

May 2

2026 WEEKLY CONTRACTS SIGNED REPORT

NUMBER OF SIGNED CONTRACTS



- The number of signed contracts fell 2% last week and was 9% lower than a year ago.
- Resale contracts were 4% higher than the previous week while new developments dropped by 31%.
- Apartments priced under \$1 million were the only price category with a weekly increase in activity.
- Midtown posted the largest increase in contracts compared to the prior week, showing a 14% gain.

CONTRACT SIGNED

NUMBER OF CONTRACTS

WEEK ENDING	5/2/2026	4/25/2026	Weekly Change	5/3/2025	Yearly Change
Resale	210	202	4%	230	-9%
New Development	27	39	-31%	30	-10%
Condos	102	107	-5%	117	-13%
Co-ops	135	134	1%	143	-6%
Less than \$1 million	113	88	28%	113	0%
\$1 million - \$2 million	55	71	-23%	68	-19%
\$2 million - \$3 million	26	28	-7%	39	-33%
\$3 million - \$5 million	27	32	-16%	20	35%
Greater than \$5 million	16	22	-27%	20	-20%
East Side	51	57	-11%	51	0%
West Side	50	48	4%	51	-2%
Midtown	42	37	14%	59	-29%
14th - 34th Street	29	31	-6%	35	-17%
South of 14th Street	44	48	-8%	49	-10%
Upper Manhattan	21	20	5%	15	40%

AVERAGE ASKING PRICE

WEEK ENDING	5/2/2026	4/25/2026	Weekly Change	5/3/2025	Yearly Change
Resale	\$1,738,249	\$2,049,619	-15%	\$2,005,000	-13%
New Development	\$3,092,637	\$4,091,410	-24%	\$2,835,993	9%
Condos	\$2,438,208	\$3,341,626	-27%	\$2,692,584	-9%
Co-ops	\$1,480,270	\$1,612,195	-8%	\$1,616,766	-8%
Less than \$1 million	\$665,163	\$662,487	0%	\$688,456	-3%
\$1 million - \$2 million	\$1,502,931	\$1,478,944	2%	\$1,472,232	2%
\$2 million - \$3 million	\$2,467,500	\$2,536,964	-3%	\$2,402,718	3%
\$3 million - \$5 million	\$3,668,111	\$3,771,225	-3%	\$3,904,950	-6%
Greater than \$5 million	\$8,167,666	\$9,935,000	-18%	\$9,825,875	-17%
East Side	\$1,788,029	\$2,216,951	-19%	\$2,497,608	-28%
West Side	\$1,611,658	\$2,394,688	-33%	\$1,959,373	-18%
Midtown	\$1,945,076	\$1,660,592	17%	\$1,463,041	33%
14th - 34th Street	\$2,198,621	\$2,485,258	-12%	\$1,820,571	21%
South of 14th Street	\$2,599,659	\$3,631,479	-28%	\$3,207,988	-19%
Upper Manhattan	\$805,857	\$974,050	-17%	\$779,533	3%

Data is sourced from the REBNY RLS, and is subject to revision.
While information is believed true, no guaranty is made of accuracy.

Manhattan Weekly Contract Signed Report - Week Ending May 2, 2026