



COMPASS

Brooklyn Luxury Report

Mar 16 - 22, 2026, Residential Contracts \$2M+

Photo: 480 Kent Avenue, Unit PHA

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 23 contracts signed this week, made up of 13 condos, and 10 houses. The previous week saw 22 deals. For more information or data, please reach out to a Compass agent.

\$3,008,348

Average Asking Price

\$2,699,000

Median Asking Price

\$1,351

Average PPSF

1%

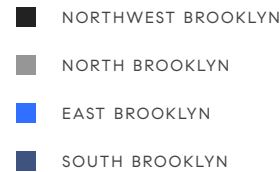
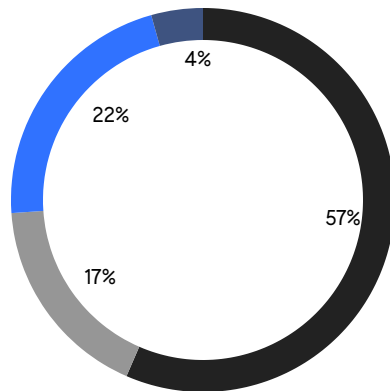
Average Discount

\$69,192,000

Total Volume

69

Average Days On Market



13

Condo Deal(s)

0

Co-op Deal(s)

10

Townhouse Deal(s)

\$2,881,808

Average Asking Price

\$0

Average Asking Price

\$3,172,850

Average Asking Price

\$2,699,000

Median Asking Price

\$0

Median Asking Price

\$2,697,500

Median Asking Price

\$1,661

Average PPSF

\$903

Average PPSF

1,770

Average SqFt

3,386

Average SqFt

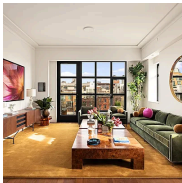


42 South Portland Avenue

Fort Greene

Contract Signed

Type	Townhouse	Price	\$5,750,000	Sq. Ft.	4,280	Beds	6
DOM	171	Initial	\$5,995,000	PPSF	\$1,344	Baths	3



127 Kent Avenue, Unit PH2A

Williamsburg

Contract Signed

Type	Condo	Price	\$4,500,000	Sq. Ft.	1,834	Beds	3
DOM	25	Initial	\$4,500,000	PPSF	\$2,454	Baths	3

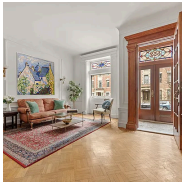


309 Vanderbilt Avenue

Clinton Hill

Contract Signed

Type	Townhouse	Price	\$4,000,000	Sq. Ft.	3,200	Beds	4
DOM	124	Initial	\$4,199,000	PPSF	\$1,250	Baths	3



552 4th Street

Park Slope

Contract Signed

Type	Townhouse	Price	\$3,995,000	Sq. Ft.	-	Beds	4
DOM	25	Initial	\$3,995,000	PPSF	-	Baths	3.5

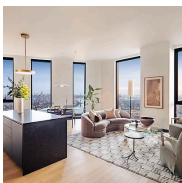


30 Main Street, Unit 11F

Dumbo

Contract Signed

Type	Condo	Price	\$3,750,000	Sq. Ft.	2,209	Beds	2
DOM	302	Initial	\$3,995,000	PPSF	\$1,698	Baths	2.5



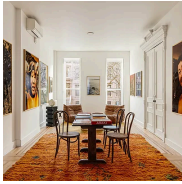
85 Fleet Street, Unit 71D

Downtown Brooklyn

Contract Signed

Type	Condo	Price	\$3,175,000	Sq. Ft.	1,678	Beds	3
DOM	8	Initial	\$3,175,000	PPSF	\$1,893	Baths	-

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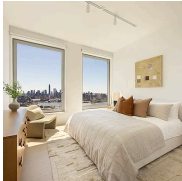


679 Putnam Avenue

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$3,150,000	Sq. Ft.	3,600	Beds	4
DOM	33	Initial	\$3,150,000	PPSF	\$875	Baths	2.5



8 South 4th Street, Unit 37C

Williamsburg

Contract Signed

Type	Condo	Price	\$3,060,000	Sq. Ft.	1,743	Beds	3
DOM	33	Initial	\$3,060,000	PPSF	\$1,756	Baths	3.5

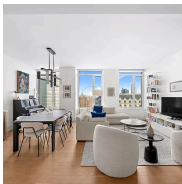


115 York Street, Unit 17A

Dumbo

Contract Signed

Type	Condo	Price	\$2,799,000	Sq. Ft.	1,291	Beds	2
DOM	174	Initial	\$2,899,000	PPSF	\$2,169	Baths	2



1 Clinton Street, Unit 11C

Brooklyn Heights

Contract Signed

Type	Condo	Price	\$2,750,000	Sq. Ft.	1,456	Beds	2
DOM	25	Initial	\$2,750,000	PPSF	\$1,889	Baths	2

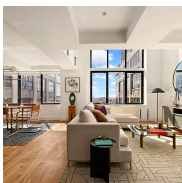


115 King Street

Red Hook

Contract Signed

Type	Townhouse	Price	\$2,700,000	Sq. Ft.	2,722	Beds	4
DOM	7	Initial	\$2,700,000	PPSF	\$992	Baths	3



360 Furman Street, Unit 1041/1042

Brooklyn Heights

Contract Signed

Type	Condo	Price	\$2,699,000	Sq. Ft.	2,200	Beds	3
DOM	17	Initial	\$2,699,000	PPSF	\$1,227	Baths	2

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357 4th Street, Unit 1

Park Slope

Contract Signed

Type	Condo	Price	\$2,699,000	Sq. Ft.	1,859	Beds	3
DOM	22	Initial	\$2,699,000	PPSF	\$1,452	Baths	2.5



323 Jefferson Avenue

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$2,695,000	Sq. Ft.	3,494	Beds	6
DOM	49	Initial	\$2,695,000	PPSF	\$772	Baths	4

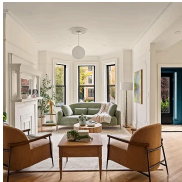


50 Bridge Park Drive, Unit 21D

Brooklyn Heights

Contract Signed

Type	Condo	Price	\$2,650,000	Sq. Ft.	1,489	Beds	2
DOM	26	Initial	\$2,650,000	PPSF	\$1,780	Baths	2.5



340 Lincoln Road

Prospect Lefferts Gardens

Contract Signed

Type	Townhouse	Price	\$2,499,500	Sq. Ft.	2,964	Beds	5
DOM	130	Initial	\$2,595,000	PPSF	\$844	Baths	3.5

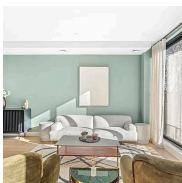


493 Hancock Street

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$2,499,000	Sq. Ft.	3,550	Beds	4
DOM	190	Initial	\$2,599,000	PPSF	\$704	Baths	4.5



78 Eagle Street, Unit 3

Greenpoint

Contract Signed

Type	Condo	Price	\$2,499,000	Sq. Ft.	1,638	Beds	3
DOM	56	Initial	\$2,499,000	PPSF	\$1,526	Baths	2.5

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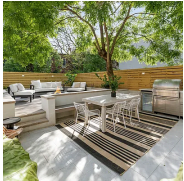


10 Nevins Street, Unit 25I

Downtown Brooklyn

Contract Signed

Type	Condo	Price	\$2,392,500	Sq. Ft.	1,582	Beds	3
DOM	6	Initial	\$2,392,500	PPSF	\$1,513	Baths	2



174 North 6th Street, Unit TH1

Williamsburg

Contract Signed

Type	Condo	Price	\$2,390,000	Sq. Ft.	2,115	Beds	2
DOM	25	Initial	\$2,390,000	PPSF	\$1,131	Baths	2

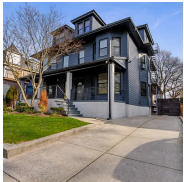


292 Halsey Street

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	\$2,245,000	Sq. Ft.	3,058	Beds	5
DOM	20	Initial	\$2,245,000	PPSF	\$735	Baths	2

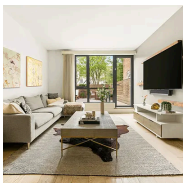


7807 Ridge Boulevard

Bay Ridge

Contract Signed

Type	Townhouse	Price	\$2,195,000	Sq. Ft.	3,600	Beds	5
DOM	78	Initial	\$2,395,000	PPSF	\$610	Baths	4



288 19th Street, Unit 1

Greenwood

Contract Signed

Type	Condo	Price	\$2,100,000	Sq. Ft.	1,916	Beds	2
DOM	22	Initial	\$2,100,000	PPSF	\$1,097	Baths	2.5

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