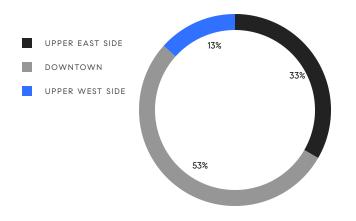
MANHATTAN WEEKLY LUXURY REPORT



33 VESTRY ST, UNIT TH2

RESIDENTIAL CONTRACTS \$5 MILLION AND UP





\$139,180,000 TOTAL CONTRACT VOLUME

CONTRACTS \$5M AND ABOVE SEP 25 - OCT 01, 2023

The Manhattan luxury real estate market, defined as all properties priced \$5M and above, saw 15 contracts signed this week, made up of 13 condos, 1 co-op, and 1 house. The previous week saw 8 deals. For more information or data, please reach out to a Compass agent.

\$9,278,667

\$6,995,000

AVERAGE ASKING PRICE

MEDIAN ASKING PRICE

\$3,159 AVERAGE PPSF

5%

\$139,180,000

318

AVERAGE DISCOUNT

TOTAL VOLUME

AVERAGE DAYS ON MARKET

Unit PH10 at 760 Madison Avenue on the Upper East Side entered contract this week, with a last asking price of \$25,000,000. Built in 1996, this penthouse condo unit spans 3,108 square feet with 3 beds and 3 full baths. It features 1,279 square feet of outdoor space across two private balconies and a planted terrace, a private elevator landing, limestone slab and white oak flooring, a kitchen with custom cabinetry and blue marble island, a primary bedroom with private terrace and walk-in closets, and much more. The building provides a fitness center, a full-time doorman, an on-site treatment room, a library and resident lounge, and many other amenities.

Also signed this week was Unit W27B at 500 West 18th Street in West Chelsea, with a last asking price of \$14,005,000. Built in 2022, this condo unit spans 3,131 square feet with 3 beds and 3 full baths. It features open northern and western exposures, an open custom kitchen with stainless steel appliances, a west-facing primary suite with floor-to-ceiling windows and en-suite bath, and much more. The building provides a 75-foot lap pool and jacuzzi, a spa with steam room and sauna, a fitness center, private dining, on-site parking and storage, and many other amenities.

13	1	1
CONDO DEAL(S)	CO-OP DEAL(S)	TOWNHOUSE DEAL(S)
\$9,430,000	\$9,995,000	\$6,595,000
AVERAGE ASKING PRICE	AVERAGE ASKING PRICE	AVERAGE ASKING PRICE
\$6,995,000	\$9,995,000	\$6,595,000
MEDIAN ASKING PRICE	MEDIAN ASKING PRICE	MEDIAN ASKING PRICE
\$3,390		\$1,319
AVERAGE PPSF		AVERAGE PPSF
2,730		5,000
AVERAGE SQFT		AVERAGE SQFT

MANHATTAN LUXURY REPORT

CONTRACTS \$5M AND ABOVE SEP 25 - OCT 01, 2023

	760 MADISON AVE #PH10						Upper East Side		
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$25,000,000	INITIAL	\$25,000,000	
	SQFT	3,108	PPSF	\$8,044	BEDS	3	BATHS	3.5	
A REAL PROPERTY AND A REAL PROPERTY.	FEES	\$15,528	DOM	N/A					
	500 WEST 18TH ST #W27B						West Chelsea		
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$14,005,000	INITIAL	\$14,005,000	
	SQFT	3,131	PPSF	\$4,474	BEDS	3	BATHS	3	
	FEES	\$11,636	DOM	N/A					
	00 DC								
	22 BC	OND ST #PI	11				Noho		
Ma Careed	ΤΥΡΕ	CONDO	STATUS	CONTRACT	ASK	\$11,995,000	INITIAL	\$14,000,000	
	SQFT	3,744	PPSF	\$3,204	BEDS	3	BATHS	3.5	
	FEES	\$11,266	DOM	290					
	90 MORTON ST #PH8A					West Village			
	90 MC	ORTON ST	#PH8A				West Vil	lage	
	90 MC	ORTON ST	# PH8A status	CONTRACT	ASK	\$11,700,000			
				CONTRACT \$4,353	A S K B E D S	\$11,700,000 2		lage \$15,000,000 2.5	
	ТҮРЕ	CONDO	STATUS				INITIAL	\$15,000,000	
	TYPE SQFT FEES	CONDO 2,688 \$7,328	STATUS PPSF DOM	\$4,353			INITIAL	\$15,000,000	
	type sqft fees 31 GR	CONDO 2,688 \$7,328 EENE ST #	status ppsf dom 2	\$4,353 366	BEDS	2	INITIAL BATHS Soho	\$15,000,000 2.5	
	type sqft fees 31 GR type	CONDO 2,688 \$7,328 EENE ST # COOP	status ppsf dom 2 status	\$4,353 366 CONTRACT	BEDS	2 \$9,995,000	INITIAL BATHS Soho INITIAL	\$15,000,000 2.5 \$9,995,000	
	type sqft fees 31 GR type sqft	CONDO 2,688 \$7,328 EENE ST # COOP 5,000	status ppsf dom 2 status ppsf	\$4,353 366 CONTRACT \$1,999	BEDS	2	INITIAL BATHS Soho	\$15,000,000 2.5	
	type sqft fees 31 GR type	CONDO 2,688 \$7,328 EENE ST # COOP	status ppsf dom 2 status	\$4,353 366 CONTRACT	BEDS	2 \$9,995,000	INITIAL BATHS Soho INITIAL	\$15,000,000 2.5 \$9,995,000	
	type sqft fees 31 GR type sqft fees	CONDO 2,688 \$7,328 EENE ST # COOP 5,000	STATUS PPSF DOM 2 STATUS PPSF DOM	\$4,353 366 CONTRACT \$1,999 20	BEDS	2 \$9,995,000	INITIAL BATHS Soho INITIAL	\$15,000,000 2.5 \$9,995,000 3	
	type sqft fees 31 GR type sqft fees	CONDO 2,688 \$7,328 EENE ST # COOP 5,000 \$6,800	STATUS PPSF DOM 2 STATUS PPSF DOM	\$4,353 366 CONTRACT \$1,999 20	BEDS	2 \$9,995,000	INITIAL BATHS Soho INITIAL BATHS Upper Ea	\$15,000,000 2.5 \$9,995,000 3	
	TYPE SQFT FEES 31 GR TYPE SQFT FEES 1295 1	CONDO 2,688 \$7,328 EENE ST # COOP 5,000 \$6,800	STATUS PPSF DOM 2 STATUS PPSF DOM AVE #8A	\$4,353 366 CONTRACT \$1,999 20	BEDS ASK BEDS	2 \$9,995,000 4	INITIAL BATHS Soho INITIAL BATHS Upper Ea	\$15,000,000 2.5 \$9,995,000 3 ast Side	

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CONTRACTS \$5M AND ABOVE SEP 25 - OCT 01, 2023

	10 RIVERSIDE BLVD #29B							Upper West Side	
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$7,250,000	INITIAL	\$7,250,000	
Contraction of the second seco	SQFT	2,344	PPSF	\$3,094	BEDS	3	BATHS	3.5	
	FEES	\$4,702	DOM	139					
	22 BOND ST #2/3						Noho		
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$6,995,000	INITIAL	\$8,000,000	
	SQFT	2,939	PPSF	\$2,381	BEDS	3	BATHS	3.5	
	FEES	\$8,272	DOM	416					
	124 HUDSON ST #7C						Tribeca		
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$6,750,000	INITIAL	\$7,395,000	
	SQFT	2,711	PPSF	\$2,490	BEDS	3	BATHS	3	
	FEES	\$6,410	DOM	391					
	123 EAST 91ST ST						Upper East Side		
	123 E <i>A</i>	AST 91ST ST					Upper Ea	ast Side	
	123 ЕА	AST 91ST ST TOWNHOUSE		CONTRACT	ASK	\$6,595,000		ast Side \$8,300,000	
				CONTRACT \$1,319	A S K B E D S	\$6,595,000 5			
	ΤΥΡΕ	TOWNHOUSE	STATUS				INITIAL	\$8,300,000	
	TYPE SQFT FEES	TOWNHOUSE 5,000	STATUS PPSF DOM	\$1,319 1,553			INITIAL	\$8,300,000 5.5	
	TYPE SQFT FEES	TOWNHOUSE 5,000 \$4,216	status ppsf dom ST #W27	\$1,319 1,553			INITIAL BATHS West Ch	\$8,300,000 5.5	
	type sqft fees 500 W	TOWNHOUSE 5,000 \$4,216 YEST 18TH S	status ppsf dom ST #W27	\$1,319 1,553 7D	BEDS	5	INITIAL BATHS West Ch	\$8,300,000 5.5 elsea	
	TYPE SQFT FEES 500 W TYPE	TOWNHOUSE 5,000 \$4,216 YEST 18TH S CONDO	status ppsf dom ST #W27 status	\$1,319 1,553 7D CONTRACT	BEDS	5 \$6,515,000	INITIAL BATHS West Cha	\$8,300,000 5.5 elsea \$6,515,000	
	TYPE SQFT FEES 500 W TYPE SQFT FEES	TOWNHOUSE 5,000 \$4,216 YEST 18TH S CONDO 1,782	STATUS PPSF DOM ST #W27 STATUS PPSF DOM	\$1,319 1,553 7D CONTRACT \$3,657	BEDS	5 \$6,515,000	INITIAL BATHS West Cha	\$8,300,000 5.5 elsea \$6,515,000 2.5	
	TYPE SQFT FEES 500 W TYPE SQFT FEES	TOWNHOUSE 5,000 \$4,216 YEST 18TH 5 CONDO 1,782 \$6,622	STATUS PPSF DOM ST #W27 STATUS PPSF DOM	\$1,319 1,553 7D CONTRACT \$3,657	BEDS	5 \$6,515,000	INITIAL BATHS West Cha INITIAL BATHS Upper Ea	\$8,300,000 5.5 elsea \$6,515,000 2.5	
	TYPE SQFT FEES 500 W TYPE SQFT FEES 188 EA	TOWNHOUSE 5,000 \$4,216 YEST 18TH S CONDO 1,782 \$6,622 AST 78TH S	STATUS PPSF DOM ST #W27 STATUS PPSF DOM T #23B	\$1,319 1,553 7D CONTRACT \$3,657 379	BEDS ASK BEDS	5 \$6,515,000 2	INITIAL BATHS West Cha INITIAL BATHS Upper Ea	\$8,300,000 5.5 elsea \$6,515,000 2.5	
	TYPE SQFT FEES 500 W TYPE SQFT FEES 188 EA TYPE	TOWNHOUSE 5,000 \$4,216 YEST 18TH 5 CONDO 1,782 \$6,622 AST 78TH S CONDO	STATUS PPSF DOM ST #W27 STATUS PPSF DOM T #23B STATUS	\$1,319 1,553 7D CONTRACT \$3,657 379 CONTRACT	BEDS ASK BEDS ASK	5 \$6,515,000 2 \$6,395,000	INITIAL BATHS West Cha INITIAL BATHS Upper Ea INITIAL	\$8,300,000 5.5 elsea \$6,515,000 2.5 ast Side \$6,395,000	

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Upper East Side	
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Upper West Side	
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