



UPPER MANHATTAN MARKET REPORT

JUNE 2022

INVESTMENT PROPERTY REALTY GROUP

UPPER MANHATTAN

UPPER MANHATTAN JUNE 2022 COMPLETE MARKET METRICS

6

TRANSACTIONS SOLD

\$30.87M

\$ VOLUME SOLD

91

UNITS SOLD

43,875

BSF SOLD



	ADDRESS	PRICE	TOTAL UNITS	ASSET TYPE
1	312 Manhattan Avenue	\$11,300,000	59	Multi-Family
2	2031 3rd Avenue	\$7,100,000	*43,875 BSF	Development
3	465 West 163rd Street	\$5,473,575	16	Multi-Family
4	122-124 West 124th Street	\$3,100,000	1	Multi-Family
5	147 West 126th Street	\$2,700,000	4	Multi-Family
6	220 West 136th Street	\$1,200,000	11	Multi-Family

*Development Site / Buildable Square Footage

Transactions between **\$1,000,000 - \$50,000,000** from **June 1, 2022 - June 30, 2022**

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

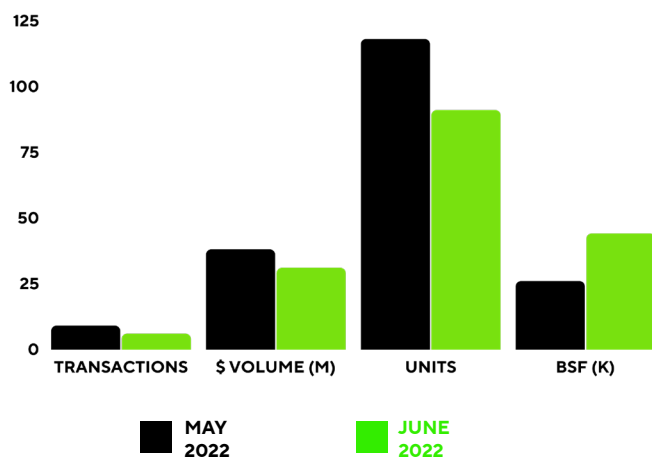
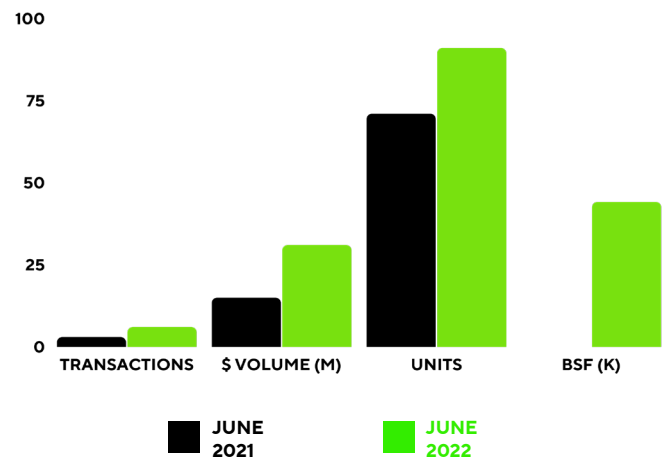
COMPARED TO MAY 2022

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
MAY 2022	9	\$37,560,000	118	25,979
JUNE 2022	6	\$30,873,575	91	43,875
% of CHANGE	↓ -33% MoM	↓ -18% MoM	↓ -23% MoM	↑ +69% MoM

YEAR OVER YEAR

COMPARED TO JUNE 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
JUNE 2021	3	\$14,500,000	71	0
JUNE 2022	6	\$30,873,575	91	43,875
% of CHANGE	↑ +100% YoY	↑ +113% YoY	↑ +28% YoY	N/A

MONTH OVER MONTH**YEAR OVER YEAR**

Contact the Upper Manhattan Team For More Information

DEREK
BESTREICH
718.360.8802

LUKE
SPROVIERO
718.360.8803

STEVE
REYNOLDS
718.360.8807

BRIAN
DAVILA
718.360.8849

SAMANTHA
KATZ
718.360.4834

UPPER MANHATTAN TEAM

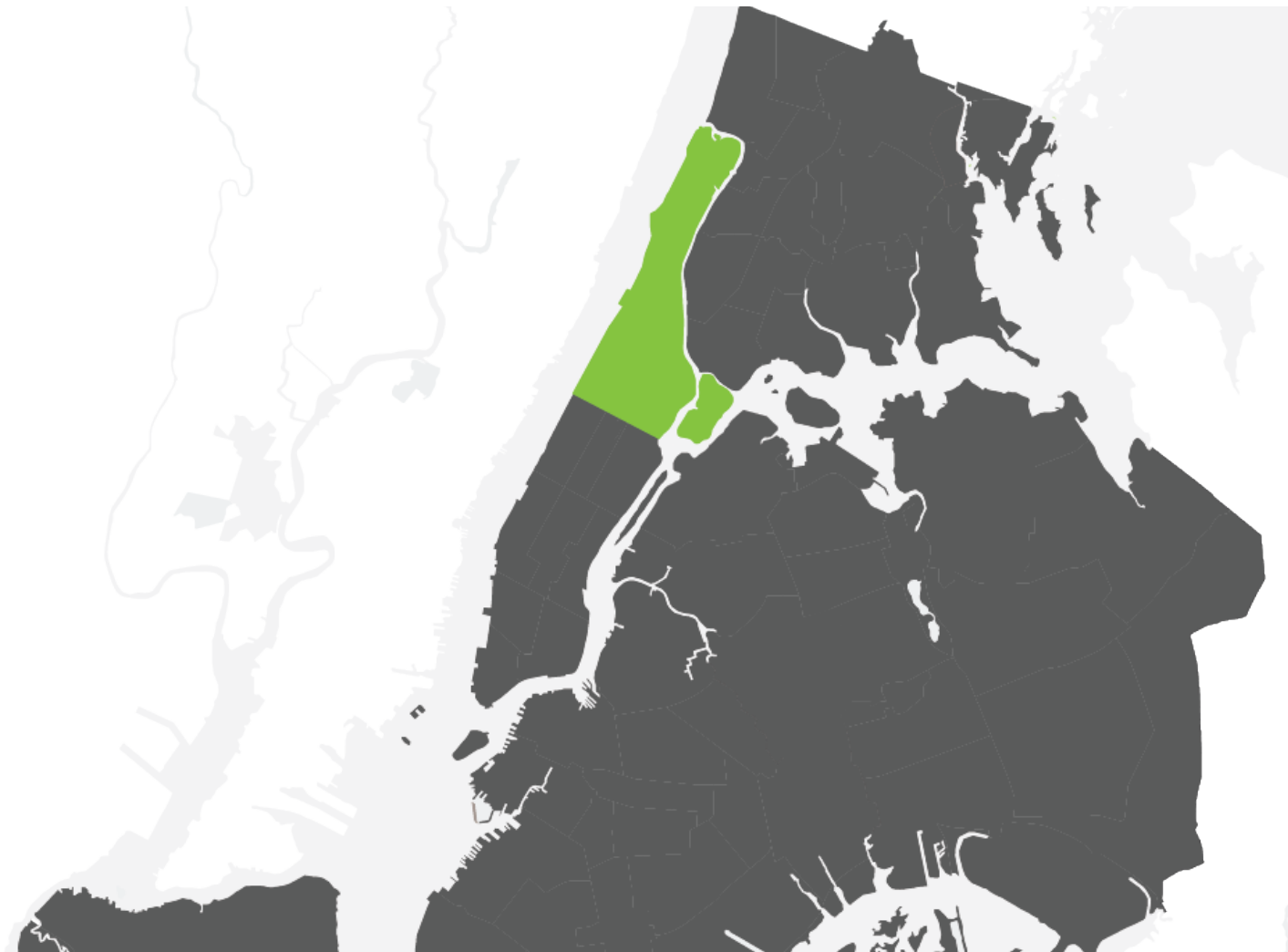
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derek@iprg.com

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bdavila@iprg.com

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SPROVIERO**
718.360.8803
luke@iprg.com

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skatz@iprg.com

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REYNOLDS**
718.360.8807
steve@iprg.com





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THE UPPER MANHATTAN TEAM

**DEREK
BESTREICH**
718.360.8802
derek@iprg.com

**BRIAN
DAVILA**
718.360.8849
bdavila@iprg.com

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718.360.8803
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