

**JUNE 29 - JULY 5, 2020**

The Brooklyn luxury real estate market, defined as all properties listed at \$2M and above, saw 5 contract signed this week, made up of 2 condos, 1 co-op, and 2 houses. The previous week saw 4 deals.

**\$2,364,000**

Average Asking Price

**\$2,250,000**

Median Asking Price

**\$1,186**

Average PPSF

**3%**

Average Discount

**\$11,820,000**

Total Volume

**111**

Average Days On Market

394 Vanderbilt Avenue #2 in Fort Greene entered contract this week, with a last asking price of \$2,595,000. This new construction, full-floor condo spans 1,881 square feet with 3 bedrooms and 2.5 baths. It features soaring ceilings, a private 443-square foot roof deck, and 5-inch oak floors throughout. A gas fireplace heats the large living/dining space, and the open kitchen offers subway tile and black granite styling and high-end appliances. The master suite offers western exposures and a marble bathroom with soaking tub. This condo entered contract after 21 days.

Also signed this week was apartment 150 Joralemon Street #12EF in Brooklyn Heights, with a last asking price of \$2,500,000. This co-op is situated on the southeast corner of the top floor and spans 2,500 square feet with 3 beds and 3 baths across two levels, split by an architecturally-designed staircase. The chef's kitchen is equipped with high-end appliances, white cabinetry, a soapstone countertop, and opens to six oversized windows. The master suite on the upper level features an amazing water & Verrazano bridge view, spacious bathroom, home office, and deck. This co-op went into contract after 263 days.

**2**

Condo Deal(s)

**1**

Co-op Deal(s)

**2**

Townhouse Deal(s)

**\$2,410,000**

Average Asking Price

**\$2,500,000**

Average Asking Price

**\$2,250,000**

Average Asking Price

**\$2,410,000**

Median Asking Price

**\$2,500,000**

Median Asking Price

**\$2,250,000**

Median Asking Price

**\$1,516**

Average PPSF

**\$1,000**

Average PPSF

**\$949**

Average PPSF

**1,614**

Average SqFt

**2,500**

Average SqFt

**2,397**

Average SqFt



## 394 VANDERBILT AVE #2

Fort Greene

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$2,595,000
<b>SqFt</b>	1,881	<b>Beds</b>	3	<b>Baths</b>	2
<b>PPSF</b>	\$1,380	<b>Taxes</b>	\$589	<b>Maint</b>	\$464



## 150 JORALEMON ST #12EF

Brooklyn Heights

<b>Type</b>	Coop	<b>Status</b>	Contract	<b>Ask</b>	\$2,500,000
<b>SqFt</b>	2,500	<b>Beds</b>	3	<b>Baths</b>	3
<b>PPSF</b>	\$1,000	<b>Taxes</b>	N/A	<b>Maint</b>	\$4,413



## 321 STUYVESANT AVE

Bedford Stuyvesant

<b>Type</b>	Townhouse	<b>Status</b>	Contract	<b>Ask</b>	\$2,250,000
<b>SqFt</b>	2,633	<b>Beds</b>	4	<b>Baths</b>	3
<b>PPSF</b>	\$855	<b>Taxes</b>	\$401	<b>Maint</b>	N/A



## 356 PROSPECT PL

Prospect Heights

<b>Type</b>	Townhouse	<b>Status</b>	Contract	<b>Ask</b>	\$2,250,000
<b>SqFt</b>	2,160	<b>Beds</b>	5	<b>Baths</b>	4
<b>PPSF</b>	\$1,042	<b>Taxes</b>	\$222	<b>Maint</b>	N/A



## 314 DEGRAW ST #3

Prospect Heights

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$2,225,000
<b>SqFt</b>	1,347	<b>Beds</b>	3	<b>Baths</b>	2
<b>PPSF</b>	\$1,652	<b>Taxes</b>	\$457	<b>Maint</b>	\$293

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