

COMPASS

Manhattan Luxury Report

Oct 26 - Nov 01, 2026, Residential Contracts $5M+

Photo: 70 Vestry Street, Unit 9S

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Contracts $5M+, Oct 26 - Nov 01, 2026

The Manhattan luxury real estate market, defined as all properties priced $5M and above, saw 25 contracts signed this week, made up of 16 condos, 7 co-ops, and 2 houses. The previous week saw 24 deals. For more information or data, please reach out to a Compass agent.

$10,048,835
Average Asking Price

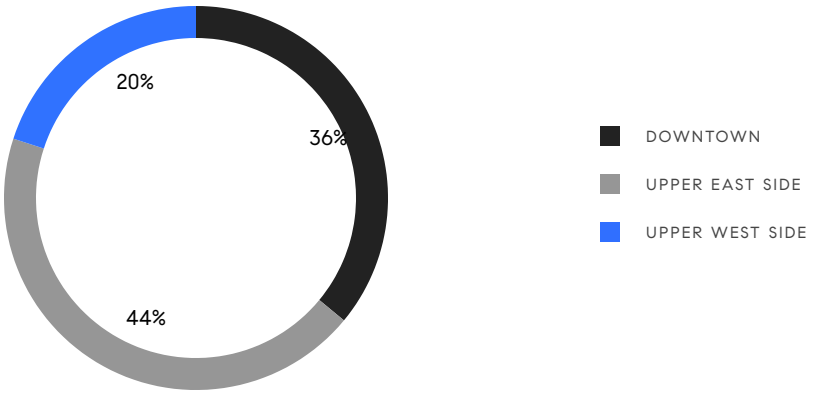
$7,490,000
Median Asking Price

$2,574
Average PPSF

0%
Average Discount

$251,220,875
Total Volume

187
Average Days On Market



16
Condo Deal(s)

$10,477,243
Average Asking Price

$6,600,000
Median Asking Price

$2,809
Average PPSF

3,576
Average SqFt

7
Co-op Deal(s)

$8,005,000
Average Asking Price

$7,490,000
Median Asking Price

2
Townhouse Deal(s)

$13,775,000
Average Asking Price

$13,775,000
Median Asking Price

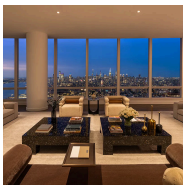
$2,207
Average PPSF

7,150
Average SqFt

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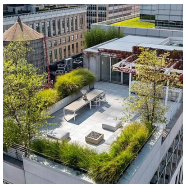


111 Murray Street, Unit PH1

Contract Signed

Tribeca

Type	Condo	Price	$33,950,000	Sq. Ft.	7,675	Beds	5
DOM	-	Initial	-	PPSF	$4,424	Baths	6.5



71 Murray Street, Unit PH

Contract Signed

Tribeca

Type	Condo	Price	$18,500,000	Sq. Ft.	6,700	Beds	4
DOM	193	Initial	$18,500,000	PPSF	$2,762	Baths	4



19 East 92nd Street

Contract Signed

Carnegie Hill

Type	Townhouse	Price	$16,950,000	Sq. Ft.	5,225	Beds	5
DOM	27	Initial	$16,950,000	PPSF	$3,245	Baths	5



200 East 75th Street, Unit PH1

Contract Signed

Lenox Hill

Type	Condo	Price	$16,850,000	Sq. Ft.	4,230	Beds	5
DOM	644	Initial	$16,850,000	PPSF	$3,984	Baths	5.5



50 West 66th Street, Unit 17F

Contract Signed

Lincoln Square

Type	Condo	Price	$15,995,000	Sq. Ft.	4,445	Beds	5
DOM	32	Initial	$15,995,000	PPSF	$3,599	Baths	5



834 5th Avenue, Unit C

Contract Signed

Lenox Hill

Type	Coop	Price	$14,995,000	Sq. Ft.	-	Beds	6
DOM	30	Initial	$14,995,000	PPSF	-	Baths	4

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50 Riverside Boulevard, Unit 21B

Contract Signed

Lincoln Square

Type	Condo	Price	$12,000,000	Sq. Ft.	6,056	Beds	7
DOM	52	Initial	$12,000,000	PPSF	$1,982	Baths	9



328 West 108th Street

Contract Signed

Upper West Side

Type	Townhouse	Price	$10,600,000	Sq. Ft.	9,075	Beds	6
DOM	1,307	Initial	$10,600,000	PPSF	$1,169	Baths	4

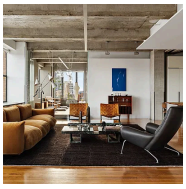


132 East 65th Street, Unit PH1

Contract Signed

Lenox Hill

Type	Condo	Price	$9,995,875	Sq. Ft.	4,346	Beds	5
DOM	107	Initial	$9,995,875	PPSF	$2,301	Baths	5.5



205 West 19th Street, Unit 11

Contract Signed

Chelsea

Type	Coop	Price	$9,500,000	Sq. Ft.	5,400	Beds	4
DOM	142	Initial	$9,500,000	PPSF	$1,760	Baths	4



10 Gracie Square, Unit 34C

Contract Signed

Yorkville

Type	Coop	Price	$7,950,000	Sq. Ft.	5,527	Beds	4
DOM	243	Initial	$7,950,000	PPSF	$1,439	Baths	4



200 West 88th Street, Unit 6A

Contract Signed

Upper West Side

Type	Condo	Price	$7,500,000	Sq. Ft.	2,825	Beds	4
DOM	-	Initial	$7,500,000	PPSF	$2,655	Baths	3

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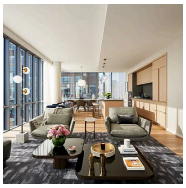


580 Park Avenue, Unit 7A

Contract Signed

Lenox Hill

Type	Coop	Price	$7,490,000	Sq. Ft.	-	Beds	3
DOM	133	Initial	$7,490,000	PPSF	-	Baths	3



565 Broome Street, Unit S25B

Contract Signed

Soho

Type	Condo	Price	$6,700,000	Sq. Ft.	2,191	Beds	2
DOM	343	Initial	$6,700,000	PPSF	$3,058	Baths	2



31 West 11th Street, Unit 4A

Contract Signed

Greenwich Village

Type	Condo	Price	$6,500,000	Sq. Ft.	1,954	Beds	3
DOM	24	Initial	$6,500,000	PPSF	$3,327	Baths	2.5

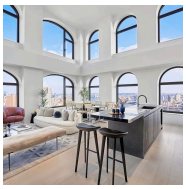


220 Riverside Boulevard, Unit 6E/7E

Contract Signed

Lincoln Square

Type	Condo	Price	$6,500,000	Sq. Ft.	3,030	Beds	5
DOM	-	Initial	$6,500,000	PPSF	$2,146	Baths	4

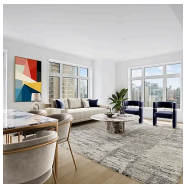


130 William Street, Unit 48A

Contract Signed

Financial District

Type	Condo	Price	$6,150,000	Sq. Ft.	2,495	Beds	4
DOM	132	Initial	$6,150,000	PPSF	$2,465	Baths	4.5



200 East 83rd Street, Unit 15C

Contract Signed

Yorkville

Type	Condo	Price	$6,000,000	Sq. Ft.	1,864	Beds	3
DOM	261	Initial	$6,000,000	PPSF	$3,219	Baths	3

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970 Park Avenue, Unit 4N

Contract Signed

Upper East Side

Type	Coop	Price	$5,500,000	Sq. Ft.	-	Beds	4
DOM	10	Initial	$5,500,000	PPSF	-	Baths	4

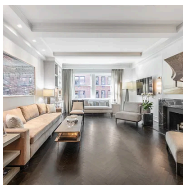


52 East 72nd Street, Unit PHA

Contract Signed

Lenox Hill

Type	Condo	Price	$5,500,000	Sq. Ft.	2,200	Beds	4
DOM	122	Initial	$5,500,000	PPSF	$2,500	Baths	3



1125 Park Avenue, Unit 5E

Contract Signed

Carnegie Hill

Type	Coop	Price	$5,350,000	Sq. Ft.	-	Beds	3
DOM	8	Initial	$5,350,000	PPSF	-	Baths	3



176 East 77th Street, Unit 4D

Contract Signed

Lenox Hill

Type	Coop	Price	$5,250,000	Sq. Ft.	3,500	Beds	4
DOM	33	Initial	$5,250,000	PPSF	$1,500	Baths	4



100 Barclay Street, Unit 16A

Contract Signed

Tribeca

Type	Condo	Price	$5,245,000	Sq. Ft.	2,502	Beds	4
DOM	165	Initial	$5,245,000	PPSF	$2,097	Baths	4



50 Madison Avenue, Unit RU5

Contract Signed

Nomad

Type	Condo	Price	$5,150,000	Sq. Ft.	2,630	Beds	3
DOM	41	Initial	$5,150,000	PPSF	$1,959	Baths	3.5

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424 Washington Street, Unit 6D

Tribeca

Contract Signed

Type	Condo	Price	$5,100,000	Sq. Ft.	2,071	Beds	3
DOM	55	Initial	$5,100,000	PPSF	$2,463	Baths	3

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