

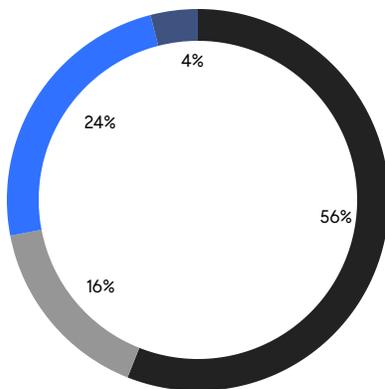
## BROOKLYN WEEKLY LUXURY REPORT



451 DEGRAW STREET

RESIDENTIAL CONTRACTS  
\$2 MILLION AND UP

- NORTHWEST BROOKLYN
- EAST BROOKLYN
- NORTH BROOKLYN
- SOUTH BROOKLYN



# 25

CONTRACTS SIGNED  
THIS WEEK

# \$75,727,017

TOTAL CONTRACT VOLUME

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 25 contracts signed this week, made up of 8 condos, 2 co-ops, and 15 houses. The previous week saw 16 deals. For more information or data, please reach out to a Compass agent.

**\$3,029,081**

AVERAGE ASKING PRICE

**\$2,750,000**

MEDIAN ASKING PRICE

**\$1,356**

AVERAGE PPSF

**1%**

AVERAGE DISCOUNT

**\$75,727,017**

TOTAL VOLUME

**110**

AVERAGE DAYS ON MARKET

624 6th Street in Park Slope entered contract this week, with a last asking price of \$5,995,000. This townhouse spans 4,220 square feet with 6 beds and 3 baths. It features a 20-foot-wide footprint, oversized windows, high ceilings, hardwood floors, a chef's kitchen with high-end appliances, a private backyard with sauna, and much more.

Also signed this week was 86 Bergen Street in Boerum Hill, with a last asking price of \$4,999,999. This townhouse spans 3,080 square feet with 4 beds and 6 baths. It features an open-concept main floor, white oak flooring, a state-of-the-art kitchen with large quartz island, a south-facing backyard, a finished cellar, a third-floor primary suite with walk-in closet, and much more.

**8**

CONDO DEAL(S)

**2**

CO-OP DEAL(S)

**15**

TOWNHOUSE DEAL(S)

**\$2,559,628**

AVERAGE ASKING PRICE

**\$2,822,500**

AVERAGE ASKING PRICE

**\$3,307,000**

AVERAGE ASKING PRICE

**\$2,350,000**

MEDIAN ASKING PRICE

**\$2,822,500**

MEDIAN ASKING PRICE

**\$2,950,000**

MEDIAN ASKING PRICE

**\$1,815**

AVERAGE PPSF

**\$1,125**

AVERAGE PPSF

**1,402**

AVERAGE SQFT

**3,090**

AVERAGE SQFT



### 624 6TH ST

Park Slope

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$5,995,000
SQFT	4,220	PPSF	\$1,421	BEDS	6	BATHS	3
FEES	\$1,105	DOM	20				



### 86 BERGEN ST

Boerum Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$4,999,999	INITIAL	\$5,750,000
SQFT	3,080	PPSF	\$1,624	BEDS	4	BATHS	4
FEES	\$692	DOM	125				



### 214 JEFFERSON AVE

Bedford Stuyvesant

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$4,125,000	INITIAL	\$4,125,000
SQFT	4,500	PPSF	\$917	BEDS	6	BATHS	5
FEES	\$860	DOM	15				



### 9 DEKALB AVE #56C

Downtown Brooklyn

TYPE	CONDO	STATUS	CONTRACT	ASK	\$4,000,000	INITIAL	\$4,000,000
SQFT	1,651	PPSF	\$2,423	BEDS	3	BATHS	3
FEES	\$4,414	DOM	N/A				



### 274 LAFAYETTE AVE

Clinton Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,995,000	INITIAL	\$3,995,000
SQFT	3,600	PPSF	\$1,110	BEDS	5	BATHS	3
FEES	\$823	DOM	11				



### 148 WARREN ST

Cobble Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,495,000	INITIAL	N/A
SQFT	1,821	PPSF	\$1,920	BEDS	3	BATHS	2.5
FEES	\$775	DOM	N/A				

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### 394 UNION AVE

Williamsburg

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,315,000	INITIAL	\$3,315,000
SQFT	3,979	PPSF	\$834	BEDS	2	BATHS	2
FEES	\$901	DOM	N/A				



### 35 PROSPECT PARK WEST #14C

Park Slope

TYPE	COOP	STATUS	CONTRACT	ASK	\$3,250,000	INITIAL	\$3,250,000
SQFT	2,830	PPSF	\$1,148	BEDS	3	BATHS	3
FEES	\$5,106	DOM	28				



### 1706 8TH AVE

Park Slope

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,000,000	INITIAL	\$3,000,000
SQFT	4,813	PPSF	\$624	BEDS	4	BATHS	3
FEES	\$903	DOM	34				



### 330 CLERMONT AVE

Fort Greene

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,950,000	INITIAL	\$3,875,000
SQFT	2,339	PPSF	\$1,262	BEDS	4	BATHS	2
FEES	\$713	DOM	169				



### 34 NORTH 7TH ST #PH2B

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,915,000	INITIAL	\$2,915,000
SQFT	1,739	PPSF	\$1,677	BEDS	2	BATHS	2.5
FEES	\$2,697	DOM	N/A				



### 90 PUTNAM AVE

Bedford Stuyvesant

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,895,000	INITIAL	\$2,895,000
SQFT	2,775	PPSF	\$1,044	BEDS	6	BATHS	4
FEES	\$216	DOM	N/A				

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### 131 GARFIELD PL

Park Slope

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,750,000	INITIAL	\$2,750,000
SQFT	1,920	PPSF	\$1,432	BEDS	3	BATHS	3
FEES	\$648	DOM	267				



### 347A QUINCY ST

Bedford Stuyvesant

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,695,000	INITIAL	N/A
SQFT	2,811	PPSF	\$959	BEDS	5	BATHS	4
FEES	\$250	DOM	N/A				



### 357 21ST ST

Greenwood

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,595,000	INITIAL	\$2,595,000
SQFT	3,160	PPSF	\$822	BEDS	7	BATHS	4
FEES	\$417	DOM	163				



### 465 ARGYLE RD

Flatbush

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,500,000	INITIAL	\$2,500,000
SQFT	2,770	PPSF	\$903	BEDS	6	BATHS	3.5
FEES	\$767	DOM	79				



### 277 HICKS ST #4D

Brooklyn Heights

TYPE	COOP	STATUS	CONTRACT	ASK	\$2,395,000	INITIAL	N/A
SQFT	N/A	PPSF	N/A	BEDS	2	BATHS	2
FEES	\$1,884	DOM	N/A				



### 11 HOYT ST #24J

Downtown Brooklyn

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,380,000	INITIAL	\$2,500,000
SQFT	1,410	PPSF	\$1,688	BEDS	2	BATHS	2
FEES	\$3,509	DOM	56				

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### 2 NORTHSIDE PIERS #8A

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,350,000
SQFT	1,392	PPSF	\$1,689	BEDS	2	BATHS	2
FEES	\$1,667	DOM	38				



### 96 NORTH 1ST ST #4

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,350,000
SQFT	1,360	PPSF	\$1,728	BEDS	N/A	BATHS	1
FEES	\$1,713	DOM	N/A				



### 183 JAVA ST #4

Greenpoint

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,195,000	INITIAL	\$2,200,000
SQFT	1,268	PPSF	\$1,732	BEDS	3	BATHS	2
FEES	\$708	DOM	116				



### 80 METROPOLITAN AVE #PHQ

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,195,000	INITIAL	\$2,195,000
SQFT	1,218	PPSF	\$1,803	BEDS	2	BATHS	2.5
FEES	\$1,403	DOM	42				



### 716 DECATUR ST

Ocean Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,195,000	INITIAL	\$2,195,000
SQFT	2,824	PPSF	\$778	BEDS	5	BATHS	3
FEES	\$349	DOM	105				



### 156 NEVINS ST

Boerum Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,100,000	INITIAL	\$2,100,000
SQFT	1,728	PPSF	\$1,216	BEDS	4	BATHS	2
FEES	\$525	DOM	30				

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### 1 CITY POINT #28E

Downtown Brooklyn

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$2,092,018	INITIAL	\$1,895,000
SQFT	1,178	PPSF	\$1,776	BEDS	2	BATHS	2
FEES	\$1,419	DOM	572				

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