HEATHER DOMI TEAM

Week of June 15, 2026

WELCOME TO OUR WEEKLY NYC MARKET WIDE

Domi Data Newsletter

we're so glad you're here!

LOOKING BACK AT THE WEEK OF

June 15, 2026

The first two weeks of June were back-to-back big weeks in Manhattan. Last week the broad market held its ground, while the luxury tier pulled back hard.

Here's your Domi Data market snapshot for the week of June 15th:

- **216 contracts signed (down 15% WoW)**
- **$480M in total volume (down 22.8% WoW)**
- **Both ran above the year's pace: volume about 5% over the 52-week average of $459 million, count about 13% over it**

Luxury above $5 million:

- **18 contracts (down 33% WoW)**
- **$159.4 million in volume (down 39% WoW)**
- **About 33% of the week's dollar volume, roughly 16 points below the 48.87% pre-tax benchmark**
- **The three weeks before ran 42% to 48% luxury share**

The swing this spring has been in the luxury tier, not the broad market. Luxury's share of volume held between 32% and 37% for four weeks from late April into mid-May, climbed to 46% by June 1, then fell to 33% last week. The broad market has stayed above its 52-week average nearly every week since March. April's pied-à-terre tax is worth tracking at the top, but this same tier recovered for three full weeks in late May and early June, and mid-June starts the summer slowdown. One soft week does not separate the two.

The week's largest contract was a townhouse at 165 East 64th Street, asking $18.5 million. It last traded in September 2024 at $6.75 million.

What this means right now:

For Buyers: At $5 million and up, only 18 contracts signed last week, down from 27 the week before. You have room to underwrite carefully rather than rush.

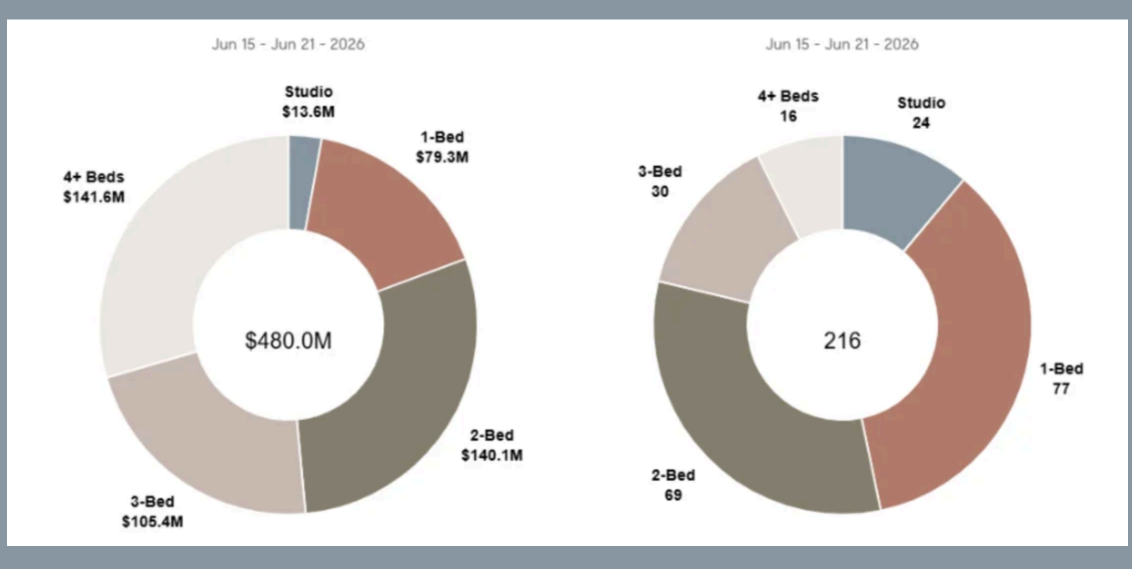
For Sellers: Price to the conditions at your own price tier. Above $5 million, fewer buyers signed last week than at any point in early June.

Final Takeaway: The broad Manhattan market held above its yearly average last week. The pullback worth watching is at the top, where the luxury tier gave back the gains of the previous three weeks. Whether that is the pied-à-terre tax or the start of summer will take more than one week to tell.

SIGNED CONTRACTS

Week of June 15, 2026

- Manhattan recorded 216 signed contracts, totaling $480M in dollar volume
- Co-ops (117), condos (91), and 3 townhouses contributed to this week's activity
- Luxury over $5M: 18 contracts, contributing $159M



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When it comes to NYC real estate, data is everything—and we're the only team delivering exclusive, hyper-local insights for every neighborhood in the city. The Domi Data Dashboard is a first-of-its-kind resource, meticulously curated by Heather Domi to provide real-time, go-to data.

Whether you're buying, selling, investing, or simply staying informed, this is the most powerful tool for navigating New York's ever-changing market. No guesswork. No fluff. Just the facts—right at your fingertips.

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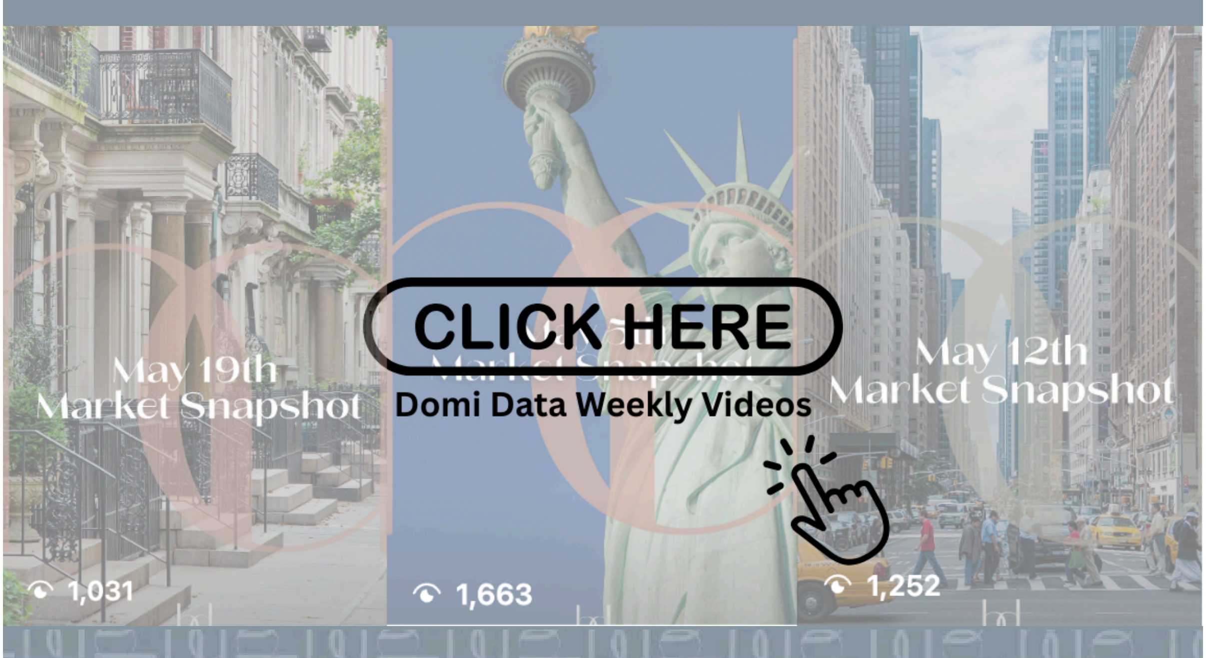

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