



# New York City: All Asset Investment Sales Report Q1 2024



Investment Sales  
Capital Services  
Research

**arielpa.nyc**  
**212.544.9500**



# Ariel Property Advisors

## All Assets - New York City



### Dollar Volume Comparison

Property Type	1Q 2024	1Q 2024 vs. 4Q 2023	4Q 2023	1Q 2024 vs. 1Q 2023	1Q 2023
Multifamily	\$1,443,499,256	36%	\$1,059,152,193	23%	\$1,173,917,079
MF-MU 10+ resi units	\$984,494,094	55%	\$636,514,827	37%	\$716,942,026
MF-MU 6-9 resi units	\$207,019,600	-1%	\$208,476,476	32%	\$156,878,366
MF-MU Small	\$251,985,562	18%	\$214,160,890	-16%	\$300,096,687
Commercial	\$416,046,494	-80%	\$2,119,122,016	-57%	\$973,948,767
Development	\$581,538,540	-21%	\$734,050,225	-57%	\$1,348,052,594
Ind / WH / Sto	\$234,919,083	-44%	\$416,376,848	-39%	\$386,770,142
Office	\$166,142,169	-74%	\$630,906,247	-76%	\$704,519,184
Special Purpose	\$71,614,464	-56%	\$164,582,778	-85%	\$463,396,929
Grand Total	\$2,913,760,006	-43%	\$5,124,190,307	-42%	\$5,050,604,695

\*Ind / Wh / Sto: Industrial / Warehouse / Self Storage

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## All Assets - New York City



### Transaction Volume Comparison

Property Type	1Q 2024	1Q 2024 vs. 4Q 2023	4Q 2023	1Q 2024 vs. 1Q 2023	1Q 2023
Multifamily	245	17%	210	-13%	281
MF-MU 10+ resi units	79	32%	60	-2%	81
MF-MU 6-9 resi units	66	4%	64	5%	63
MF-MU Small	99	16%	86	-27%	137
Commercial	38	-32%	56	-45%	69
Development	51	-20%	64	-39%	83
Ind / WH / Sto	39	50%	26	-33%	58
Office	10	-25%	13	-46%	18
Special Purpose	9	-54%	19	-61%	22
Grand Total	392	1%	388	-26%	531

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### Building Volume Comparison

Property Type	1Q 2024	1Q 2024 vs. 4Q 2023	4Q 2023	1Q 2024 vs. 1Q 2023	1Q 2023
Multifamily	296	24%	238	-11%	332
MF-MU 10+ resi units	122	52%	80	1%	121
MF-MU 6-9 resi units	71	2%	70	9%	65
MF-MU Small	103	17%	88	-29%	146
Commercial	38	-49%	74	-59%	92
Development	51	-51%	103	-62%	134
Ind / WH / Sto	39	30%	30	-50%	78
Office	10	-30%	14	-62%	26
Special Purpose	9	-64%	24	-69%	28
Grand Total	442	-8%	483	-36%	690