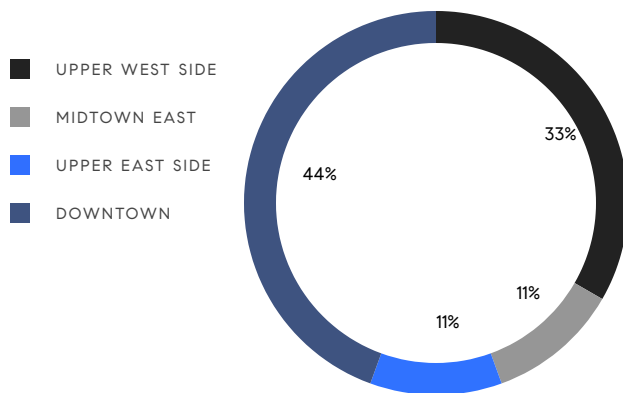


MANHATTAN WEEKLY LUXURY REPORT



135 EAST 19TH ST

RESIDENTIAL CONTRACTS
\$5 MILLION AND UP



9

CONTRACTS SIGNED
THIS WEEK

\$93,365,000

TOTAL CONTRACT VOLUME

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 9 contracts signed this week, made up of 6 condos, and 3 co-ops. The previous week saw 10 deals. For more information or data, please reach out to a Compass agent.

\$10,373,889

AVERAGE ASKING PRICE

\$9,500,000

MEDIAN ASKING PRICE

\$3,239

AVERAGE PPSF

5%

AVERAGE DISCOUNT

\$93,365,000

TOTAL VOLUME

241

AVERAGE DAYS ON MARKET

Unit 3B at 15 Central Park West on the Upper West Side entered contract this week, with a last asking price of \$18,500,000. Built in 2007, this condo unit spans 3,142 square feet with 3 beds and 3 full baths. It features a grand foyer, 32 feet of Central Park frontage, high ceilings, newly refinished herringbone oak floors, a breakfast room and adjacent kitchen, a primary bedroom with double dressing rooms and ensuite marble bath, and much more. The building provides a 24-hour concierge and attended lobby, a fitness center with 75-foot swimming pool, a library, a theater, an on-site garage, a private restaurant, and many other amenities.

Also signed this week was Unit PHA at 683 5th Avenue in Midtown, with a last asking price of \$16,500,000. This penthouse condo is part of the Mandarin Oriental Residences. It features floor-to-ceiling windows, recessed lighting, a large outdoor stone terrace, exceptional city views, and much more. The building provides a state-of-the-art fitness center, in-home private culinary options, a rooftop pool, a residents-only club, and many other amenities.

6

CONDO DEAL(S)

3

CO-OP DEAL(S)

0

TOWNHOUSE DEAL(S)

\$11,319,167

AVERAGE ASKING PRICE

\$8,483,334

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$10,235,000

MEDIAN ASKING PRICE

\$8,500,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$3,731

AVERAGE PPSF

N/A

AVERAGE PPSF

2,723

AVERAGE SQFT

N/A

AVERAGE SQFT



15 CENTRAL PARK WEST #3B

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$18,500,000	INITIAL	\$18,500,000
SQFT	3,142	PPSF	\$5,888	BEDS	3	BATHS	3.5
FEES	\$12,673	DOM	73				



685 5TH AVE #PHA

Midtown

TYPE	CONDO	STATUS	CONTRACT	ASK	\$16,500,000	INITIAL	\$16,500,000
SQFT	N/A	PPSF	N/A	BEDS	2	BATHS	2.5
FEES	\$15,472	DOM	N/A				



225 WEST 86TH ST #715

Upper West Side

TYPE	CONDO	STATUS	CONTRACT	ASK	\$10,970,000	INITIAL	\$10,970,000
SQFT	3,646	PPSF	\$3,009	BEDS	4	BATHS	4.5
FEES	\$9,365	DOM	N/A				



17 EAST 63RD ST #3/4

Upper East Side

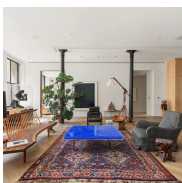
TYPE	COOP	STATUS	CONTRACT	ASK	\$10,000,000	INITIAL	\$16,995,000
SQFT	4,155	PPSF	\$2,407	BEDS	3	BATHS	3.5
FEES	N/A	DOM	267				



555 WEST 22ND ST #14CW

Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$9,500,000	INITIAL	\$9,000,000
SQFT	2,430	PPSF	\$3,910	BEDS	3	BATHS	3.5
FEES	\$9,076	DOM	562				



19 GREENE ST #4

Soho

TYPE	COOP	STATUS	CONTRACT	ASK	\$8,500,000	INITIAL	\$8,500,000
SQFT	N/A	PPSF	N/A	BEDS	2	BATHS	2.5
FEES	\$3,704	DOM	98				

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515 WEST 18TH ST #1903

Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,995,000	INITIAL	\$7,750,000
SQFT	2,737	PPSF	\$2,556	BEDS	3	BATHS	3.5
FEES	\$11,169	DOM	379				



137 RIVERSIDE DR #7D

Upper West Side

TYPE	COOP	STATUS	CONTRACT	ASK	\$6,950,000	INITIAL	\$6,950,000
SQFT	4,317	PPSF	\$1,610	BEDS	5	BATHS	3
FEES	N/A	DOM	63				



500 WEST 18TH ST #EAST-17F

West Chelsea

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,450,000	INITIAL	\$5,450,000
SQFT	1,657	PPSF	\$3,290	BEDS	2	BATHS	2.5
FEES	\$5,867	DOM	N/A				

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