

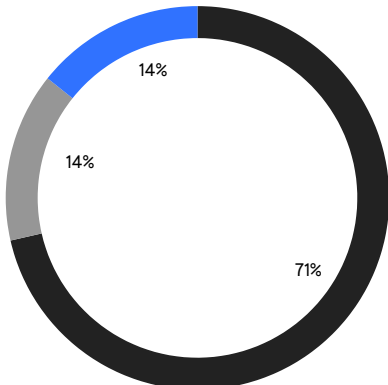
BROOKLYN WEEKLY LUXURY REPORT



360 FURMAN ST. UNIT PH401

RESIDENTIAL CONTRACTS
\$2 MILLION AND UP

- NORTHWEST BROOKLYN
- SOUTH BROOKLYN
- NORTH BROOKLYN



21

CONTRACTS SIGNED
THIS WEEK

\$71,186,500

TOTAL CONTRACT VOLUME

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 21 contracts signed this week, made up of 9 condos, and 12 houses. The previous week saw 21 deals. For more information or data, please reach out to a Compass agent.

\$3,389,834

AVERAGE ASKING PRICE

\$2,695,000

MEDIAN ASKING PRICE

\$1,304

AVERAGE PPSF

5%

AVERAGE DISCOUNT

\$71,186,500

TOTAL VOLUME

212

AVERAGE DAYS ON MARKET

Unit PH1215 at 360 Furman Street in Brooklyn Heights entered contract this week, with a last asking price of \$6,495,000. Originally built in 1928, this penthouse condo unit spans 3,442 square feet with 3 beds and 3 full baths. It features skyline and harbor views, a 1,900-square-foot wraparound terrace, high ceilings, oak herringbone hardwood floors, wooden pocket doors, fossilized marble fireplace mantles, custom millwork, and much more. The building provides a gym, a screening room, a billiards room, a drive-in parking garage, full staff, and many other amenities.

Also signed this week was 131 Lincoln Place in Park Slope, with a last asking price of \$5,999,000. Built circa 1901, this townhouse spans approximately 4,000 square feet with 5 beds and 3 full baths. It features a 130-foot-deep lot, hardwood floors, a custom kitchen, a planted garden, central air conditioning, a massive primary suite with two tiled baths and abundant closet space, and much more.

9

CONDO DEAL(S)

0

CO-OP DEAL(S)

12

TOWNHOUSE DEAL(S)

\$3,139,445

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$3,577,625

AVERAGE ASKING PRICE

\$2,395,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$3,185,000

MEDIAN ASKING PRICE

\$1,589

AVERAGE PPSF

\$1,048

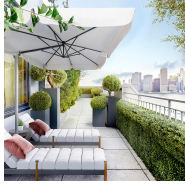
AVERAGE PPSF

1,961

AVERAGE SQFT

3,751

AVERAGE SQFT



360 FURMAN ST #PH1215

Brooklyn Heights

TYPE	CONDO	STATUS	CONTRACT	ASK	\$6,495,000	INITIAL	\$8,500,000
SQFT	3,442	PPSF	\$1,887	BEDS	3	BATHS	3.5
FEES	\$10,574	DOM	448				



131 LINCOLN PL

Park Slope

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$5,999,000	INITIAL	\$5,999,000
SQFT	4,000	PPSF	\$1,500	BEDS	5	BATHS	3
FEES	\$932	DOM	19				



275 ADELPHI ST

Fort Greene

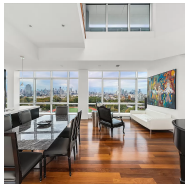
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$5,995,000	INITIAL	\$6,700,000
SQFT	5,720	PPSF	\$1,049	BEDS	8	BATHS	4.5
FEES	\$1,463	DOM	160				



1151 83RD ST

Dyker Heights

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$4,800,000	INITIAL	\$6,188,000
SQFT	3,958	PPSF	\$1,213	BEDS	6	BATHS	3
FEES	\$2,237	DOM	894				



50 BAYARD ST #PH4

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$4,395,000	INITIAL	\$4,395,000
SQFT	2,460	PPSF	\$1,787	BEDS	3	BATHS	2.5
FEES	\$4,468	DOM	14				

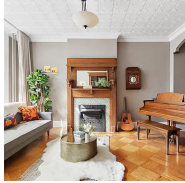


2387 56TH DR

Mill Basin

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$4,395,000	INITIAL	\$4,399,000
SQFT	6,828	PPSF	\$644	BEDS	3	BATHS	2.5
FEES	\$2,993	DOM	103				

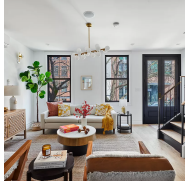
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561 7TH ST

Park Slope

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,695,000	INITIAL	\$3,695,000
SQFT	3,000	PPSF	\$1,232	BEDS	4	BATHS	2
FEES	N/A	DOM	N/A				



576 CARROLL ST

Park Slope

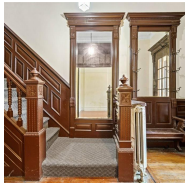
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,595,000	INITIAL	\$4,595,000
SQFT	3,175	PPSF	\$1,133	BEDS	5	BATHS	3
FEES	\$521	DOM	208				



237 CUMBERLAND ST #3

Fort Greene

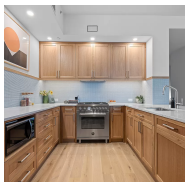
TYPE	CONDO	STATUS	CONTRACT	ASK	\$3,250,000	INITIAL	\$3,500,000
SQFT	1,695	PPSF	\$1,918	BEDS	3	BATHS	2
FEES	\$1,004	DOM	162				



167 UNDERHILL AVE

Prospect Heights

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,775,000	INITIAL	\$2,775,000
SQFT	3,536	PPSF	\$785	BEDS	5	BATHS	3.5
FEES	\$821	DOM	42				



100 JAY ST #25H

Dumbo

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,695,000	INITIAL	\$2,395,000
SQFT	1,592	PPSF	\$1,693	BEDS	3	BATHS	2.5
FEES	\$2,942	DOM	433				



116 OAK ST

Greenpoint

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,500,000	INITIAL	\$2,500,000
SQFT	2,370	PPSF	\$1,055	BEDS	5	BATHS	3
FEES	\$650	DOM	33				

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129 4TH PL

Carroll Gardens

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,499,500	INITIAL	\$2,800,000
SQFT	2,520	PPSF	\$992	BEDS	5	BATHS	4
FEES	\$472	DOM	353				



264 AINSLIE ST

Williamsburg

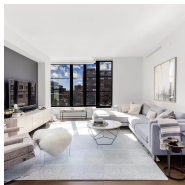
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,495,000	INITIAL	\$2,495,000
SQFT	N/A	PPSF	N/A	BEDS	6	BATHS	3.5
FEES	\$399	DOM	35				



11 HOYT ST #47H

Downtown Brooklyn

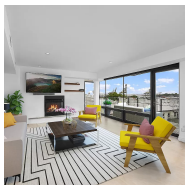
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,395,000	INITIAL	\$3,145,000
SQFT	1,560	PPSF	\$1,536	BEDS	3	BATHS	3
FEES	\$4,032	DOM	755				



345 CARROLL ST #3D

Carroll Gardens

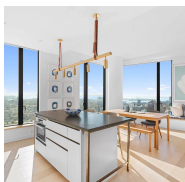
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,450,000
SQFT	1,702	PPSF	\$1,381	BEDS	3	BATHS	2.5
FEES	\$3,376	DOM	51				



322 HICKS ST #PH

Brooklyn Heights

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,595,000
SQFT	1,602	PPSF	\$1,467	BEDS	3	BATHS	2
FEES	\$2,973	DOM	132				



11 HOYT ST #30K

Downtown Brooklyn

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,175,000	INITIAL	\$2,175,000
SQFT	1,288	PPSF	\$1,689	BEDS	2	BATHS	2
FEES	\$3,331	DOM	34				

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688 6TH AVE #1

Greenwood

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,150,000	INITIAL	\$2,150,000
SQFT	2,300	PPSF	\$935	BEDS	3	BATHS	2.5
FEES	\$1,485	DOM	176				



19 DEKOVEN COURT

Ditmas Park

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,095,000	INITIAL	\$2,150,000
SQFT	N/A	PPSF	N/A	BEDS	5	BATHS	2.5
FEES	\$722	DOM	159				



191 TERRACE PL

Windsor Terrace

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,088,000	INITIAL	\$2,088,000
SQFT	2,400	PPSF	\$870	BEDS	4	BATHS	2.5
FEES	\$655	DOM	12				

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