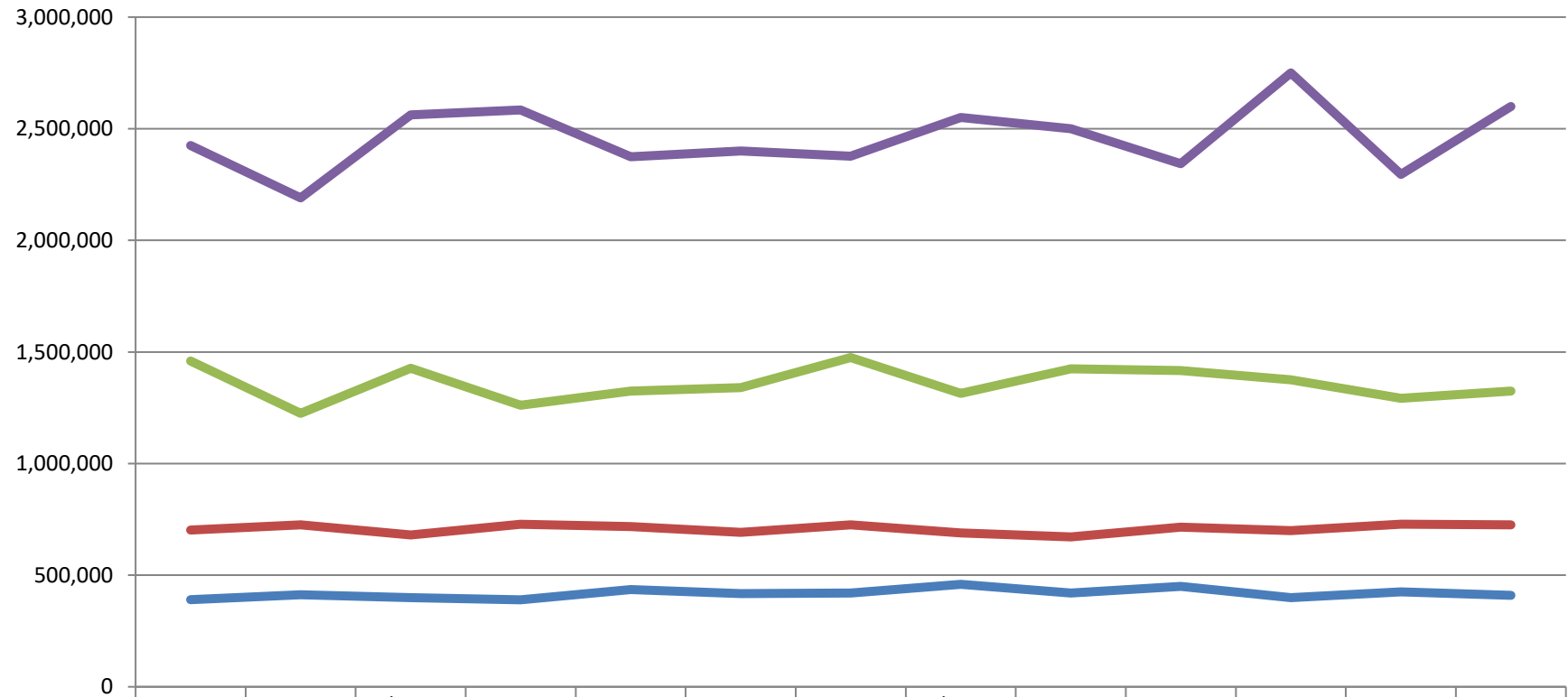


December 2023 - 12 Mos. Closed Manhattan Median Coop Pricing (excludes upper Manhattan)

Steven Kalachman LLC, Licensed Real Estate Broker (p) 646-285-3493



	Dec 2022	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	Oct 2023	Nov 2023	Dec 2023
Studio Coop	390,000	412,500	400,000	389,750	435,000	418,000	420,000	459,000	420,000	450,000	399,000	425,000	410,000
1BR Coop	702,500	725,000	680,000	727,500	718,250	692,000	725,000	689,500	671,500	715,750	700,000	728,500	724,998
2BR Coop	1,460,000	1,225,000	1,427,500	1,261,410	1,325,000	1,340,000	1,475,000	1,314,860	1,425,000	1,416,790	1,375,000	1,292,000	1,325,000
3BR Coop	2,425,000	2,190,200	2,562,500	2,583,750	2,375,000	2,400,000	2,377,500	2,550,000	2,500,000	2,343,750	2,750,000	2,295,000	2,599,000