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Moscow's Most Expensive Mansion Costs $47 Million

By The Moscow Times

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Moscow's Basmanny region.

Moscow's most expensive detached house is a 2,354 square meter pile on Ulitsa Bolshaya Ordynka in the Zamoskvorechye district, just south of the Kremlin, that is worth $47 million, or $20,000 per square meter, Vedomosti reported, citing data from real estate firm Blackwood.

If measured by cost per square meter, however, most valuable detached property in the capital is a 558 square meter house on Barykovsky Pereulok that is up for sale at $40,000 per square meter, Blackwood said, putting the house's value at $22.3 million.

Moscow, a city of hulking apartment blocks, has about 600 detached houses that function as a single property for its 12 million inhabitants, according to Blackwood. Thirty-six percent of these — among them the $47 million mansion on Ulitsa Bolshaya Ordynka — are clustered in the Khamovniki region on the west side of the Christ the Savior Cathedral, a few hundred

meters from the Kremlin. Another 19 percent are in the Arbat region, just north of Khamovniki, and 11 percent are in the Basmanny region on the east side of the city center.

The tiny quantity of detached houses in Moscow makes their sale a rarity. When they do come on the market, they tend to be scooped up by embassies, medical clinics, or big banks and oil and gas companies for their central offices.

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