

NOV

NEW LISTINGS
RENTAL
CONCESSIONS
REPORT



MANHATTAN DOORMAN BUILDINGS

RENTAL CONCESSIONS

Brown Harris Stevens THE Craft of Research

Highlights

RENTAL CONCESSIONS REPORT

November 2024

- Compared to last month, doorman buildings saw the number of new listings offering concessions drop 10%.
- The Midtown West market area offered the highest number of listings with concessions, 11.8%, in November.
- Doorman buildings saw the total average concession amount offered dip 3% from October.
- Upper Manhattan posted the highest total average concession amount with 2.0 months.

DEFINITIONS

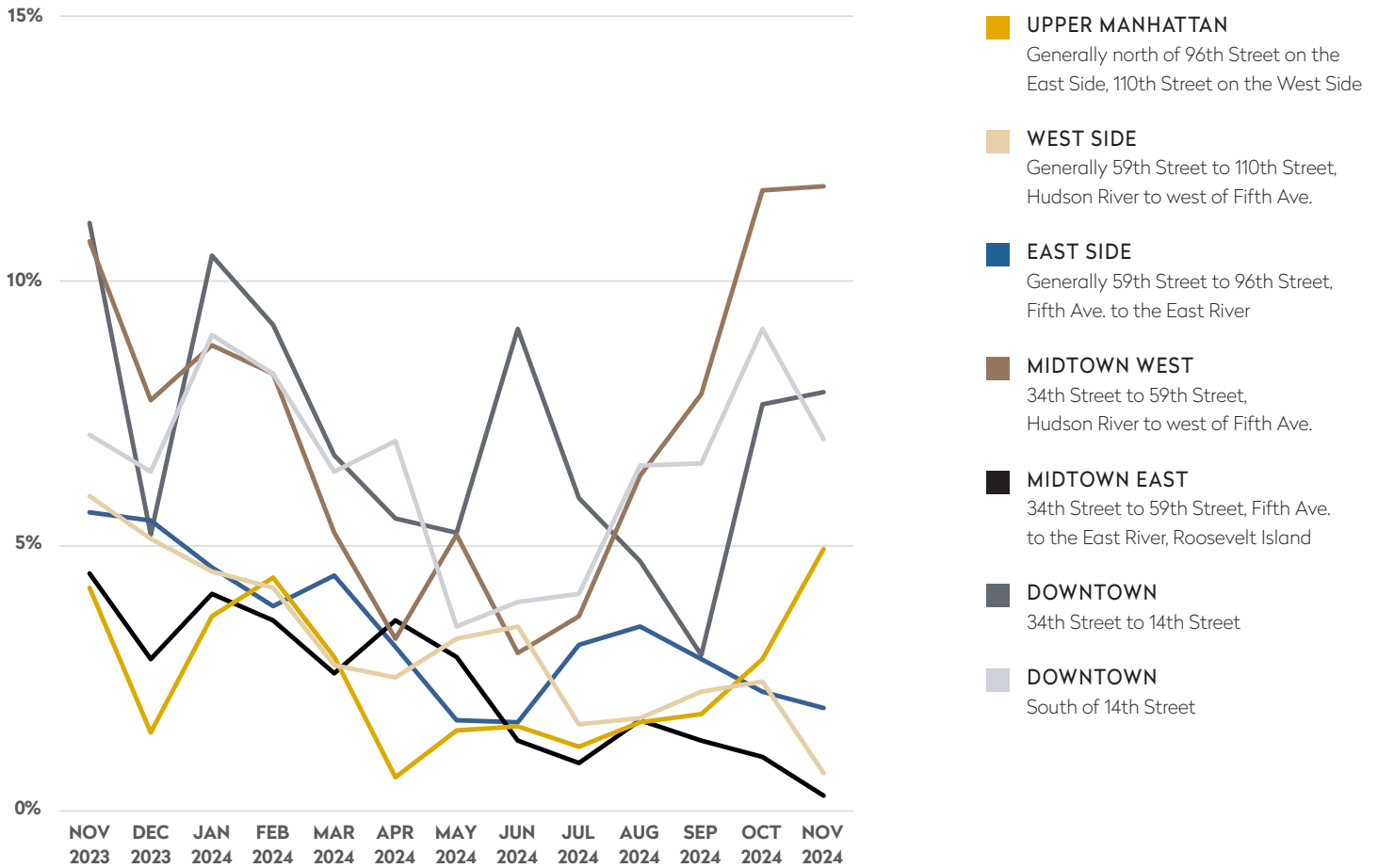
LISTINGS Rental listings transmitted through the Real Estate Board of New York's listing service at the beginning of the month.

TOTAL CONCESSIONS Includes both free rent and owner-paid fees on a monthly basis.



Total Concessions

% OF NEW LISTINGS OFFERING CONCESSIONS



AVERAGE CONCESSIONS IN MONTHS

	NOV 2024	OCT 2024	SEP 2024	AUG 2024	JUL 2024	JUN 2024	MAY 2024	APR 2024	MAR 2024	FEB 2024	JAN 2024	DEC 2023	NOV 2023
14TH - 34TH STREET	1.44	1.46	1.32	1.25	0.92	1.19	1.37	1.38	1.72	1.47	1.56	1.48	1.38
EAST SIDE	1.17	1.44	1.06	1.18	1.33	1.00	1.00	1.12	1.02	1.34	1.36	1.29	1.55
MIDTOWN EAST	1.00	1.36	1.10	1.06	1.87	2.00	1.75	0.85	1.48	1.86	1.86	1.00	1.90
MIDTOWN WEST	1.24	1.36	1.53	1.03	1.08	1.10	1.11	1.45	1.12	1.45	1.54	1.45	1.64
SOUTH OF 14TH STREET	1.48	1.33	1.38	1.09	1.28	1.03	1.21	1.05	1.40	1.39	1.51	1.51	1.37
UPPER MANHATTAN	2.00	1.40	0.93	1.05	1.17	1.40	1.33	1.00	0.93	1.43	1.80	1.00	1.28
WEST SIDE	1.50	2.53	1.97	1.39	1.80	1.75	1.33	1.28	1.23	1.42	1.38	1.24	1.23
TOTAL	1.39	1.43	1.41	1.12	1.21	1.24	1.30	1.17	1.35	1.46	1.54	1.39	1.48

Contact Us

NOVEMBER 2024

RENTAL CONCESSIONS REPORT

East Side

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New York, NY 10022
212-906-9200

West Side / Broadway

1934 Broadway
New York, NY 10023
212-588-5600

Flatiron

130 Fifth Avenue
New York, NY 10011
212-906-0500

Union Square

100 Fifth Avenue, 2nd Floor
New York, NY 10011
212-381-6500

SoHo

451 West Broadway
New York, NY 10012
212-381-4200

Tribeca

43 North Moore Street
New York, NY 10013
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Harlem

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New York, NY 10026
212-381-2570

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