

May 3

2025 WEEKLY CONTRACTS SIGNED REPORT

NUMBER OF SIGNED CONTRACTS



- The number of signed contracts fell 12% last week but was just 1% lower than a year ago.
- Resale deals were 6% lower than the previous week while new developments plunged 37%.
- Apartments priced under \$1 million were the only price category with a weekly increase in activity.
- Midtown was the only market area with an increase in contracts last week.

CONTRACT SIGNED

NUMBER OF CONTRACTS

WEEK ENDING	5/3/2025	4/26/2025	Weekly Change	5/4/2024	Yearly Change
Resale	188	200	-6%	189	-1%
New Development	29	46	-37%	31	-6%
Condos	90	123	-27%	94	-4%
Co-ops	127	123	3%	126	1%
Less than \$1 million	94	84	12%	100	-6%
\$1 million - \$2 million	56	77	-27%	50	12%
\$2 million - \$3 million	29	42	-31%	29	0%
\$3 million - \$5 million	19	21	-10%	17	12%
Greater than \$5 million	19	22	-14%	24	-21%
East Side	47	50	-6%	51	-8%
West Side	48	49	-2%	33	45%
Midtown	42	41	2%	44	-5%
14th - 34th Street	28	46	-39%	36	-22%
South of 14th Street	38	45	-16%	43	-12%
Upper Manhattan	14	15	-7%	13	8%

AVERAGE ASKING PRICE

WEEK ENDING	5/3/2025	4/26/2025	Weekly Change	5/4/2024	Yearly Change
Resale	\$1,815,899	\$2,110,370	-14%	\$1,641,775	11%
New Development	\$3,552,562	\$2,855,880	24%	\$5,406,427	-34%
Condos	\$2,886,242	\$3,117,191	-7%	\$3,100,194	-7%
Co-ops	\$1,453,949	\$1,382,358	5%	\$1,479,972	-2%
Less than \$1 million	\$679,064	\$661,260	3%	\$665,465	2%
\$1 million - \$2 million	\$1,480,854	\$1,519,035	-3%	\$1,466,000	1%
\$2 million - \$3 million	\$2,428,862	\$2,453,048	-1%	\$2,517,966	-4%
\$3 million - \$5 million	\$4,230,474	\$3,774,762	12%	\$3,629,176	17%
Greater than \$5 million	\$7,728,289	\$9,028,864	-14%	\$8,472,135	-9%
East Side	\$2,232,723	\$2,282,860	-2%	\$2,043,510	9%
West Side	\$2,076,146	\$2,265,429	-8%	\$2,349,121	-12%
Midtown	\$1,230,307	\$1,704,646	-28%	\$1,481,170	-17%
14th - 34th Street	\$1,826,429	\$2,289,370	-20%	\$3,711,917	-51%
South of 14th Street	\$3,333,116	\$3,116,822	7%	\$2,077,936	60%
Upper Manhattan	\$739,214	\$855,800	-14%	\$615,615	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 May 3, 2025