

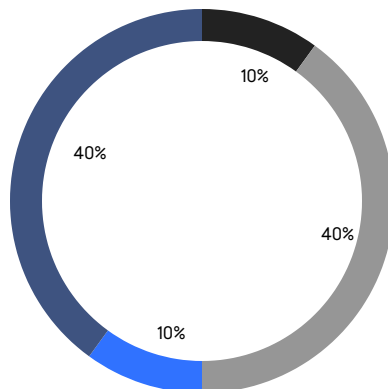
# MANHATTAN WEEKLY LUXURY REPORT



200 11TH AVE, UNIT PH1/JG

RESIDENTIAL CONTRACTS  
\$5 MILLION AND UP

- UPPER EAST SIDE
- UPPER WEST SIDE
- MIDTOWN EAST
- DOWNTOWN



10

CONTRACTS SIGNED  
THIS WEEK

\$83,785,000

TOTAL CONTRACT VOLUME

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 10 contracts signed this week, made up of 9 condos, and 1 co-op. The previous week saw 12 deals. For more information or data, please reach out to a Compass agent.

**\$8,378,500**

AVERAGE ASKING PRICE

**\$6,602,500**

MEDIAN ASKING PRICE

**\$3,067**

AVERAGE PPSF

**1%**

AVERAGE DISCOUNT

**\$83,785,000**

TOTAL VOLUME

**92**

AVERAGE DAYS ON MARKET

Unit 14/15AD at 920 5th Avenue on the Upper East Side entered contract this week, with a last asking price of \$23,500,000. Originally built in 1922, this co-op spans approximately 4,500 square feet with 5 beds and 5 full baths. It features a private elevator landing, a double-bedroom primary suite, park and city views, a large south-facing kitchen, and much more. The building provides high levels of service and security, a roof terrace, private storage, a fitness center, and many other amenities.

Also signed this week was Unit 25B at 15 Central Park West on the Upper West Side, with a last asking price of \$9,250,000. Built in 2007, this condo unit spans 1,736 square feet with 2 beds and 2 full baths. It features 30 feet of park frontage, oversized windows, a chef's kitchen with high-end appliances and custom cabinetry, a large primary bedroom with en-suite bath, park views, and walk-in closet, high ceilings, hardwood floors throughout, and much more. The building provides a 24-hour doorman and concierge, an on-site garage, a fitness center, a private theater and restaurant, and many other amenities.

**9**

CONDO DEAL(S)

**1**

CO-OP DEAL(S)

**0**

TOWNHOUSE DEAL(S)

**\$8,353,889**

AVERAGE ASKING PRICE

**\$8,600,000**

AVERAGE ASKING PRICE

**\$0**

AVERAGE ASKING PRICE

**\$6,495,000**

MEDIAN ASKING PRICE

**\$8,600,000**

MEDIAN ASKING PRICE

**\$0**

MEDIAN ASKING PRICE

**\$3,067**

AVERAGE PPSF

**N/A**

AVERAGE PPSF

**2,721**

AVERAGE SQFT

**N/A**

AVERAGE SQFT



### 920 5TH AVE #14/15AD

Upper East Side

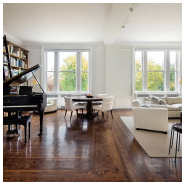
TYPE	CONDO	STATUS	CONTRACT	ASK	\$23,500,000	INITIAL	\$23,500,000
SQFT	4,500	PPSF	\$5,222	BEDS	5	BATHS	5.5
FEES	\$17,435	DOM	206				



### 15 CENTRAL PARK WEST #25B

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$9,250,000	INITIAL	\$9,250,000
SQFT	1,736	PPSF	\$5,329	BEDS	2	BATHS	2.5
FEES	\$6,947	DOM	78				



### 88 CENTRAL PARK WEST #5N

Upper West Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$8,600,000	INITIAL	\$8,600,000
SQFT	N/A	PPSF	N/A	BEDS	4	BATHS	3
FEES	\$6,222	DOM	36				



### 845 1ST AVE #75B

Midtown East

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,995,000	INITIAL	\$7,800,000
SQFT	2,857	PPSF	\$2,449	BEDS	3	BATHS	3.5
FEES	\$11,433	DOM	43				



### 500 WEST 18TH ST #WEST-29D

West Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,710,000	INITIAL	\$6,710,000
SQFT	1,805	PPSF	\$3,718	BEDS	2	BATHS	2.5
FEES	\$6,755	DOM	33				



### 7 HARRISON ST #6N

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,495,000	INITIAL	\$6,950,000
SQFT	2,205	PPSF	\$2,946	BEDS	3	BATHS	3
FEES	\$7,123	DOM	238				

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### 60 BEACH ST #1C

Tribeca

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$5,995,000
SQFT	3,535	PPSF	\$1,696	BEDS	3	BATHS	2.5
FEES	\$6,121	DOM	117				



### 2505 BROADWAY #12A

Upper West Side

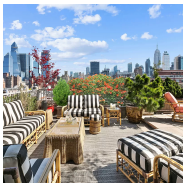
TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,495,000	INITIAL	\$5,495,000
SQFT	2,438	PPSF	\$2,254	BEDS	4	BATHS	3.5
FEES	\$5,313	DOM	48				



### 270 RIVERSIDE DR #5A

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,495,000	INITIAL	\$5,495,000
SQFT	2,845	PPSF	\$1,932	BEDS	4	BATHS	4
FEES	\$6,492	DOM	81				



### 257 WEST 17TH ST #PHB

Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,250,000	INITIAL	\$5,250,000
SQFT	2,561	PPSF	\$2,050	BEDS	4	BATHS	3.5
FEES	\$9,310	DOM	33				

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