



COMPASS

# Brooklyn Luxury Report

Nov 03 - 09, 2025, Residential Contracts \$2M+

Photo: [168 Plymouth Street, Unit PHA](#)



The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 27 contracts signed this week, made up of 16 condos, and 11 houses. The previous week saw 19 deals. For more information or data, please reach out to a Compass agent.

\$2,963,778

Average Asking Price

\$2,745,000

Median Asking Price

\$1,413

Average PPSF

1%

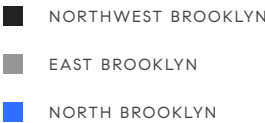
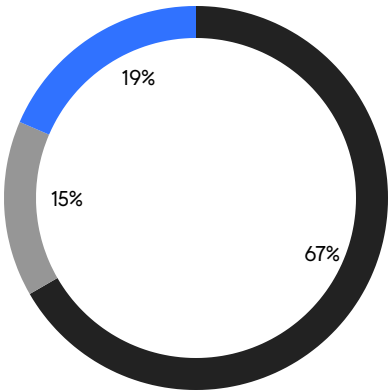
Average Discount

\$80,021,995

Total Volume

78

Average Days On Market



16

Condo Deal(s)

0

Co-op Deal(s)

11

Townhouse Deal(s)

\$2,784,063

Average Asking Price

\$0

Average Asking Price

\$3,225,182

Average Asking Price

\$2,710,000

Median Asking Price

\$0

Median Asking Price

\$2,999,995

Median Asking Price

\$1,640

Average PPSF

\$1,011

Average PPSF

1,790

Average SqFt

3,194

Average SqFt



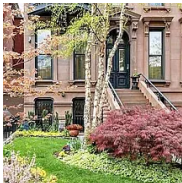


### 152 Dekalb Avenue

Fort Greene

Contract Signed

Type	Townhouse	Price	\$4,699,000	Sq. Ft.	3,200	Beds	4
DOM	56	Initial	\$4,699,000	PPSF	\$1,468	Baths	4



### 274 Clinton Avenue

Clinton Hill

Contract Signed

Type	Townhouse	Price	\$4,495,000	Sq. Ft.	4,500	Beds	7
DOM	34	Initial	\$4,995,000	PPSF	\$999	Baths	4.5

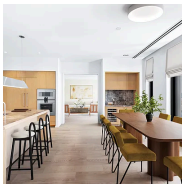


### 141 Lefferts Place

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$3,999,000	Sq. Ft.	4,300	Beds	6
DOM	281	Initial	\$3,999,000	PPSF	\$930	Baths	6



### 30 Front Street, Unit 22D

Dumbo

Contract Signed

Type	Condo	Price	\$3,995,000	Sq. Ft.	1,901	Beds	3
DOM	147	Initial	\$3,995,000	PPSF	\$2,102	Baths	2.5

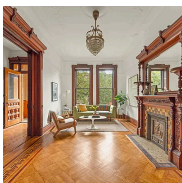


### 282 6th Street, Unit 2

Park Slope

Contract Signed

Type	Condo	Price	\$3,800,000	Sq. Ft.	2,448	Beds	4
DOM	19	Initial	\$3,800,000	PPSF	\$1,553	Baths	3



### 657 10th Street

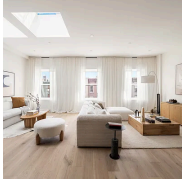
Park Slope

Contract Signed

Type	Townhouse	Price	\$3,495,000	Sq. Ft.	-	Beds	6
DOM	22	Initial	\$3,495,000	PPSF	-	Baths	3

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### 506 Henry Street, Unit PH

Carroll Gardens

Contract Signed

Type	Condo	Price	\$3,350,000	Sq. Ft.	1,797	Beds	3
DOM	36	Initial	\$3,350,000	PPSF	\$1,865	Baths	2



### 397 Bergen Street

Park Slope

Contract Signed

Type	Townhouse	Price	\$3,200,000	Sq. Ft.	-	Beds	4
DOM	23	Initial	\$3,200,000	PPSF	-	Baths	1.5



### 561 Putnam Avenue

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$2,999,995	Sq. Ft.	3,148	Beds	6
DOM	27	Initial	\$2,999,995	PPSF	\$953	Baths	5

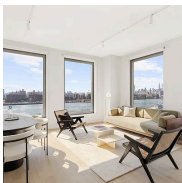


### 1 Main Street, Unit 7H

Dumbo

Contract Signed

Type	Condo	Price	\$2,845,000	Sq. Ft.	2,139	Beds	3
DOM	217	Initial	\$2,995,000	PPSF	\$1,331	Baths	2.5



### 8 South 4th Street, Unit 15A

Williamsburg

Contract Signed

Type	Condo	Price	\$2,825,000	Sq. Ft.	1,319	Beds	2
DOM	111	Initial	\$2,765,000	PPSF	\$2,142	Baths	2.5



### 102 East 4th Street

Windsor Terrace

Contract Signed

Type	Townhouse	Price	\$2,795,000	Sq. Ft.	2,203	Beds	6
DOM	15	Initial	\$2,795,000	PPSF	\$1,269	Baths	3

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### 444 12th Street, Unit 3B

Park Slope

Contract Signed

Type	Condo	Price	\$2,750,000	Sq. Ft.	1,715	Beds	3
DOM	-	Initial	-	PPSF	\$1,603	Baths	2



### 360 Furman Street, Unit 508

Brooklyn Heights

Contract Signed

Type	Condo	Price	\$2,745,000	Sq. Ft.	1,847	Beds	3
DOM	162	Initial	\$2,795,000	PPSF	\$1,487	Baths	2.5

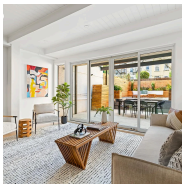


### 180 Front Street, Unit 8L

Dumbo

Contract Signed

Type	Condo	Price	\$2,720,000	Sq. Ft.	1,593	Beds	3
DOM	-	Initial	-	PPSF	\$1,707	Baths	2

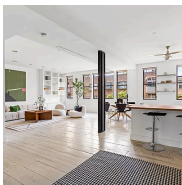


### 282 6th Street, Unit 1

Park Slope

Contract Signed

Type	Condo	Price	\$2,700,000	Sq. Ft.	1,700	Beds	3
DOM	23	Initial	\$2,700,000	PPSF	\$1,589	Baths	2



### 138 Broadway, Unit 5G

Williamsburg

Contract Signed

Type	Condo	Price	\$2,650,000	Sq. Ft.	1,787	Beds	3
DOM	55	Initial	\$2,650,000	PPSF	\$1,483	Baths	2



### 26 Huntington Street

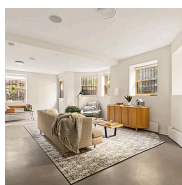
Red Hook

Contract Signed

Type	Townhouse	Price	\$2,500,000	Sq. Ft.	2,431	Beds	3
DOM	-	Initial	\$2,500,000	PPSF	\$1,029	Baths	3.5

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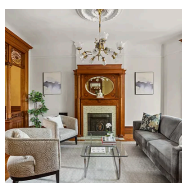


### 153 Lincoln Place, Unit 1D

Park Slope

Contract Signed

Type	Condo	Price	\$2,500,000	Sq. Ft.	1,644	Beds	3
DOM	45	Initial	\$2,500,000	PPSF	\$1,521	Baths	3

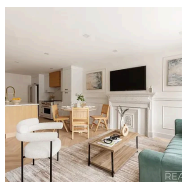


### 210 Lincoln Road

Prospect Lefferts Gardens

Contract Signed

Type	Townhouse	Price	\$2,500,000	Sq. Ft.	2,934	Beds	4
DOM	56	Initial	\$2,700,000	PPSF	\$853	Baths	2

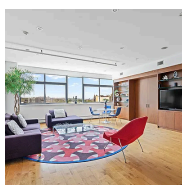


### 110 McKibbin Street

Williamsburg

Contract Signed

Type	Townhouse	Price	\$2,499,000	Sq. Ft.	3,000	Beds	6
DOM	56	Initial	\$2,499,000	PPSF	\$833	Baths	5.5

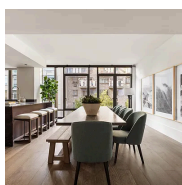


### 535 Dean Street, Unit 804

Prospect Heights

Contract Signed

Type	Condo	Price	\$2,495,000	Sq. Ft.	1,697	Beds	3
DOM	65	Initial	\$2,495,000	PPSF	\$1,471	Baths	2

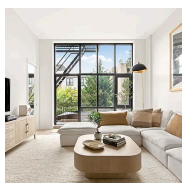


### 429 Kent Avenue, Unit L32

Williamsburg

Contract Signed

Type	Condo	Price	\$2,450,000	Sq. Ft.	3,486	Beds	3
DOM	124	Initial	\$2,600,000	PPSF	\$703	Baths	3



### 78 2nd Place, Unit 2

Carroll Gardens

Contract Signed

Type	Condo	Price	\$2,400,000	Sq. Ft.	1,146	Beds	2
DOM	19	Initial	\$2,400,000	PPSF	\$2,095	Baths	2

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301 Stuyvesant Avenue  
Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$2,295,000	Sq. Ft.	3,024	Beds	5
DOM	156	Initial	\$2,295,000	PPSF	\$759	Baths	3



75 8th Avenue, Unit PARLOR  
Park Slope

Contract Signed

Type	Condo	Price	\$2,195,000	Sq. Ft.	1,186	Beds	2
DOM	55	Initial	\$2,195,000	PPSF	\$1,851	Baths	2



2 Northside Piers, Unit 18H  
Williamsburg

Contract Signed

Type	Condo	Price	\$2,125,000	Sq. Ft.	1,234	Beds	2
DOM	59	Initial	\$2,125,000	PPSF	\$1,723	Baths	2

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