



PAUL ZWEBEN
Lic. Assoc. R.E. Broker
DIRECT: 917.207.7012
paul.zweben@compass.com



CAROLYN ZWEBEN
Lic. Assoc. R.E. Broker
carolyn.zweben@compass.com

110 5th Ave, 2nd Fl.; New York, NY 10003



THE ZWEBEN TEAM

Featured Listings by The Zweben Team

Joe and Jane,

It would be our honor to feature your home and get incredible results. Contact us today to discuss.



ON MARKET

34 WEST 89TH ST
6 beds | 7 full & 2 half baths
Listed for \$6,999,99



ON MARKET

200 RIVERSIDE BLVD PH #1B
4 beds | 4.5 baths
Listed for \$3,750,000



UNDER CONTRACT

194 RIVERSIDE DR #4B
2 beds | 2 baths
Listed for \$1,650,000



UNDER CONTRACT

340 EAST 72ND ST #4F
3 beds | 4 baths
Listed for \$2,100,000



SOLD

185 WEST HOUSTON ST #1J
1 bed | 1 bath
Sold for \$775,000



SOLD

340 EAST 80TH ST #2C
2 beds | 2 baths
Sold for \$945,000



Prepared Especially for Joe and Jane Smith

MANHATTAN



NYC Luxury Real Estate in 2025: Trends & Insights

As always, the Zweben Team is here to help you master Manhattan luxury real estate. Here's what's shaping the market in 2025 and how it might impact you buying and/or selling.

Luxury Market Highlights

Entry Point: Manhattan's luxury market starts at \$3.9M, with an average price per square foot of \$2,751.

Strong Demand: Limited inventory and robust buyer interest are keeping prices stable or rising.

Cash Is King: Many luxury buyers are leveraging stock market gains for cash purchases, bypassing high mortgage rates.

Trends Driving the Market

Stock Market Optimism: Record consumer confidence in the financial markets is fueling high-end purchases.

Mortgage Rates: While rates remain elevated, they have less impact on affluent buyers compared to first-time homebuyers.

Luxury Rentals vs. Sales: Luxury rents have softened slightly, making buying a more attractive option for long-term value.



Why Choose the Zweben Team?

As your Manhattan experts, we provide personalized guidance to help you achieve your real estate goals. Buying, selling or both, let's make 2025 your year! Reach out today—we'd love to help.

Subscribe To The Zweben Team Newsletter

Experience a monthly dose of handpicked content from The Zweben Team, showcasing exclusive property listings, market updates and a little foodie fun.



MANHATTAN

Monthly Comparison · September 1st, 2024 through November 30th, 2024

This market report was created especially for you because we feel you deserve to know what's happening in the Manhattan community and have access to agents with experience, knowledge and resources to get exceptional results for you.

CONDOS

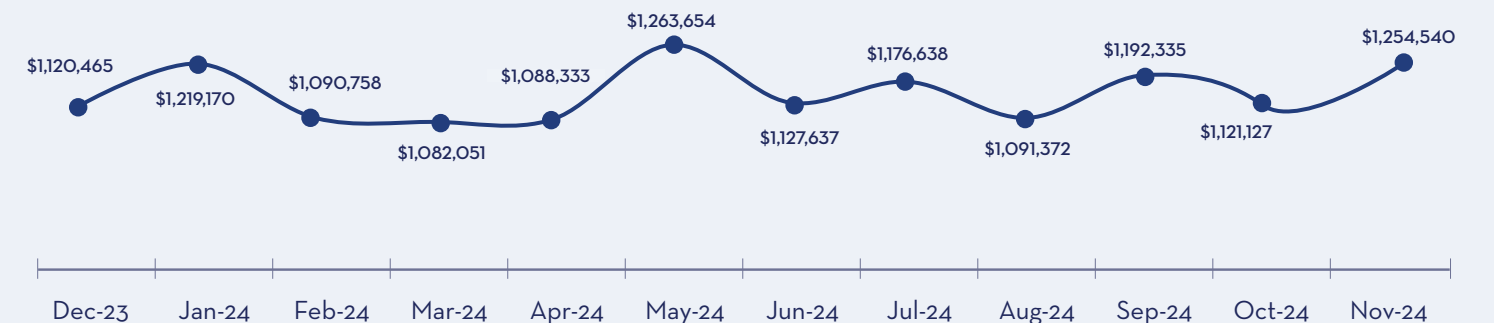
New Listings 3,912 November	Median Asking Price \$2,250,000 November	Total Sales 491 November	Median Sales Price \$1,698,750 November	Median Days on Market 131 November
3,947 4,132 September October	\$2,195,000 \$2,200,000 September October	411 336 September October	\$1,612,000 \$1,623,750 September October	96 101 September October

CO-OPS

New Listings 3,758 November	Median Asking Price \$899,000 November	Total Sales 466 November	Median Sales Price \$786,500 November	Median Days on Market 119 November
3,916 4,082 September October	\$895,000 \$899,000 September October	519 449 September October	\$860,000 \$745,000 September October	108 86 September October

MEDIAN SALES PRICE TREND

Condos and Co-Ops



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