



211 CENTRAL PARK WEST #4F

Upper West Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$8,650,000	INITIAL	\$9,995,000
SQFT	2,800	PPSF	\$3,090	BEDS	3	BATHS	4
FEES	\$4,338	DOM	167				



450 WASHINGTON ST #802

Tribeca

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$7,950,000	INITIAL	\$7,950,000
SQFT	2,075	PPSF	\$3,832	BEDS	3	BATHS	3
FEES	N/A	DOM	N/A				



25 WEST 28TH ST #PH42D

Nomad

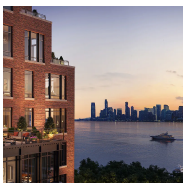
TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,850,000	INITIAL	\$7,200,000
SQFT	1,848	PPSF	\$4,248	BEDS	2	BATHS	2
FEES	\$7,121	DOM	210				



25 NORTH MOORE ST #10C/11C

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,500,000	INITIAL	\$7,995,000
SQFT	3,772	PPSF	\$1,989	BEDS	5	BATHS	4
FEES	N/A	DOM	105				



555 WEST 22ND ST #6AW

West Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,150,000	INITIAL	\$6,150,000
SQFT	2,512	PPSF	\$2,449	BEDS	3	BATHS	3.5
FEES	\$8,143	DOM	247				

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15 EAST 30TH ST #50D

Nomad

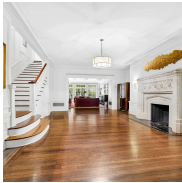
TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,750,000	INITIAL	\$5,750,000
SQFT	1,860	PPSF	\$3,092	BEDS	3	BATHS	3
FEES	\$6,343	DOM	292				



1220 PARK AVE #9A

Upper East Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$5,495,000	INITIAL	\$5,495,000
SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	3
FEES	N/A	DOM	142				



830 PARK AVE #2/3B

Upper East Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$5,250,000	INITIAL	\$5,250,000
SQFT	N/A	PPSF	N/A	BEDS	5	BATHS	3
FEES	\$8,921	DOM	63				



40 EAST END AVE #5A

Upper East Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,135,990	INITIAL	\$5,135,990
SQFT	2,234	PPSF	\$2,300	BEDS	3	BATHS	3.5
FEES	\$5,595	DOM	496				



200 EAST 65TH ST #27N

Upper East Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,000,000	INITIAL	\$5,250,000
SQFT	2,483	PPSF	\$2,014	BEDS	3	BATHS	3.5
FEES	\$8,361	DOM	258				

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