



**MIDTOWN, UPPER EAST
SIDE & UPPER WEST SIDE
MARKET REPORT**

MARCH 2022

IPRG

MIDTOWN, UPPER EAST & UPPER WEST SIDE

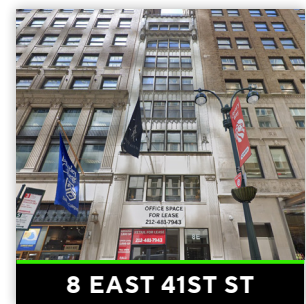
MIDTOWN, UPPER EAST & UPPER WEST SIDE MARCH 2022 COMPLETE MARKET METRICS

12
TRANSACTIONS SOLD

133
UNITS SOLD

\$137.45M
\$ VOLUME SOLD

65,913
BSF SOLD



	ADDRESS	PRICE	TOTAL UNITS	ASSET TYPE
1	39 East 72nd Street	\$32,200,000	7	Multi-Family
2	105 West 55th Street	\$32,000,000	56	Mixed Use
3	346 & 348-350 West 44th Street	\$14,000,000	*45,150 BSF	Development
4	8 East 41st Street	\$12,375,000	1	Office
5	161-163 East 89th Street	\$11,650,000	27	Multi-Family
6	201 East 81st Street	\$9,250,000	14	Mixed Use
7	150 Lexington Avenue	\$6,175,000	*14,863 BSF	Development
8	320 West 77th Street	\$5,025,000	5	Multi-Family
9	416 West 46th Street	\$5,000,000	15	Mixed Use
10	448 West 25th Street	\$3,975,000	3	Multi-Family

SELECT SALES ACTIVITY ABOVE

*Development Site / Buildable Square Footage

Transactions between \$1,000,000 - \$50,000,000 from March 1, 2022 - March 31, 2022

Zip Codes: 10001, 10010, 10016, 10017, 10018, 10019, 10020, 10021, 10022, 10023, 10024, 10025, 10028, 10036, 10065, 10069, 10075, 10128

Neighborhoods: Carnegie Hill, Central Midtown, Central Park South, Clinton - Hell's Kitchen, Garment District, Hudson Yards, Kips Bay, Koreatown, Lenox Hill, Lincoln Square, Manhattan Valley, Murray Hill, Nomad, North Chelsea, Sutton Place, Times Square - Theatre District, Tudor City, Turtle Bay, Upper West Side, Yorkville

MONTH OVER MONTH

COMPARED TO FEBRUARY 2022

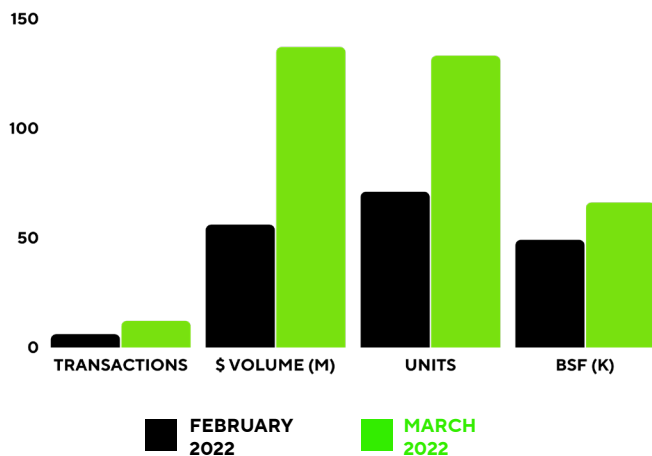
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
FEBRUARY 2022	6	\$56,065,000	71	49,238
MARCH 2022	12	\$137,450,000	133	65,913
% of CHANGE	↑+100% MoM	↑+145% MoM	↑+87% MoM	↑+34% MoM

YEAR OVER YEAR

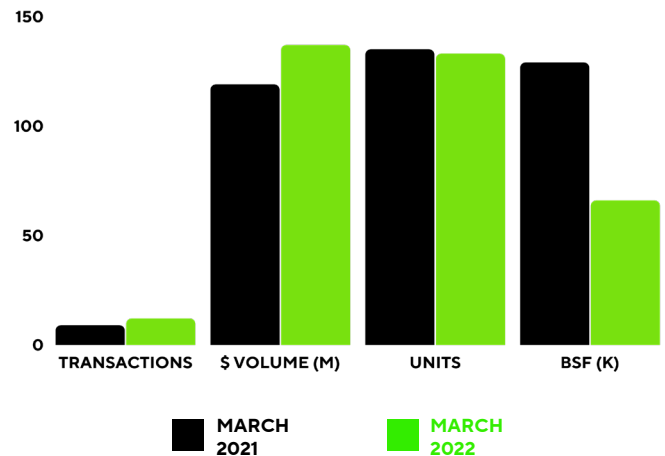
COMPARED TO MARCH 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
MARCH 2021	9	\$119,175,000	135	129,200
MARCH 2022	12	\$137,450,000	133	65,913
% of CHANGE	↑+33% YoY	↑+15% YoY	↓-1% YoY	↓-49% YoY

MONTH OVER MONTH



YEAR OVER YEAR



Contact the Midtown, Upper East & Upper West Side Team For More Information

MIDTOWN, UPPER EAST & UPPER WEST SIDE TEAM

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THE MIDTOWN, UPPER EAST & UPPER WEST SIDE TEAM

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