

Nov 18

2023 WEEKLY CONTRACT SIGNED REPORT

NUMBER OF SIGNED CONTRACTS



- The number of signed contracts fell 2% last week, and was 15% lower than a year ago.
- Resale contracts were unchanged from the prior week, while new development contracts declined 19%.
- Apartments priced between \$1 million and \$2 million experienced a 31% increase in activity last week, the largest gain of any price category.
- Contract signings jumped 32% South of 14th Street last week, more than any other market area.

CONTRACT SIGNED



NUMBER OF CONTRACTS

WEEK ENDING	11/18/2023	11/11/2023	WEEKLY CHANGE	11/19/2022	YEARLY CHANGE
Resale	141	141	0%	160	-12%
New Development	17	21	-19%	25	-32%
Condos	61	62	-2%	77	-21%
Co-ops	97	100	-3%	108	-10%
Less than \$1 million	72	77	-6%	82	-12%
\$1 million - \$2 million	42	32	31%	45	-7%
\$2 million - \$3 million	15	22	-32%	27	-44%
\$3 million - \$5 million	21	20	5%	15	40%
Greater than \$5 million	8	11	-27%	16	-50%
East Side	27	35	-23%	41	-34%
West Side	39	34	15%	36	8%
Midtown	28	26	8%	24	17%
14th - 34th Street	21	20	5%	25	-16%
South of 14th Street	37	28	32%	47	-21%
Upper Manhattan	6	19	-68%	12	-50%

AVERAGE ASKING PRICE

WEEK ENDING	11/18/2023	11/11/2023	WEEKLY CHANGE	11/19/2022	YEARLY CHANGE
Resale	\$1,888,039	\$1,763,444	7%	\$2,033,144	-7%
New Development	\$2,907,147	\$3,493,333	-17%	\$3,243,623	-10%
Condos	\$2,740,361	\$3,121,165	-12%	\$3,452,462	-21%
Co-ops	\$1,530,649	\$1,284,933	19%	\$1,301,426	18%
Less than \$1 million	\$713,521	\$593,355	20%	\$595,134	20%
\$1 million - \$2 million	\$1,487,738	\$1,502,094	-1%	\$1,487,133	0%
\$2 million - \$3 million	\$2,505,667	\$2,569,864	-2%	\$2,499,463	0%
\$3 million - \$5 million	\$3,844,357	\$3,768,800	2%	\$3,845,013	0%
Greater than \$5 million	\$10,432,500	\$9,133,724	14%	\$10,700,725	-3%
East Side	\$1,847,926	\$2,046,014	-10%	\$1,731,402	7%
West Side	\$1,614,577	\$1,953,853	-17%	\$2,069,641	-22%
Midtown	\$2,538,839	\$2,302,317	10%	\$970,208	162%
14th - 34th Street	\$1,800,952	\$2,571,650	-30%	\$2,304,520	-22%
South of 14th Street	\$2,279,297	\$2,152,207	6%	\$3,686,213	-38%
Upper Manhattan	\$1,588,499	\$653,105	143%	\$562,417	182%

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 November 18, 2023