

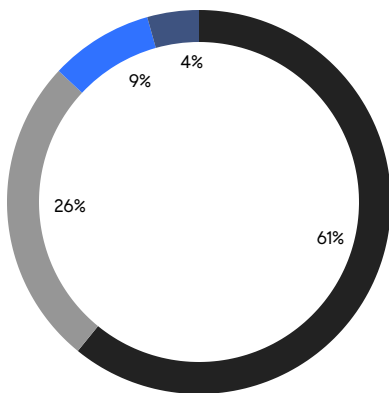
BROOKLYN WEEKLY LUXURY REPORT



545 3RD STREET

RESIDENTIAL CONTRACTS
\$2 MILLION AND UP

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



23

CONTRACTS SIGNED
THIS WEEK

\$69,552,901

TOTAL CONTRACT VOLUME

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 23 contracts signed this week, made up of 11 condos, 1 co-op, and 11 houses. The previous week saw 29 deals. For more information or data, please reach out to a Compass agent.

\$3,024,040

AVERAGE ASKING PRICE

\$2,650,000

MEDIAN ASKING PRICE

\$1,500

AVERAGE PPSF

1%

AVERAGE DISCOUNT

\$69,552,901

TOTAL VOLUME

62

AVERAGE DAYS ON MARKET

331 Washington Avenue in Clinton Hill entered contract this week, with a last asking price of \$6,250,000. Originally built in 1878, this brownstone spans 4,538 square feet with 4 beds and 4.5 baths. It features a lush garden, a roof terrace, an expansive parlor floor with 11-foot ceilings, parquet floors, restored moldings, an eat-in kitchen, a primary bedroom with private terrace and dual walk-in closets, and much more.

Also signed this week was 108 Willow Street in Brooklyn Heights, with a last asking price of \$6,200,000. This townhouse spans 5,258 square feet with 6 beds and 3 baths. It features a 64-foot-deep footprint, 11-foot ceilings, a wide mahogany staircase, a Tiffany stained glass skylight, a multi-purpose cellar, a rear garden and patio area, multiple fireplaces, and much more.

11

CONDO DEAL(S)

1

CO-OP DEAL(S)

11

TOWNHOUSE DEAL(S)

\$2,720,355

AVERAGE ASKING PRICE

\$2,800,000

AVERAGE ASKING PRICE

\$3,348,091

AVERAGE ASKING PRICE

\$2,366,500

MEDIAN ASKING PRICE

\$2,800,000

MEDIAN ASKING PRICE

\$2,795,000

MEDIAN ASKING PRICE

\$1,838

AVERAGE PPSF

\$1,103

AVERAGE PPSF

1,497

AVERAGE SQFT

3,120

AVERAGE SQFT



331 WASHINGTON AVE

Clinton Hill

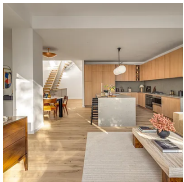
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$6,250,000	INITIAL	\$6,250,000
SQFT	4,538	PPSF	\$1,378	BEDS	4	BATHS	4.5
FEES	\$891	DOM	85				



108 WILLOW ST

Brooklyn Heights

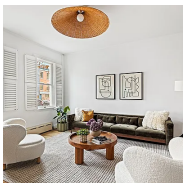
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$6,200,000	INITIAL	\$7,350,000
SQFT	5,000	PPSF	\$1,240	BEDS	6	BATHS	3
FEES	\$2,565	DOM	69				



584 LEONARD ST #PH

Greenpoint

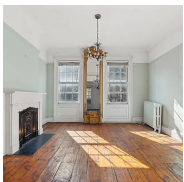
TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,650,000	INITIAL	\$5,650,000
SQFT	3,102	PPSF	\$1,822	BEDS	4	BATHS	3.5
FEES	\$4,520	DOM	35				



114 2ND ST

Gowanus

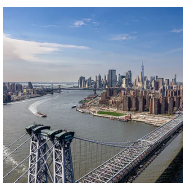
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,300,000	INITIAL	\$3,300,000
SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	2
FEES	N/A	DOM	21				



227 WARREN ST

Cobble Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,250,000	INITIAL	\$3,250,000
SQFT	2,556	PPSF	\$1,272	BEDS	4	BATHS	3.5
FEES	\$902	DOM	6				



8 SOUTH 4TH ST #22B

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,905,000	INITIAL	\$2,905,000
SQFT	1,357	PPSF	\$2,141	BEDS	2	BATHS	2.5
FEES	\$2,642	DOM	15				

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115 WILLOW ST #5A

Brooklyn Heights

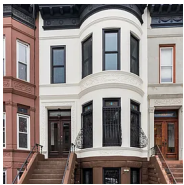
TYPE	COOP	STATUS	CONTRACT	ASK	\$2,800,000	INITIAL	N/A
SQFT	1,600	PPSF	\$1,750	BEDS	3	BATHS	2
FEES	\$1,994	DOM	N/A				



239 16TH ST

Park Slope

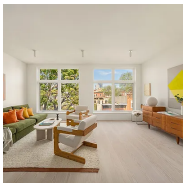
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,795,000	INITIAL	\$2,795,000
SQFT	2,102	PPSF	\$1,330	BEDS	5	BATHS	4
FEES	\$243	DOM	19				



987 STERLING PL #1

Crown Heights

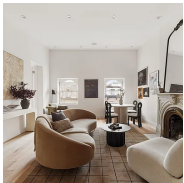
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,795,000	INITIAL	\$2,795,000
SQFT	3,170	PPSF	\$882	BEDS	6	BATHS	4.5
FEES	\$460	DOM	4				



44 GARFIELD PL #PH

Park Slope

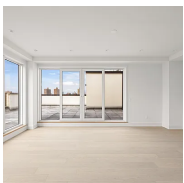
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,795,000	INITIAL	\$2,795,000
SQFT	1,540	PPSF	\$1,815	BEDS	3	BATHS	3
FEES	\$1,059	DOM	9				



118 REMSEN ST #DOMICILE

Brooklyn Heights

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,750,000	INITIAL	\$2,750,000
SQFT	1,216	PPSF	\$2,262	BEDS	3	BATHS	2
FEES	\$1,983	DOM	96				



87 IRVING PL #PHB

Clinton Hill

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,650,000	INITIAL	\$2,650,000
SQFT	1,521	PPSF	\$1,743	BEDS	3	BATHS	2.5
FEES	\$1,508	DOM	140				

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1053 EAST 27TH ST

Midwood

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,500,000	INITIAL	\$2,500,000
SQFT	3,233	PPSF	\$774	BEDS	6	BATHS	4.5
FEES	\$1,473	DOM	36				



750 LINCOLN PL

Crown Heights

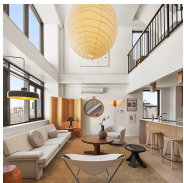
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,495,000	INITIAL	\$2,495,000
SQFT	3,400	PPSF	\$734	BEDS	3	BATHS	3.5
FEES	\$546	DOM	40				



1 CITY POINT #61C

Downtown Brooklyn

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$2,391,900	INITIAL	\$2,391,900
SQFT	1,144	PPSF	\$2,091	BEDS	2	BATHS	2
FEES	\$1,433	DOM	34				



66 HOPE ST #PHB

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,366,500	INITIAL	\$2,366,500
SQFT	1,433	PPSF	\$1,652	BEDS	3	BATHS	2
FEES	\$2,345	DOM	169				



1 CITY POINT #37A

Downtown Brooklyn

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$2,351,000	INITIAL	\$2,351,000
SQFT	1,174	PPSF	\$2,003	BEDS	2	BATHS	2
FEES	N/A	DOM	N/A				



91 SEELEY ST

Windsor Terrace

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,848,000
SQFT	2,500	PPSF	\$940	BEDS	4	BATHS	2.5
FEES	N/A	DOM	151				

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1 CITY POINT #37F

Downtown Brooklyn

TYPE	CONDOP	STATUS	CONTRACT	ASK	\$2,259,501	INITIAL	\$2,259,501
SQFT	1,183	PPSF	\$1,910	BEDS	2	BATHS	2
FEES	N/A	DOM	N/A				



53 LINCOLN PL #2

Park Slope

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,250,000	INITIAL	\$2,250,000
SQFT	1,342	PPSF	\$1,677	BEDS	2	BATHS	2
FEES	\$676	DOM	25				



440 KENT AVE #8B

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,200,000	INITIAL	\$2,300,000
SQFT	1,460	PPSF	\$1,507	BEDS	3	BATHS	2
FEES	\$1,758	DOM	221				



171 CALYER ST #2E

Greenpoint

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,150,000	INITIAL	\$2,250,000
SQFT	1,531	PPSF	\$1,405	BEDS	2	BATHS	2.5
FEES	\$2,270	DOM	25				



95 MOFFAT ST

Bushwick

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,099,000	INITIAL	\$2,099,000
SQFT	3,158	PPSF	\$665	BEDS	5	BATHS	4.5
FEES	\$375	DOM	39				

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