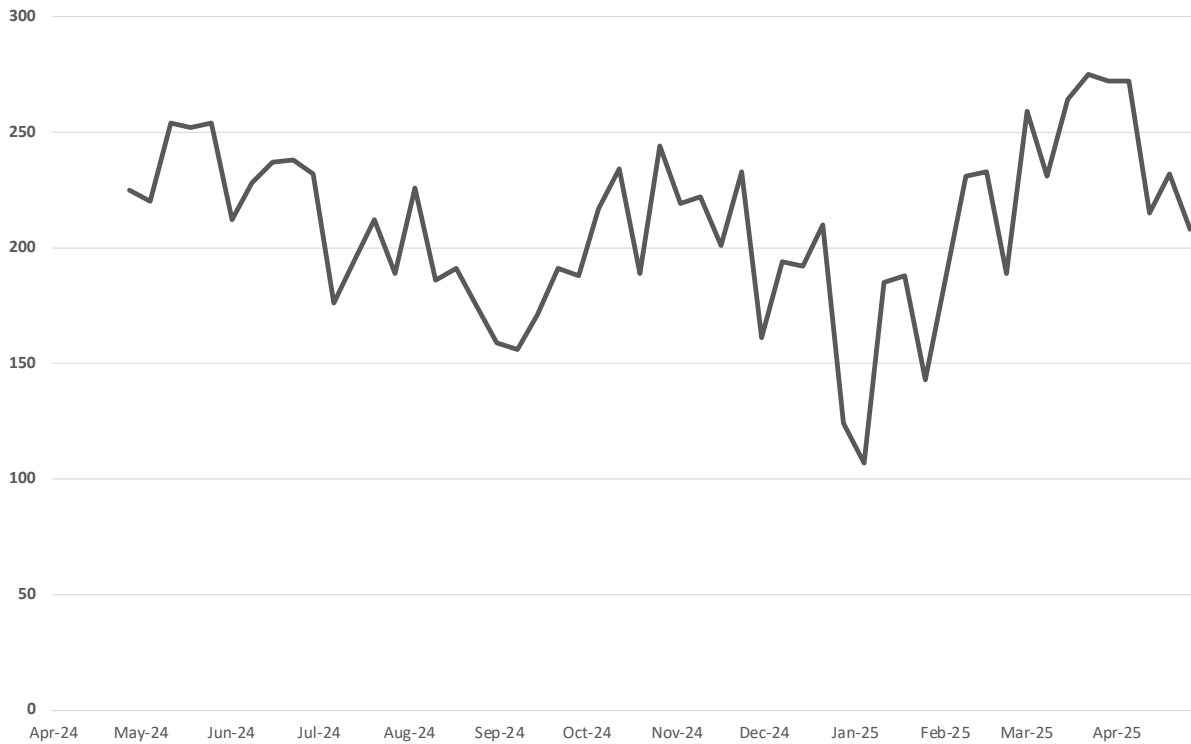


# Apr 26

## 2025 WEEKLY CONTRACTS SIGNED REPORT

### NUMBER OF SIGNED CONTRACTS



- The number of signed contracts declined 10% last week and was 8% lower than a year ago.
- Resale contracts fell 9% from the previous week, while new developments were down 17%.
- Apartments priced between \$3 million and \$5 million experienced the biggest decrease in activity last week, with 35% fewer signed contracts than the week before.
- The West Side was the only market area with an increase in activity last week.

CONTRACT SIGNED

## NUMBER OF CONTRACTS

| WEEK ENDING               | 4/26/2025 | 4/19/2025 | Weekly Change | 4/27/2024 | Yearly Change |
|---------------------------|-----------|-----------|---------------|-----------|---------------|
| Resale                    | 183       | 202       | -9%           | 193       | -5%           |
| New Development           | 25        | 30        | -17%          | 32        | -22%          |
| Condos                    | 94        | 92        | 2%            | 104       | -10%          |
| Co-ops                    | 114       | 140       | -19%          | 121       | -6%           |
| Less than \$1 million     | 77        | 97        | -21%          | 100       | -23%          |
| \$1 million - \$2 million | 68        | 67        | 1%            | 65        | 5%            |
| \$2 million - \$3 million | 33        | 25        | 32%           | 26        | 27%           |
| \$3 million - \$5 million | 11        | 17        | -35%          | 15        | -27%          |
| Greater than \$5 million  | 19        | 26        | -27%          | 19        | 0%            |
| East Side                 | 47        | 52        | -10%          | 56        | -16%          |
| West Side                 | 48        | 45        | 7%            | 40        | 20%           |
| Midtown                   | 37        | 43        | -14%          | 32        | 16%           |
| 14th - 34th Street        | 26        | 30        | -13%          | 39        | -33%          |
| South of 14th Street      | 38        | 48        | -21%          | 42        | -10%          |
| Upper Manhattan           | 12        | 14        | -14%          | 16        | -25%          |

## AVERAGE ASKING PRICE

| WEEK ENDING               | 4/26/2025   | 4/19/2025   | Weekly Change | 4/27/2024   | Yearly Change |
|---------------------------|-------------|-------------|---------------|-------------|---------------|
| Resale                    | \$2,034,426 | \$1,803,834 | 13%           | \$1,621,275 | 25%           |
| New Development           | \$3,051,260 | \$4,221,567 | -28%          | \$4,028,688 | -24%          |
| Condos                    | \$3,037,750 | \$2,859,065 | 6%            | \$2,772,606 | 10%           |
| Co-ops                    | \$1,430,114 | \$1,628,482 | -12%          | \$1,268,373 | 13%           |
| Less than \$1 million     | \$665,426   | \$646,588   | 3%            | \$639,768   | 4%            |
| \$1 million - \$2 million | \$1,529,201 | \$1,431,112 | 7%            | \$1,474,821 | 4%            |
| \$2 million - \$3 million | \$2,459,939 | \$2,505,320 | -2%           | \$2,442,269 | 1%            |
| \$3 million - \$5 million | \$3,811,818 | \$3,975,588 | -4%           | \$3,763,333 | 1%            |
| Greater than \$5 million  | \$8,960,526 | \$8,008,333 | 12%           | \$8,528,158 | 5%            |
| East Side                 | \$2,555,298 | \$1,949,615 | 31%           | \$2,139,338 | 19%           |
| West Side                 | \$2,507,542 | \$2,239,267 | 12%           | \$1,866,125 | 34%           |
| Midtown                   | \$1,791,527 | \$2,205,151 | -19%          | \$1,516,750 | 18%           |
| 14th - 34th Street        | \$1,551,115 | \$1,505,633 | 3%            | \$2,646,692 | -41%          |
| South of 14th Street      | \$2,403,474 | \$2,898,479 | -17%          | \$2,006,794 | 20%           |
| Upper Manhattan           | \$847,750   | \$696,929   | 22%           | \$708,369   | 20%           |

Data is sourced from the REBNY RLS, and is subject to revision.  
While information is believed true, no guaranty is made of accuracy.

Manhattan Weekly Contract Signed Report - Week Ending April 26, 2025