

# UPPER MANHATTAN MARKET REPORT

## AUGUST 2021



INVESTMENT PROPERTY REALTY GROUP

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### UPPER MANHATTAN

# 3

TRANSACTIONS SOLD

# 19

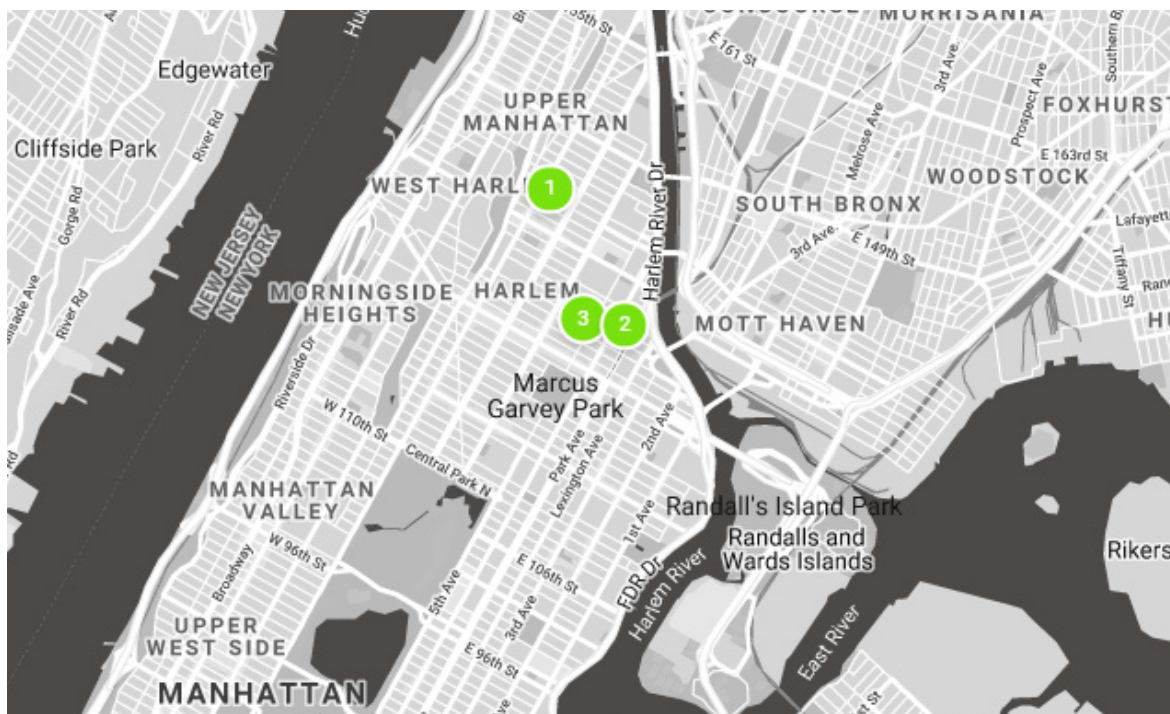
UNITS SOLD

# \$4.90M

\$ VOLUME SOLD

# 0

BSF SOLD



258 WEST 139TH ST



62 EAST 131ST ST



9 WEST 129TH ST

	ADDRESS	PRICE	TOTAL UNITS	ASSET TYPES
1	258 West 139th Street	\$1,995,000	4	Multi-Family
2	62 East 131st Street	\$1,702,000	5	Multi-Family
3	9 West 129th Street	\$1,200,000	10	Multi-Family

Transactions between **\$1,000,000 - \$50,000,000** from **August 1, 2021 - August 31, 2021**

**Zip Codes:** 10025, 10026, 10027, 10029, 10030, 10031, 10032, 10033, 10034, 10035, 10037, 10039, 10040, 10044

**Neighborhoods:** Astor Row, Central Harlem, East Harlem, Fort George, Hamilton Heights, Harlem, Hudson Heights, Inwood, Le Petit Senegal, Manhattanville, Marcus Garvey Park, Morningside Heights, St. Nicholas Historic District, Sugar Hill, Upper Manhattan, Washington Heights, & West Harlem

## MONTH OVER MONTH

COMPARED TO JULY 2021

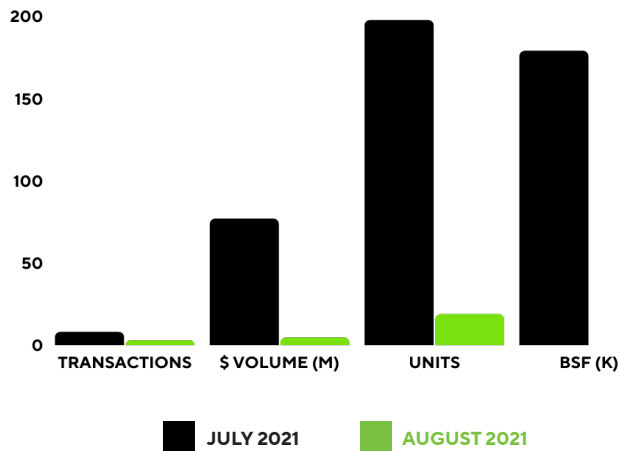
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
AUGUST 2021	3	\$4,897,000	19	0
JULY 2021	8	\$76,676,514	198	179,920
% of CHANGE	↓ -63% MoM	↓ -94% MoM	↓ -90% MoM	↓ -100% MoM

## YEAR OVER YEAR

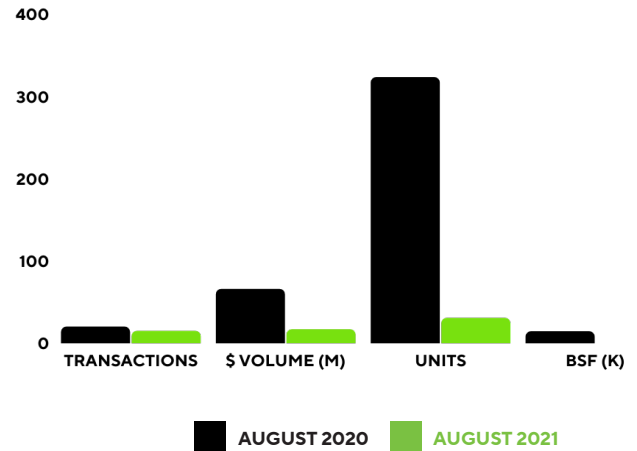
COMPARED TO AUGUST 2020

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
AUGUST 2021	3	\$4,897,000	19	0
AUGUST 2020	8	\$54,518,256	324	1,823
% of CHANGE	↓ -63% MoM	↓ -91% MoM	↓ -94% MoM	↓ -100% MoM

## MONTH OVER MONTH



## YEAR OVER YEAR



Contact the Upper Manhattan Team For More Information

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# IPRG

**ALL BROKERS ARE NOT CREATED EQUAL.**

**CALL FOR A COMPLIMENTARY PROPERTY VALUATION**

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