

Still riding high

The borough's priciest closed residential sales from the start of 2007 to the present

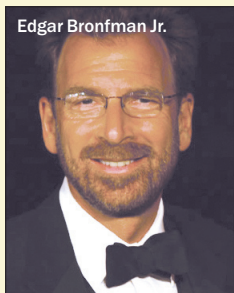
1 **The Plaza Hotel, seventh floor**
Condo
Closing date: June 15, 2007

Price: \$51,539,180
SF / (PPSF): 9,200 (\$5,602)

Selling Broker: Alexa Lambert, head of sales at the Plaza, Stribling & Associates
Listing Broker: Alexa Lambert, head of sales at the Plaza, Stribling & Associates

Seller: Elad Properties
Buyer: Harry Macklowe, developer

Notes: While public records show Harry Macklowe spent \$51.5 million buying at the Plaza, Macklowe may have actually spent closer to \$60 million for his pad, paying off buyers in contract so he could have seven contiguous units, according to sources. At \$60 million, the purchase would set the record as the priciest residential sale in Manhattan history. The landmark building was built in 1907 and recently went through a \$400 million renovation. The 768 Fifth Avenue building is 21 stories, with 178 condos, 130 hotel rooms and 152 hotel-condos.



Edgar Bronfman Jr.

2 **15 East 64th Street**
31-foot-wide townhouse
Closing date: October 15, 2007

Price: \$50,000,000
SF / (PPSF): 11,805 (\$4,235)

Selling Broker: FSBO
Listing Broker: FSBO

Seller: Edgar Bronfman Jr., Seagram liquor heir and music executive
Buyer: Len Blavatnik, oil magnate

Notes: The mansion, which has a limestone façade, was built in 1900 on a block between Madison and Fifth avenues. It is the second-highest price ever paid for a city townhouse. The first was the \$53 million purchase of the Harkness Mansion, a 25,000-square-foot home on East 75th Street, in 2006.



14-16 East 67th Street

3 **14-16 East 67th Street**
48-foot-wide townhouse
Closing date: March 4, 2008

Price: \$49,000,000
SF / (PPSF): 22,000 (\$2,227)

Selling Broker: Unavailable
Listing Broker: Paula Del Nunzio, Brown Harris Stevens

Seller: Laurus Funds
Buyer: Philip A. Falcone, senior managing director at Harbinger Capital Partners

Notes: With six stories and 27 rooms, the Milbank Mansion is one of Manhattan's largest private homes. It was once owned by Penthouse magazine founder Bob Guccione. The 22,000-square-foot house was combined from two separate townhouses in 1920 by financier and philanthropist Jeremiah Milbank (he was also affiliated with 11 West 10th Street; see No. 9 in the chart). The house features the original grand ballroom, indoor swimming pool, gymnasium, terraced gardens and Carrara marble staircase.



1060 Fifth Avenue

4 **1060 Fifth Avenue, 13/PHB**
Duplex penthouse co-op
Closing date: January 23, 2008

Price: \$46,000,000
SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Fritzi Kallop, John Burger, Mary Rutherford, Brown Harris Stevens

Seller: Georgia Shreve, poet and writer
Buyer: Scott Bommer, hedge funder, and his wife, Donya, a former TV anchor

Notes: The unit consists of 12 rooms on the 13th floor and five rooms on the 14th floor in the penthouse apartment. There are five master bedrooms and a large family room off the kitchen. Designed by J.E.R. Carpenter in 1929, the building has a limestone base and a brick Italian Renaissance façade.

5 **15 Central Park West, PH39**
Penthouse condo
Closing date: February 6, 2008

Price: \$45,000,000
SF / (PPSF): 11,383 (\$3,953)

Selling Broker: Unavailable
Listing Broker: Zeckendorf Realty

Seller: Arthur & William Zeckendorf
Buyer: Daniel S. Loeb, founder and head of Third Point hedge fund

Notes: The penthouse unit in the Robert A.M. Stern-designed building has 10,674 square feet with five bedrooms, five full bathrooms and two half bathrooms, and a 709-square-foot terrace. The neoclassical two-wing development (the House building is 20 stories, and the Tower is 43) was developed by Arthur and William Zeckendorf and sold out for around \$2 billion.

6 **15 Central Park West, PH20**
Penthouse condo
Closing date: August 31, 2007

Price: \$42,405,000
SF / (PPSF): 8,821 (\$4,807)

Selling Broker: Kyle Blackmon, Brown Harris Stevens
Listing Broker: Zeckendorf Realty

Seller: Arthur & William Zeckendorf
Buyer: Sanford Weill, ex-CEO of Citigroup, and his wife, Joan

Notes: The penthouse unit has four bedrooms and six-and-a-half baths. It is comprised of 6,744 square feet of indoor space and 2,077 of exterior space, the largest ter-

race in the building. For building information, see above.



David Geffen

7 **810 Fifth Avenue, 13PH**
Duplex penthouse co-op
Closing date: May 2, 2007

Price: \$37,842,187
SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Unavailable

Seller: David Geffen, DreamWorks co-founder
Buyer: Peter G. Peterson, Blackstone Group co-founder

Notes: The 12-room duplex penthouse has a private elevator vestibule opening to a square gallery, a curved staircase leading to a reception room with fireplace, a master bedroom with two appointed baths and two dressing rooms. The limestone-clad, Italian Renaissance, palazzo-style apartment building was built in 1926 as a residence for Laurance Rockefeller.



36 East 75th Street

8 **36 East 75th Street**
25-foot-wide townhouse
Closing date: January 8, 2008

Price: \$35,000,000
SF / (PPSF): 12,000 (\$2,917)

Selling Broker: Unavailable
Listing Broker: Brown Harris Stevens

Seller: Dr. Michael Evan Sachs, a plastic surgeon, and Linda Dawson Sachs
Buyer: The Russian Federation

Notes: The entrance to the six-bedroom, four-story, 12,000-square-foot Georgian Mansion is through an iron gate and planted front yard. The building, purchased by Russia for the Russian envoy to the United Nations, was erected in 1893 and acquired in 1915 by R. Horace Gallatin of the New York Historical Society, who altered the façade to its current brick and limestone classic configuration. Habsburg Feldman, a Swiss auction house, occupied it before it became residential again in the early 1990s.



9
11 West 10th Street

55-foot-wide townhouse
Closing date: March 23, 2007

Price: \$34,530,000

SF / (PPSF): 12,774 (\$2,703)

Selling Broker: Unavailable
Listing Broker: Debbie Korb,
Sotheby's International

Seller: Frederick Wilson, blogging venture capitalist

Buyer: Stuart Coleman, co-managing partner at law firm Stroock, Stroock & Lavan and member of its operating executive committee

Notes: The 15,000-square-foot mansion was built as a Greek Revival row house in 1847. Eventually it became the Milbank Memorial Home, and then financier and philanthropist Jeremiah Milbank donated it to the Ladies' Christian Union in 1918 (Milbank was also affiliated with 14-16 East 67th Street; see No. 3 in the chart). The inside of the house was recently redone by celebrity architect David Piscuskas. The sale broke the record for the most expensive Downtown residential sale ever.

10
845 United Nations Plaza, 89B

Condo
Closing date: September 19, 2007

Price: \$34,268,185

SF / (PPSF): 10,145 (\$3,378)

Selling Broker: Debra Stotts,
Trump Sales & Leasing
Listing Broker: Trump Sales & Leasing

Seller: 845 UN Limited Partnership
Buyer: CCHP Holdings

Notes: Trump World Tower is located on

First Avenue, one block south of 100 United Nations Plaza and to the east of the Japanese Mission to the United Nations. Building amenities include a private driveway on the west side of the property, a private garden for residents and a health club with a 60-foot-long pool.



11
778 Park Avenue, 3

Co-op
Closing date: January 3, 2008

Price: \$33,600,000

SF / (PPSF): 6,000 (\$5,600)

Selling Broker: Unavailable
Listing Broker: Deborah Grubman,
Carol Cohen, the Corcoran Group

Seller: Vera Wang, designer, and
Arthur Becker
Buyer: Mitchell Alan Davidson

Notes: The unit is a third-floor, 6,000-square-foot home with a private elevator landing leading to a marbled entry gallery. The 14-room apartment has six bedrooms, five-and-a-half bathrooms, a grand living room, dining room and library, all three with wood-burning fireplaces. The corner master bedroom, with sitting room, features a bath with double sink, marble tub and shower. Wang sold her apartment in the prewar 18-story building designed by Rosario Candela and moved into her late parents' duplex at neighboring 740 Park Avenue.



12
834 Fifth Avenue, 9-10A

Duplex co-op
Closing date: October 30, 2007

Price: \$33,444,500

SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Laurence Kaiser,
Key Ventures

Seller: Loida N. Lewis, widow of Reginald

Lewis, founder of the Beatrice Foods chain
Buyer: Mark Rachesky, chairman of Leap Wireless, and his wife, Jill

Notes: The apartment in the 14-story, 24-unit prewar co-op designed by Rosario Candela has four bedrooms, seven-and-a-half bathrooms and three maid's rooms.



13
7 East 67 Street

25-foot-wide townhouse
Closing date: July 26, 2007

Price: \$33,000,000

SF / (PPSF): 14,000 (\$2,357)

Selling Broker: Unavailable
Listing Broker: Sami Hassoumi,
Brown Harris Stevens

Seller: Matthew Bronfman, Seagram heir and real estate developer
Buyer: Charles Murphy, investment banker

Notes: The price for the 25-room house was a record for a townhouse less than 26 feet wide, according to appraiser Jonathan Miller. No Manhattan house of that size had previously closed for more than \$30 million. With six levels, the house has a sweeping staircase, four-story glass atrium, several wood-burning fireplaces and a basement with gym, sauna and bath. The landmarked mansion was built in 1890 and went through a complete renovation between 1994 and 1997.



14
740 Park Avenue, 4/5A

Duplex co-op
Closing date: January 29, 2008

Price: \$32,000,000

SF / (PPSF): Unavailable

Selling Broker: FSBO
Listing Broker: FSBO

Seller: Estate of Janet Coleman
Buyer: David and Tamara Winn

Notes: The 14-room duplex is in a 35-unit building erected in 1930 and converted to a co-op in 1953.

15
15 Central Park West, 16/17D

Duplex condo
Closing date: December 14, 2007

Price: \$29,529,250

SF / (PPSF): 7,259 (\$4,068)

Selling Broker: Unavailable
Listing Broker: Zeckendorf Realty

Seller: Arthur & William Zeckendorf
Buyer: Pantigo LLC

Notes: The 6,131-square-foot duplex has four bedrooms and six-and-a-half bathrooms, plus a 1,128-square-foot terrace. For building information, see above.



16
15 Central Park West, 16/17C

Condo
Closing date: February 26, 2008

Price: \$29,500,000

SF / (PPSF): 5,821 (\$5,068)

Selling Broker: Unavailable
Listing Broker: Zeckendorf Realty

Seller: Arthur & William Zeckendorf
Buyer: Omid Kordestani, Google's senior vice president of global sales and business development

Notes: Kordestani bought unit 16-17C, a four-bedroom, 5,416-square-foot unit with a 405-square-foot terrace. For building information, see above.

17
4 East 66th Street, fifth floor

Co-op
Closing date: June 21, 2007

Price: \$29,000,000

SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Edward Lee Cave

Seller: Robert H. Burns, Regency Hotel chain founder
Buyer: Daniel L. Nir, Gracie Capital hedge fund manager, and his wife, Jill Braufman

Notes: The apartment with private elevator occupies the entire fifth floor in the limestone-clad co-op. There are only 17 apartments in the 12-story building, completed in 1920. The apartments have ceilings of 11 to 13 feet and two large, equally sized entertaining rooms that take up the entire Fifth Avenue frontage overlooking Central Park. The building, which is also known as 845 Fifth Avenue, was designed by J. E. R. Carpenter for William Henry Barnum.



James Cayne

18
The Plaza Hotel, 1407 and 1408

Condo
Closing date: February 15, 2008, and February 28, 2008

Price: \$27,667,230
SF / (PPSF): Unavailable

Selling Broker: Alexa Lambert, Stribling & Associates
Listing Broker: Alexa Lambert, Stribling & Associates

Seller: Elad Properties
Buyer: James Cayne, recently resigned chief of Bear Stearns, and his wife, Patricia Denner Cayne

Notes: James Cayne bought two condos on the 14th floor at the Plaza at 768 Fifth Avenue. On February 15, he bought unit 1408 for \$2,422,671, and 13 days later, he purchased unit 1407 for \$25,244,559. For building information, see above.



778 Park Avenue

19 (tie)
778 Park Avenue, 14

Co-op
Closing date: December 3, 2007

Price: \$27,500,000
SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Unavailable

Seller: Sherman Cohen
Buyer: William P. Lauder, Estée Lauder CEO and president, son of Leonard Lauder and grandson of matriarch Estée

Notes: The English Renaissance 14-room apartment occupying the entire 14th floor

was designed by Rosario Candela. The apartment has five bedrooms, seven-and-a-half baths, wood-burning fireplaces and three terraces. For building information, see above.



Leonard Blavatnik

19 (tie)
998 Fifth Avenue, 4W

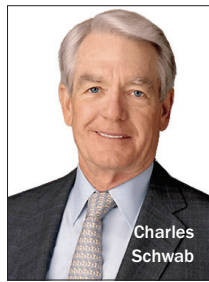
Co-op
Closing date: January 17, 2007

Price: \$27,500,000
SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Kathy Sloane, Brown Harris Stevens

Seller: Peter and Charlotte Schoenfeld
Buyer: Russian oil magnate Leonard Blavatnik and his wife, Emily

Notes: The apartment includes three entertaining rooms overlooking Fifth Avenue with views of the Metropolitan Museum of Art. The limestone building at 81st Street has 18 apartments on 12 floors. It was designed by McKim, Mead & White in 1912 for the developer James T. Lee, grandfather of Jacqueline Kennedy Onassis. The building was converted to a co-op in 1953.



Charles Schwab

21 (tie)
834 Fifth Avenue, 9B

Co-op
Closing date: May 2007

Price: \$27,000,000
SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Kathryn Steinberg, Edward Lee Cave

Seller: Estate of the late Jeanette Solomon
Buyer: Charles Schwab, founder, chairman and CEO of brokerage Charles Schwab and Co.

Notes: The eight-room co-op is on the ninth floor in the exclusive prewar building. For building information, see above.

21 (tie)
80 Columbus Circle, PH76B

Penthouse condo
Closing date: February 15, 2007

Price: \$27,000,000

SF / (PPSF): 5,622 (\$4,803)

Selling Broker: Unavailable
Listing Broker: Lauren Muss, the Corcoran Group

Seller: 76B LLC
Buyer: Leslie W. McMahon, as trustee

Notes: The 5,622-square-foot penthouse in the white-glove Time Warner building includes an 800-square-foot terrace with sweeping views of Central Park, the city skyline and the river. The apartment features a double master suite with his-and-her bathrooms, two secondary bedrooms with en-suite bathrooms, a library with its own bathroom, a large living room, formal dining room, laundry room and a powder room.

21 (tie)
50 Central Park South, 23

Condo
Closing date: January 5, 2007

Price: \$27,000,000
SF / (PPSF): 10,195 (\$2,648)

Selling Broker: Unavailable
Listing Broker: Heide Mamouris, Prudential Douglas Elliman

Seller: Richard P. McWilliam, president of the Upper Deck Company, which makes baseball cards
Buyer: Frederick R. Adler, investor

Notes: One of the 11 residential condominium units at the 33-story Ritz-Carlton Hotel, the apartment occupies the entire 23rd floor. There are two terraces, a double living room, five bedrooms, seven-and-a-half bathrooms, a formal dining room, library, study, breakfast room and country kitchen.

24
15 Central Park West, 18/19C

Condo
Closing date: March 4, 2008

Price: \$26,037,000
SF / (PPSF): 7,419 (\$3,510)

Selling Broker: Unavailable
Listing Broker: Zeckendorf Realty

Seller: Arthur & William Zeckendorf
Buyer: Latimer Holdings, a New Zealand securities firm

Notes: The New Zealand firm bought the 6,307-square-foot penthouse unit with a 1,112-square-foot terrace. For building information, see above.

25 (tie)
944 Fifth Avenue, 10th floor

Co-op
Closing date: February 21, 2008

Price: \$26,000,000
SF / (PPSF): Unavailable

Selling Broker: Unavailable
Listing Broker: Unavailable

Seller: Adrienne H. Malvin Living Trust
Buyer: Jennifer Mantz

Notes: The 10th-floor unit occupies the entire floor in the 14-story building, which allots one apartment to a floor. The building was erected in 1925.

25 (tie)
15 Central Park West, 16/17A

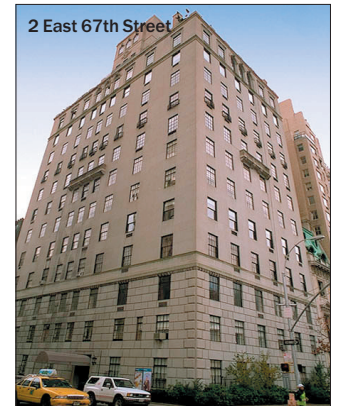
Penthouse duplex condo
Closing date: January 10, 2008

Price: \$26,000,000
SF / (PPSF): 7,264 (\$3,579)

Selling Broker: Unavailable
Listing Broker: Zeckendorf Realty

Seller: Arthur & William Zeckendorf
Buyer: Lloyd Blankfein, Goldman Sachs Chairman and CEO, and his wife, Laura

Notes: The condo is comprised of 6,136 square feet of indoor space and a 1,128-square-foot terrace. The apartment has four bedrooms and six-and-a-half bathrooms. For building information, see above.



2 East 67th Street

25 (tie)
2 East 67th Street, 9th floor

Co-op
Closing date: April 11, 2007

Price: \$26,000,000
SF / (PPSF): 6,200 (\$4,194)

Selling Broker: Unavailable
Listing Broker: Leighton Candler, the Corcoran Group

Seller: Estate of Lee Anz Lehman
Buyer: Alvaro Saieh Bendeck, a financier and director of the Santiago Stock Exchange

Notes: The 11-room unit occupies the ninth floor of the 12-story building built in 1928. There are five fireplaces, at least five bedrooms, and seven-and-a-half baths.

Chart covers closed sales from 1/1/07 to 3/10/08. Compiled by Lauren Elkies. Research prepared by Margaret Daisley, Michelle Heery and Ronit Socoloff using data from REBNY, PropertyShark, Miller Samuel and the city, as well as news accounts. **TRD**