

# Aug 16

## 2025 WEEKLY CONTRACTS SIGNED REPORT

### NUMBER OF SIGNED CONTRACTS



- Signed contracts fell 5% last week, but were slightly higher than a year ago.
- Contracts to buy resale apartments declined 6% from the previous week, while new developments were unchanged.
- Apartments priced between \$3 million and \$5 million posted a huge gain in activity compared to the week before.
- Downtown between 14th and 34th Street saw a 16% weekly increase in contracts, the most of any market area.

## NUMBER OF CONTRACTS

WEEK ENDING	8/16/2025	8/9/2025	Weekly Change	8/17/2024	Yearly Change
Resale	159	170	-6%	160	-1%
New Development	34	34	0%	31	10%
Condos	87	96	-9%	94	-7%
Co-ops	106	108	-2%	97	9%
Less than \$1 million	90	86	5%	74	22%
\$1 million - \$2 million	49	57	-14%	57	-14%
\$2 million - \$3 million	17	32	-47%	32	-47%
\$3 million - \$5 million	28	16	75%	17	65%
Greater than \$5 million	9	13	-31%	11	-18%
East Side	38	39	-3%	40	-5%
West Side	38	37	3%	36	6%
Midtown	43	54	-20%	40	8%
14th - 34th Street	29	25	16%	20	45%
South of 14th Street	30	37	-19%	41	-27%
Upper Manhattan	11	11	0%	14	-21%

## AVERAGE ASKING PRICE

WEEK ENDING	8/16/2025	8/9/2025	Weekly Change	8/17/2024	Yearly Change
Resale	\$1,487,408	\$1,595,813	-7%	\$1,666,134	-11%
New Development	\$3,677,169	\$6,037,316	-39%	\$4,673,838	-21%
Condos	\$2,639,517	\$3,559,740	-26%	\$3,120,745	-15%
Co-ops	\$1,244,185	\$1,248,351	0%	\$1,217,736	2%
Less than \$1 million	\$644,863	\$648,810	-1%	\$648,114	-1%
\$1 million - \$2 million	\$1,502,878	\$1,479,772	2%	\$1,480,632	2%
\$2 million - \$3 million	\$2,477,294	\$2,576,539	-4%	\$2,411,688	3%
\$3 million - \$5 million	\$3,995,675	\$3,793,625	5%	\$3,806,176	5%
Greater than \$5 million	\$8,427,778	\$15,688,750	-46%	\$13,223,499	-36%
East Side	\$1,595,893	\$1,886,782	-15%	\$1,765,325	-10%
West Side	\$1,885,237	\$2,206,757	-15%	\$1,841,917	2%
Midtown	\$2,316,000	\$1,599,711	45%	\$3,070,913	-25%
14th - 34th Street	\$2,258,031	\$1,952,740	16%	\$2,327,650	-3%
South of 14th Street	\$1,600,658	\$4,678,747	-66%	\$2,277,975	-30%
Upper Manhattan	\$714,818	\$1,055,536	-32%	\$840,136	-15%

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 August 16, 2025