

**NOV 29 - DEC 5, 2021**

The Manhattan luxury real estate market, defined as all properties priced \$3.5M and above, saw 46 contracts signed this week, made up of 35 condos, 8 coops, and 3 houses. The previous week saw 32 deals. For more information or data, please reach out to a Compass agent.

**\$6,613,935**

Average Asking Price

**\$5,150,000**

Median Asking Price

**\$2,509**

Average PPSF

**2%**

Average Discount

**\$304,240,990**

Total Volume

**251**

Average Days On Market

Unit PHB at 200 East 83rd Street on the Upper East Side entered contract this week, with a last asking price of \$23,750,000. Built in 2021, this penthouse condo covers an entire floor and spans 4,908 square feet with 5 beds and 5 full baths. It features a 43-foot long great room with gas fireplace, a kitchen with adjacent den and terrace, 11-foot ceilings, Central Park views and open city exposures, a primary bedroom with private terrace and a windowed five-fixture bathroom, and much more. The building provides a fitness center, 24-hour doorman and concierge, a library, a private cinema, and many additional amenities.

Also signed this week was Unit PHC at 30 East 29th Street in NoMad, with a last asking price of \$20,000,000. Built in 2020, this penthouse condo spans 4,657 square feet with 4 beds and 4 full baths. It features a study, lounge, great room, north, east, south, and west exposures, 919 square feet of outdoor space, hardwood floors, bronze-finished hardware, 13-foot ceilings, a custom kitchen with high-end appliances, and much more. The building offers a fully-equipped gym, a squash court, a sauna, a library lounge with billiards table, a private dining room, two covered terraces, and many other amenities.

**35**

Condo Deal(s)

**8**

Co-op Deal(s)

**3**

Townhouse Deal(s)

**\$6,631,743**

Average Asking Price

**\$5,946,250**

Average Asking Price

**\$8,186,667**

Average Asking Price

**\$5,050,000**

Median Asking Price

**\$5,367,500**

Median Asking Price

**\$4,500,000**

Median Asking Price

**\$2,618**

Average PPSF

**\$1,405**

Average PPSF

**\$1,977**

Average PPSF

**2,446**

Average SqFt

**3,477**

Average SqFt

**3,875**

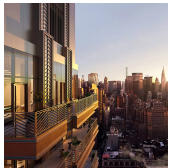
Average SqFt



## 200 E 83 ST # PHB

Yorkville

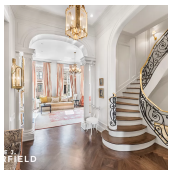
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|-------------|----------|---------------|----------|-------------|--------------|----------------|-----|
| <b>Type</b> | Condo    | <b>Status</b> | Contract | <b>Ask</b>  | \$23,750,000 | <b>Initial</b> | N/A |
| <b>SqFt</b> | 4,908    | <b>PPSF</b>   | \$4,840  | <b>Beds</b> | 5            | <b>Baths</b>   | 5   |
| <b>Fees</b> | \$15,539 | <b>DOM</b>    | N/A      |             |              |                |     |



## 30 E 29 ST # PHC

Nomad

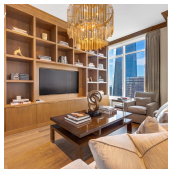
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|-------------|----------|---------------|----------|-------------|--------------|----------------|--------------|
| <b>Type</b> | Condo    | <b>Status</b> | Contract | <b>Ask</b>  | \$20,000,000 | <b>Initial</b> | \$20,000,000 |
| <b>SqFt</b> | 4,657    | <b>PPSF</b>   | \$4,295  | <b>Beds</b> | 4            | <b>Baths</b>   | 4.5          |
| <b>Fees</b> | \$15,972 | <b>DOM</b>    | 21       |             |              |                |              |



## 123 E 71 ST

Lenox Hill

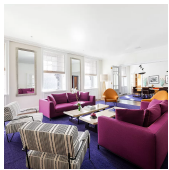
|             |           |               |          |             |              |                |              |
|-------------|-----------|---------------|----------|-------------|--------------|----------------|--------------|
| <b>Type</b> | Townhouse | <b>Status</b> | Contract | <b>Ask</b>  | \$16,375,000 | <b>Initial</b> | \$16,375,000 |
| <b>SqFt</b> | 4,548     | <b>PPSF</b>   | \$3,601  | <b>Beds</b> | 7            | <b>Baths</b>   | 8.5          |
| <b>Fees</b> | \$4,234   | <b>DOM</b>    | 244      |             |              |                |              |



## 30 PK PL # 68 A

Tribeca

|             |          |               |          |             |              |                |              |
|-------------|----------|---------------|----------|-------------|--------------|----------------|--------------|
| <b>Type</b> | Condo    | <b>Status</b> | Contract | <b>Ask</b>  | \$10,900,000 | <b>Initial</b> | \$12,800,000 |
| <b>SqFt</b> | 3,699    | <b>PPSF</b>   | \$2,947  | <b>Beds</b> | 4            | <b>Baths</b>   | 5            |
| <b>Fees</b> | \$11,129 | <b>DOM</b>    | 524      |             |              |                |              |



## 1000 PK AVE # 2 A

Upper East Side

|             |         |               |          |             |              |                |              |
|-------------|---------|---------------|----------|-------------|--------------|----------------|--------------|
| <b>Type</b> | Coop    | <b>Status</b> | Contract | <b>Ask</b>  | \$10,500,000 | <b>Initial</b> | \$12,000,000 |
| <b>SqFt</b> | N/A     | <b>PPSF</b>   | N/A      | <b>Beds</b> | 5            | <b>Baths</b>   | 4.5          |
| <b>Fees</b> | \$5,759 | <b>DOM</b>    | 267      |             |              |                |              |



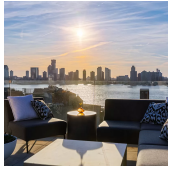
## 109 E 79 ST # 14 E

Upper East Side

|             |         |               |          |             |              |                |     |
|-------------|---------|---------------|----------|-------------|--------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$10,150,000 | <b>Initial</b> | N/A |
| <b>SqFt</b> | 2,741   | <b>PPSF</b>   | \$3,704  | <b>Beds</b> | 3            | <b>Baths</b>   | 3.5 |
| <b>Fees</b> | \$6,955 | <b>DOM</b>    | N/A      |             |              |                |     |

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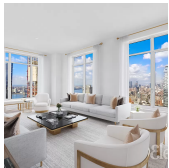




## 497 GREENWICH ST # PHA

Soho

|             |          |               |          |             |              |                |              |
|-------------|----------|---------------|----------|-------------|--------------|----------------|--------------|
| <b>Type</b> | Condo    | <b>Status</b> | Contract | <b>Ask</b>  | \$10,000,000 | <b>Initial</b> | \$10,000,000 |
| <b>Sqft</b> | 3,560    | <b>PPSF</b>   | \$2,809  | <b>Beds</b> | 3            | <b>Baths</b>   | 3            |
| <b>Fees</b> | \$15,469 | <b>DOM</b>    | 813      |             |              |                |              |



## 30 PK PL #58A

Tribeca

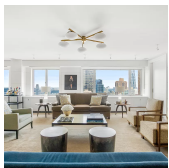
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$7,995,000 | <b>Initial</b> | \$8,500,000 |
| <b>Sqft</b> | 2,811   | <b>PPSF</b>   | \$2,845  | <b>Beds</b> | 4           | <b>Baths</b>   | 4.5         |
| <b>Fees</b> | \$8,274 | <b>DOM</b>    | 49       |             |             |                |             |



## 250 W ST #8D

Tribeca

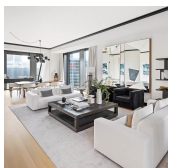
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$7,495,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 2,505   | <b>PPSF</b>   | \$2,993  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5 |
| <b>Fees</b> | \$4,890 | <b>DOM</b>    | N/A      |             |             |                |     |



## ONE LINCOLN PLZ #37EFG

Lincoln Square

|             |          |               |          |             |             |                |             |
|-------------|----------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo    | <b>Status</b> | Contract | <b>Ask</b>  | \$7,495,000 | <b>Initial</b> | \$7,495,000 |
| <b>Sqft</b> | 3,398    | <b>PPSF</b>   | \$2,206  | <b>Beds</b> | 5           | <b>Baths</b>   | 4           |
| <b>Fees</b> | \$13,014 | <b>DOM</b>    | 41       |             |             |                |             |



## 53 W 53 ST #48B

Midtown

|             |          |               |          |             |             |                |             |
|-------------|----------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo    | <b>Status</b> | Contract | <b>Ask</b>  | \$7,395,000 | <b>Initial</b> | \$8,200,000 |
| <b>Sqft</b> | 3,484    | <b>PPSF</b>   | \$2,123  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5         |
| <b>Fees</b> | \$15,174 | <b>DOM</b>    | 279      |             |             |                |             |



## 200 AMSTERDAM AVE #12A

Upper West Side

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$7,300,000 | <b>Initial</b> | \$7,300,000 |
| <b>Sqft</b> | 2,856   | <b>PPSF</b>   | \$2,557  | <b>Beds</b> | 4           | <b>Baths</b>   | 4.5         |
| <b>Fees</b> | \$7,622 | <b>DOM</b>    | 242      |             |             |                |             |

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## 200 E 83 ST #10A

Yorkville

|             |         |               |          |             |             |                |     |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$7,000,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 2,586   | <b>PPSF</b>   | \$2,707  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5 |
| <b>Fees</b> | \$7,856 | <b>DOM</b>    | N/A      |             |             |                |     |



## 116 HUDSON ST #PH

Tribeca

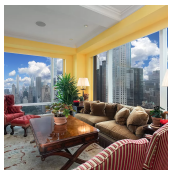
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$6,950,000 | <b>Initial</b> | \$8,650,000 |
| <b>Sqft</b> | 2,704   | <b>PPSF</b>   | \$2,571  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$6,846 | <b>DOM</b>    | 947      |             |             |                |             |



## 21 E 79 ST #5

Upper East Side

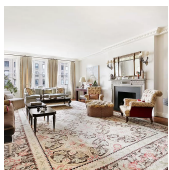
|             |      |               |          |             |             |                |             |
|-------------|------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Coop | <b>Status</b> | Contract | <b>Ask</b>  | \$6,800,000 | <b>Initial</b> | \$7,200,000 |
| <b>Sqft</b> | N/A  | <b>PPSF</b>   | N/A      | <b>Beds</b> | 4           | <b>Baths</b>   | 4           |
| <b>Fees</b> | N/A  | <b>DOM</b>    | 59       |             |             |                |             |



## ONE CENTRAL PK W #40C

Lincoln Square

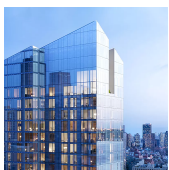
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$6,695,000 | <b>Initial</b> | \$6,895,000 |
| <b>Sqft</b> | 1,599   | <b>PPSF</b>   | \$4,187  | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$5,304 | <b>DOM</b>    | 175      |             |             |                |             |



## 784 PK AVE #9B

Lenox Hill

|             |         |               |          |             |             |                |     |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Coop    | <b>Status</b> | Contract | <b>Ask</b>  | \$6,395,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | N/A     | <b>PPSF</b>   | N/A      | <b>Beds</b> | 4           | <b>Baths</b>   | 4.5 |
| <b>Fees</b> | \$7,203 | <b>DOM</b>    | N/A      |             |             |                |     |



## 30 RIVERSIDE BLVD #34A

Lincoln Square

|             |         |               |          |             |             |                |     |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$6,035,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 1,918   | <b>PPSF</b>   | \$3,147  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5 |
| <b>Fees</b> | \$2,813 | <b>DOM</b>    | N/A      |             |             |                |     |

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## 515 W 18 ST #719

Chelsea

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$5,895,000 | <b>Initial</b> | \$5,895,000 |
| <b>Sqft</b> | 1,891   | <b>PPSF</b>   | \$3,118  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$6,779 | <b>DOM</b>    | 378      |             |             |                |             |



## 200 E 83 ST #22B

Yorkville

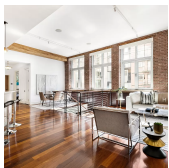
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$5,850,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 1,900   | <b>PPSF</b>   | \$3,079  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5 |
| <b>Fees</b> | \$5,698 | <b>DOM</b>    | N/A      |             |             |                |     |



## 225 W 86 ST #415

Upper West Side

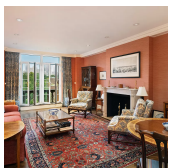
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$5,830,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 2,228   | <b>PPSF</b>   | \$2,617  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5 |
| <b>Fees</b> | \$5,398 | <b>DOM</b>    | N/A      |             |             |                |     |



## 139 W 19 ST #3SW2D

Chelsea

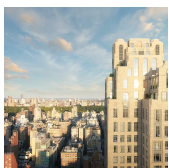
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Coop    | <b>Status</b> | Contract | <b>Ask</b>  | \$5,485,000 | <b>Initial</b> | \$5,485,000 |
| <b>Sqft</b> | 3,853   | <b>PPSF</b>   | \$1,424  | <b>Beds</b> | 4           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$6,403 | <b>DOM</b>    | 25       |             |             |                |             |



## 825 5 AVE #6AB

Lenox Hill

|             |      |               |          |             |             |                |             |
|-------------|------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Coop | <b>Status</b> | Contract | <b>Ask</b>  | \$5,250,000 | <b>Initial</b> | \$5,250,000 |
| <b>Sqft</b> | N/A  | <b>PPSF</b>   | N/A      | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | N/A  | <b>DOM</b>    | 52       |             |             |                |             |



## 200 E 83 ST #16C

Yorkville

|             |         |               |          |             |             |                |     |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$5,050,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 1,864   | <b>PPSF</b>   | \$2,710  | <b>Beds</b> | 3           | <b>Baths</b>   | 3   |
| <b>Fees</b> | \$5,539 | <b>DOM</b>    | N/A      |             |             |                |     |

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## 200 E 83 ST #15C

Yorkville

|             |         |               |          |             |             |                |     |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$5,000,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 1,864   | <b>PPSF</b>   | \$2,683  | <b>Beds</b> | 3           | <b>Baths</b>   | 3   |
| <b>Fees</b> | \$5,539 | <b>DOM</b>    | N/A      |             |             |                |     |



## 15 E 30 ST #50A

Nomad

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$4,995,000 | <b>Initial</b> | \$4,995,000 |
| <b>Sqft</b> | 1,651   | <b>PPSF</b>   | \$3,026  | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$5,074 | <b>DOM</b>    | 36       |             |             |                |             |



## 200 E 83 ST #14C

Yorkville

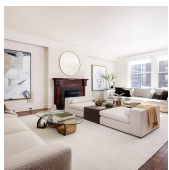
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|-------------|---------|---------------|----------|-------------|-------------|----------------|-----|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$4,950,000 | <b>Initial</b> | N/A |
| <b>Sqft</b> | 1,864   | <b>PPSF</b>   | \$2,656  | <b>Beds</b> | 3           | <b>Baths</b>   | 3   |
| <b>Fees</b> | \$5,539 | <b>DOM</b>    | N/A      |             |             |                |     |



## 136 W 22 ST #6

Chelsea

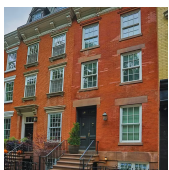
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$4,895,000 | <b>Initial</b> | \$5,195,000 |
| <b>Sqft</b> | 3,272   | <b>PPSF</b>   | \$1,497  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$5,308 | <b>DOM</b>    | 79       |             |             |                |             |



## 930 PK AVE #4S

Upper East Side

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Coop    | <b>Status</b> | Contract | <b>Ask</b>  | \$4,850,000 | <b>Initial</b> | \$4,900,000 |
| <b>Sqft</b> | N/A     | <b>PPSF</b>   | N/A      | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$6,855 | <b>DOM</b>    | 382      |             |             |                |             |



## 241 E 78 ST

Lenox Hill

|             |           |               |          |             |             |                |             |
|-------------|-----------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Townhouse | <b>Status</b> | Contract | <b>Ask</b>  | \$4,500,000 | <b>Initial</b> | \$4,500,000 |
| <b>Sqft</b> | 3,375     | <b>PPSF</b>   | \$1,334  | <b>Beds</b> | 4           | <b>Baths</b>   | 4.5         |
| <b>Fees</b> | \$3,907   | <b>DOM</b>    | 36       |             |             |                |             |

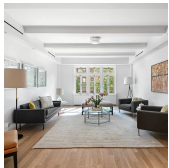
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## 845 1 AVE #43B

Upper West Side

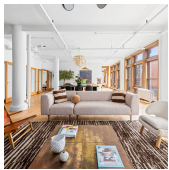
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$4,495,000 | <b>Initial</b> | \$4,999,999 |
| <b>Sqft</b> | 2,835   | <b>PPSF</b>   | \$1,586  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5         |
| <b>Fees</b> | \$8,913 | <b>DOM</b>    | 740      |             |             |                |             |



## 317 W 89 ST #5W

Upper West Side

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$4,375,000 | <b>Initial</b> | \$4,475,000 |
| <b>Sqft</b> | 2,669   | <b>PPSF</b>   | \$1,640  | <b>Beds</b> | 4           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$5,687 | <b>DOM</b>    | 175      |             |             |                |             |



## 684 BROADWAY #6E

Noho

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Coop    | <b>Status</b> | Contract | <b>Ask</b>  | \$4,295,000 | <b>Initial</b> | \$4,295,000 |
| <b>Sqft</b> | 3,100   | <b>PPSF</b>   | \$1,386  | <b>Beds</b> | 3           | <b>Baths</b>   | 2           |
| <b>Fees</b> | \$4,988 | <b>DOM</b>    | 51       |             |             |                |             |



## 188 E 78 ST #PHA

Lenox Hill

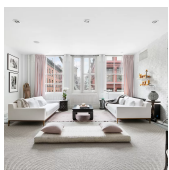
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,995,000 | <b>Initial</b> | \$3,995,000 |
| <b>Sqft</b> | 2,150   | <b>PPSF</b>   | \$1,859  | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$7,189 | <b>DOM</b>    | 267      |             |             |                |             |



## 20 E 9 ST #PHF

Greenwich Village

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Coop    | <b>Status</b> | Contract | <b>Ask</b>  | \$3,995,000 | <b>Initial</b> | \$3,995,000 |
| <b>Sqft</b> | N/A     | <b>PPSF</b>   | N/A      | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$3,754 | <b>DOM</b>    | 21       |             |             |                |             |



## 27 HOWARD ST #4R

Soho

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,950,000 | <b>Initial</b> | \$3,950,000 |
| <b>Sqft</b> | 2,000   | <b>PPSF</b>   | \$1,975  | <b>Beds</b> | 2           | <b>Baths</b>   | 2           |
| <b>Fees</b> | \$3,000 | <b>DOM</b>    | 48       |             |             |                |             |

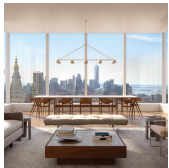
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## 25 PK ROW #36A

Financial District

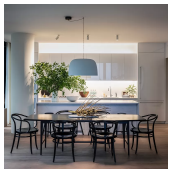
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,890,000 | <b>Initial</b> | \$3,890,000 |
| <b>Sqft</b> | 1,615   | <b>PPSF</b>   | \$2,409  | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$5,765 | <b>DOM</b>    | 517      |             |             |                |             |



## 15 E 30 ST #34E

Nomad

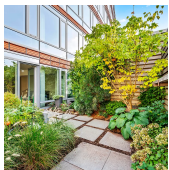
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,850,000 | <b>Initial</b> | \$3,850,000 |
| <b>Sqft</b> | 1,393   | <b>PPSF</b>   | \$2,764  | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$4,282 | <b>DOM</b>    | 421      |             |             |                |             |



## 685 1 AVE #34E

Tudor City

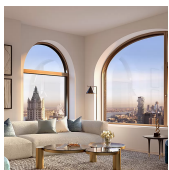
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,830,000 | <b>Initial</b> | \$3,830,000 |
| <b>Sqft</b> | 2,156   | <b>PPSF</b>   | \$1,777  | <b>Beds</b> | 3           | <b>Baths</b>   | 3.5         |
| <b>Fees</b> | \$6,403 | <b>DOM</b>    | 1        |             |             |                |             |



## 70 LITTLE W ST #12B

Battery Park

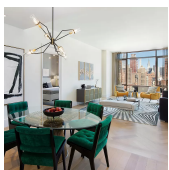
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,795,000 | <b>Initial</b> | \$3,795,000 |
| <b>Sqft</b> | 1,943   | <b>PPSF</b>   | \$1,954  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$6,005 | <b>DOM</b>    | 48       |             |             |                |             |



## 130 WILLIAM ST #42E

Financial District

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,760,990 | <b>Initial</b> | \$3,660,990 |
| <b>Sqft</b> | 1,734   | <b>PPSF</b>   | \$2,169  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$3,697 | <b>DOM</b>    | 954      |             |             |                |             |



## 227 E 19 ST #10D

Gramercy

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,745,000 | <b>Initial</b> | \$3,745,000 |
| <b>Sqft</b> | 1,834   | <b>PPSF</b>   | \$2,042  | <b>Beds</b> | 2           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$5,324 | <b>DOM</b>    | 221      |             |             |                |             |

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## 421 W 50 ST

Clinton

|             |           |               |          |             |             |                |             |
|-------------|-----------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Townhouse | <b>Status</b> | Contract | <b>Ask</b>  | \$3,685,000 | <b>Initial</b> | \$3,685,000 |
| <b>Sqft</b> | 3,700     | <b>PPSF</b>   | \$996    | <b>Beds</b> | 5           | <b>Baths</b>   | 6           |
| <b>Fees</b> | \$2,434   | <b>DOM</b>    | 47       |             |             |                |             |



## 113 W 89 ST # PHB

Upper West Side

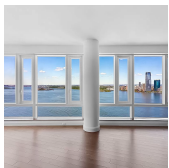
|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,675,000 | <b>Initial</b> | \$3,750,000 |
| <b>Sqft</b> | 1,910   | <b>PPSF</b>   | \$1,925  | <b>Beds</b> | 3           | <b>Baths</b>   | 2.5         |
| <b>Fees</b> | \$5,016 | <b>DOM</b>    | 202      |             |             |                |             |



## 1 MANHATTAN SQ #58A

Lower East Side

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,625,000 | <b>Initial</b> | \$3,450,000 |
| <b>Sqft</b> | 1,667   | <b>PPSF</b>   | \$2,175  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$2,249 | <b>DOM</b>    | 364      |             |             |                |             |



## 70 LITTLE W ST #28D

Battery Park

|             |         |               |          |             |             |                |             |
|-------------|---------|---------------|----------|-------------|-------------|----------------|-------------|
| <b>Type</b> | Condo   | <b>Status</b> | Contract | <b>Ask</b>  | \$3,500,000 | <b>Initial</b> | \$3,500,000 |
| <b>Sqft</b> | 1,737   | <b>PPSF</b>   | \$2,015  | <b>Beds</b> | 3           | <b>Baths</b>   | 3           |
| <b>Fees</b> | \$5,365 | <b>DOM</b>    | 44       |             |             |                |             |

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