

NYC INVESTMENT SALES AND ADVISORY

# MIDTOWN MANHATTAN MARKET REPORT

APRIL  
2021

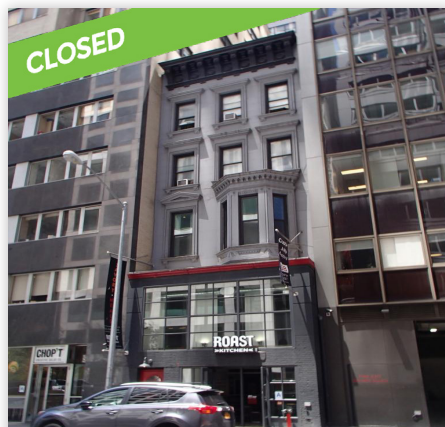
MANHATTAN | BROOKLYN | BRONX | QUEENS

# APRIL 2021 SALES ACTIVITY

## MIDTOWN MANHATTAN



300 East 50th Street



58 East 56th Street



239 West 26th Street

	ADDRESS	SALE PRICE	TOTAL	ASSET CLASS	NEIGHBORHOOD
1	300 East 50th Street	\$12,000,000	26	Mixed Use	Turtle Bay
2	58 East 56th Street	\$8,000,000	6	Mixed Use	Midtown
3	239 West 26th Street	\$3,700,000	9	Multifamily	Chelsea

3

TRANSACTIONS  
SOLD

\$23.70M

\$ VOLUME  
SOLD

41

UNITS  
SOLD

0

BSF  
SOLD

\* Transactions between \$1,000,000-\$50,000,000 from April 1, 2021 - April 30, 2021

\* Zip Codes: 10001, 10003, 10010, 10011, 10016, 10017, 10018, 10020, 10022, 10036

\* Neighborhoods Include: Chelsea, Clinton, Hell's Kitchen Midtown, Midtown West, Murray Hill, Stuyvesant Park, Theatre District, Turtle Bay

For More Information, Contact:

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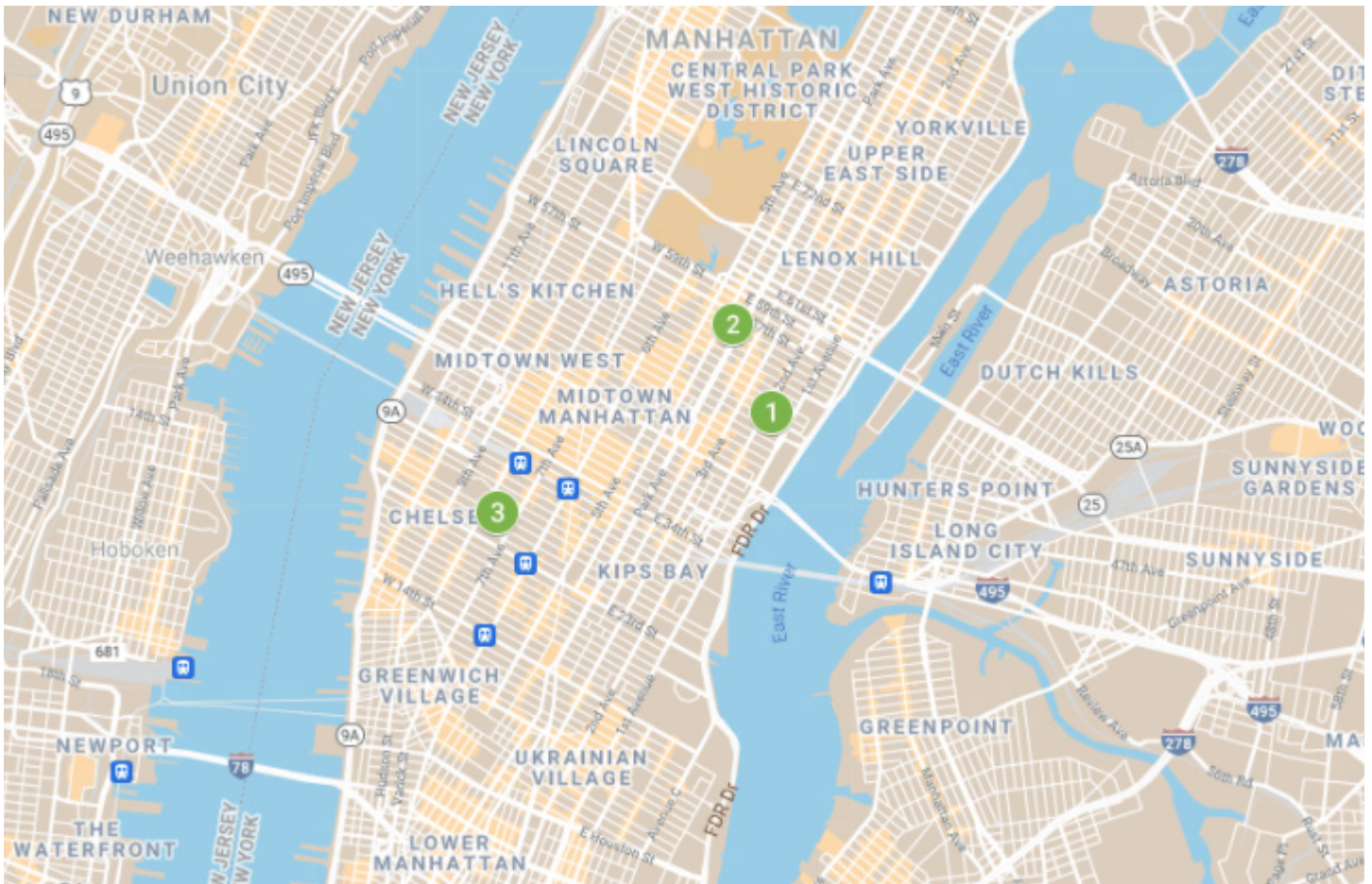
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- 1 300 East 50th Street
- 2 58 East 56th Street
- 3 239 West 26th Street

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## MONTH OVER MONTH

COMPARED TO MARCH 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
APRIL 2021	3	\$23,700,000	41
MARCH 2021	3	\$45,400,000	63
% of CHANGE	0% MoM	 -48% MoM	 -35% MoM

## YEAR OVER YEAR

COMPARED TO APRIL 2020

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
APRIL 2021	3	\$23,700,000	41
APRIL 2020	3	\$45,150,000	18
% of CHANGE	0% YoY	 -48% YoY	 +128% YoY

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## MIDTOWN MANHATTAN TEAM



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## IPRG ADVANTAGE

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**1**  
POWERFUL  
TEAM

**650+**  
PROPERTIES SOLD

OVER  
**\$2B**  
TOTAL SALES

### WHY US?



#### Track Record

***The market specialists.***

We have sold hundreds of NYC investment properties for over \$2 billion, with numerous price records across all asset classes.



#### Our People

***All brokers are not created equal.***

We are expert brokers that provide strategic guidance to best navigate the sales process and achieve optimal results.



#### Tech + Data

***Information is power.***

We utilize our proprietary database firm-wide to efficiently connect sellers with buyers.



#### One Team

***Strength in numbers.***

We've created a collaborative team and territory approach with NYC market coverage and information sharing.



# IPRG

WWW.IPRG.COM | 718.360.8801

