

NEW YORK CITY DEPARTMENT OF FINANCE
Sales of 1-, 2-, and 3-Family Homes in Manhattan in 2025

BORO	NEIGHBORHOOD	BUILDING CLASS CATEGORY	NUMBER OF SALES	MINIMUM SALE PRICE	AVERAGE SALE PRICE	MEDIAN SALE PRICE	MAXIMUM SALE PRICE
1	CHELSEA	01 ONE FAMILY DWELLINGS	7	4,775,000	10,889,286	11,600,000	14,999,999
1	CHELSEA	02 TWO FAMILY DWELLINGS	4	4,500,000	6,975,000	6,400,000	10,600,000
1	EAST VILLAGE	02 TWO FAMILY DWELLINGS	2	6,350,000	6,800,000	6,800,000	7,250,000
1	FLATIRON	01 ONE FAMILY DWELLINGS	1	9,294,075	9,294,075	9,294,075	9,294,075
1	GRAMERCY	01 ONE FAMILY DWELLINGS	4	3,850,000	5,975,000	6,325,000	7,400,000
1	GREENWICH VILLAGE-CENTRAL	01 ONE FAMILY DWELLINGS	3	4,660,000	12,532,500	6,437,500	26,500,000
1	GREENWICH VILLAGE-CENTRAL	02 TWO FAMILY DWELLINGS	3	9,700,000	14,766,667	10,300,000	24,300,000
1	GREENWICH VILLAGE-WEST	01 ONE FAMILY DWELLINGS	19	3,200,000	11,153,626	9,600,000	24,950,000
1	GREENWICH VILLAGE-WEST	02 TWO FAMILY DWELLINGS	12	2,800,000	7,700,521	7,875,000	12,800,000
1	GREENWICH VILLAGE-WEST	03 THREE FAMILY DWELLINGS	2	6,525,000	10,537,563	10,537,563	14,550,126
1	HARLEM-CENTRAL	01 ONE FAMILY DWELLINGS	11	2,050,000	2,777,273	2,825,000	3,210,000
1	HARLEM-CENTRAL	02 TWO FAMILY DWELLINGS	24	700,000	2,153,094	2,081,250	4,175,000
1	HARLEM-CENTRAL	03 THREE FAMILY DWELLINGS	8	500,000	1,610,588	1,645,000	2,100,000
1	HARLEM-EAST	02 TWO FAMILY DWELLINGS	2	1,800,000	1,800,000	1,800,000	1,800,000
1	HARLEM-EAST	03 THREE FAMILY DWELLINGS	4	1,144,835	1,726,209	1,775,000	2,210,000
1	HARLEM-UPPER	01 ONE FAMILY DWELLINGS	1	2,600,000	2,600,000	2,600,000	2,600,000
1	HARLEM-UPPER	02 TWO FAMILY DWELLINGS	10	1,100,000	2,072,875	2,225,000	2,650,000
1	HARLEM-UPPER	03 THREE FAMILY DWELLINGS	5	1,195,311	1,533,124	1,300,000	2,000,000
1	HARLEM-WEST	03 THREE FAMILY DWELLINGS	1	1,999,900	1,999,900	1,999,900	1,999,900
1	INWOOD	01 ONE FAMILY DWELLINGS	2	640,000	782,500	782,500	925,000
1	INWOOD	02 TWO FAMILY DWELLINGS	2	350,000	712,500	712,500	1,075,000
1	KIPS BAY	03 THREE FAMILY DWELLINGS	1	5,766,025	5,766,025	5,766,025	5,766,025
1	LITTLE ITALY	01 ONE FAMILY DWELLINGS	1	7,200,000	7,200,000	7,200,000	7,200,000
1	MIDTOWN EAST	01 ONE FAMILY DWELLINGS	2	3,500,000	5,150,000	5,150,000	6,800,000
1	MIDTOWN EAST	02 TWO FAMILY DWELLINGS	1	4,485,000	4,485,000	4,485,000	4,485,000
1	MIDTOWN EAST	03 THREE FAMILY DWELLINGS	2	4,000,000	4,350,000	4,350,000	4,700,000
1	MIDTOWN WEST	01 ONE FAMILY DWELLINGS	2	6,500,000	6,950,000	6,950,000	7,400,000
1	MURRAY HILL	01 ONE FAMILY DWELLINGS	1	5,300,000	5,300,000	5,300,000	5,300,000
1	MURRAY HILL	02 TWO FAMILY DWELLINGS	2	4,160,000	5,480,000	5,480,000	6,800,000
1	SOHO	02 TWO FAMILY DWELLINGS	3	5,700,000	5,933,333	6,000,000	6,100,000
1	SOHO	03 THREE FAMILY DWELLINGS	1	3,165,000	3,165,000	3,165,000	3,165,000
1	UPPER EAST SIDE (59-79)	01 ONE FAMILY DWELLINGS	30	1,400,000	11,861,330	8,712,500	46,000,000
1	UPPER EAST SIDE (59-79)	02 TWO FAMILY DWELLINGS	5	2,000,000	6,717,000	5,850,000	11,750,000
1	UPPER EAST SIDE (59-79)	03 THREE FAMILY DWELLINGS	5	5,250,000	6,127,150	5,800,000	7,550,000
1	UPPER EAST SIDE (79-96)	01 ONE FAMILY DWELLINGS	19	3,300,000	10,024,797	7,100,000	38,000,000
1	UPPER EAST SIDE (79-96)	02 TWO FAMILY DWELLINGS	3	3,800,000	10,391,667	13,625,000	13,750,000
1	UPPER EAST SIDE (79-96)	03 THREE FAMILY DWELLINGS	2	6,000,000	9,850,000	9,850,000	13,700,000
1	UPPER WEST SIDE (59-79)	01 ONE FAMILY DWELLINGS	6	4,320,000	7,858,333	7,915,000	11,500,000
1	UPPER WEST SIDE (59-79)	02 TWO FAMILY DWELLINGS	4	3,750,000	5,494,000	5,125,000	7,976,000
1	UPPER WEST SIDE (79-96)	01 ONE FAMILY DWELLINGS	4	3,500,000	10,198,750	11,347,500	14,600,000
1	UPPER WEST SIDE (79-96)	02 TWO FAMILY DWELLINGS	4	3,675,000	5,512,500	4,600,000	9,175,000
1	UPPER WEST SIDE (79-96)	03 THREE FAMILY DWELLINGS	3	3,550,000	6,489,167	5,417,500	10,500,000
1	WASHINGTON HEIGHTS LOWER	01 ONE FAMILY DWELLINGS	1	1,540,000	1,540,000	1,540,000	1,540,000
1	WASHINGTON HEIGHTS LOWER	02 TWO FAMILY DWELLINGS	5	787,500	1,031,500	900,000	1,550,000
1	WASHINGTON HEIGHTS LOWER	03 THREE FAMILY DWELLINGS	1	1,250,000	1,250,000	1,250,000	1,250,000
1	WASHINGTON HEIGHTS UPPER	02 TWO FAMILY DWELLINGS	1	800,000	800,000	800,000	800,000