

NYC INVESTMENT SALES AND ADVISORY

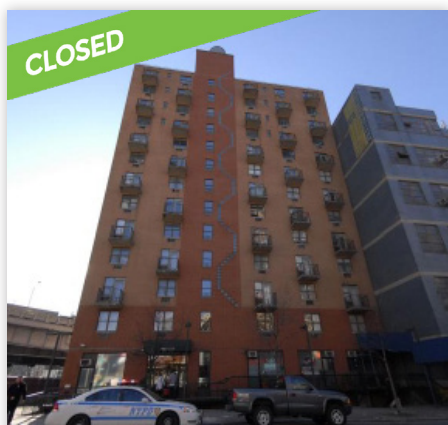
MIDTOWN MANHATTAN MARKET REPORT

MAY
2021

MANHATTAN | BROOKLYN | BRONX | QUEENS

MAY 2021 SALES ACTIVITY

MIDTOWN MANHATTAN



440 W 41st Street



151 E 30th Street



977 2nd Avenue

	ADDRESS	SALE PRICE	TOTAL	ASSET CLASS	NEIGHBORHOOD
1	440 West 41st Street	\$40,300,000	109	Mixed Use	Clinton - Hell's Kitchen
2	809 9th Avenue	\$5,924,423	11	Mixed Use	Clinton - Hell's Kitchen
3	446 West 55th Street	\$4,550,000	20	Multi-Family	Clinton - Hell's Kitchen
4	151 East 30th Street	\$4,400,000	11	Multi-Family	Kips Bay
5	977 2nd Avenue	\$3,900,000	4	Mixed Use	Turtle Bay
6	458 West 50th Street	\$3,850,000	6	Multi-Family	Clinton - Hell's Kitchen
7	258 East 33rd Street	\$3,500,000	3	Mixed Use	Kips Bay
8	217 East 49th Street	\$3,250,000	2	Retail	Turtle Bay
9	331 West 51st Street	\$3,010,000	3	Retail	Clinton - Hell's Kitchen
10	124 7th Avenue	\$2,800,000	1	Retail	Chelsea

SELECT SALES ABOVE

COMPLETE MARKET METRICS

11

TRANSACTIONS
SOLD

\$77.58M

\$ VOLUME
SOLD

171

UNITS
SOLD

0

BSF
SOLD

* Transactions between \$1,000,000-\$50,000,000 from May 1, 2021 - May 31, 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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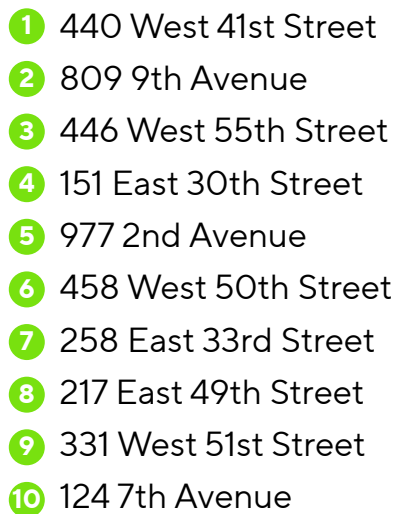
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MONTH OVER MONTH

COMPARED TO APRIL 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
MAY 2021	11	\$77,584,423	171
APRIL 2021	3	\$23,700,000	41
% of CHANGE	↑ +267% MoM	↑ +227% MoM	↑ +317% MoM

YEAR OVER YEAR

COMPARED TO MAY 2020

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
MAY 2021	11	\$77,584,423	171
MAY 2020	5	\$34,111,925	76
% of CHANGE	↑ +120% YoY	↑ +127% YoY	↑ +125% YoY

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MIDTOWN MANHATTAN TEAM



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IPRG ADVANTAGE



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.



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