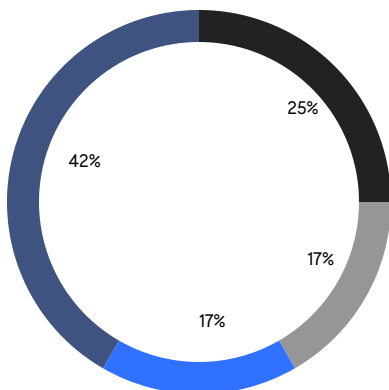
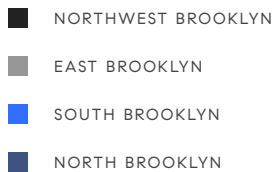


BROOKLYN WEEKLY LUXURY REPORT



842 CARROLL STREET

RESIDENTIAL CONTRACTS
\$2 MILLION AND UP



12

CONTRACTS SIGNED
THIS WEEK

\$36,335,000

TOTAL CONTRACT VOLUME

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 12 contracts signed this week, made up of 6 condos, and 6 houses. The previous week saw 28 deals. For more information or data, please reach out to a Compass agent.

\$3,027,917

AVERAGE ASKING PRICE

\$2,672,500

MEDIAN ASKING PRICE

\$1,349

AVERAGE PPSF

4%

AVERAGE DISCOUNT

\$36,335,000

TOTAL VOLUME

164

AVERAGE DAYS ON MARKET

10 Pineapple Street in Brooklyn Heights entered contract this week, with a last asking price of \$7,500,000. This townhouse spans 4,360 square feet with 5 beds and 4 full baths. It features a 27-foot-wide footprint and four full floors, a formal living room and adjacent dining room, a chef's kitchen with abundant counter space and sun room access, an extra-side staircase, a planted sculpture garden, a vaulted, wood-paneled library, and much more.

Also signed this week was 287 Sackett Street in Carroll Gardens, with a last asking price of \$3,200,000. This brownstone spans 3,836 square feet with 4 beds and 2 full baths. It features an elegant center staircase, a large backyard, a third-floor terrace, hardwood floors with mahogany inlay throughout, high ceilings, original shutters, decorative ironwork, and much more.

6

CONDO DEAL(S)

0

CO-OP DEAL(S)

6

TOWNHOUSE DEAL(S)

\$2,370,000

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$3,685,834

AVERAGE ASKING PRICE

\$2,365,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$2,935,000

MEDIAN ASKING PRICE

\$1,674

AVERAGE PPSF

\$1,023

AVERAGE PPSF

1,491

AVERAGE SQFT

3,506

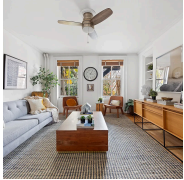
AVERAGE SQFT



10 PINEAPPLE ST

Brooklyn Heights

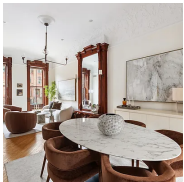
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$7,500,000	INITIAL	\$9,750,000
SQFT	4,360	PPSF	\$1,721	BEDS	5	BATHS	4.5
FEES	\$2,129	DOM	628				



287 SACKETT ST

Carroll Gardens

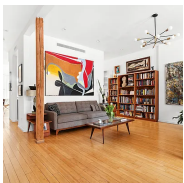
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,200,000	INITIAL	\$3,200,000
SQFT	3,836	PPSF	\$834	BEDS	4	BATHS	2
FEES	\$562	DOM	20				



201 HANCOCK ST

Bedford Stuyvesant

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,995,000	INITIAL	\$2,995,000
SQFT	3,600	PPSF	\$832	BEDS	4	BATHS	4.5
FEES	\$1,106	DOM	25				



176 LINCOLN RD

Prospect Lefferts Gardens

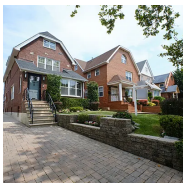
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,875,000	INITIAL	\$2,950,000
SQFT	3,290	PPSF	\$874	BEDS	5	BATHS	4
FEES	\$751	DOM	242				



670 EAST 18TH ST

Flatbush

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,795,000	INITIAL	\$2,795,000
SQFT	3,200	PPSF	\$874	BEDS	6	BATHS	3.5
FEES	\$961	DOM	38				



21 80TH ST

Bay Ridge

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,750,000	INITIAL	\$3,150,000
SQFT	2,750	PPSF	\$1,000	BEDS	5	BATHS	4.5
FEES	\$1,313	DOM	289				

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319 PROSPECT PL #1B

Prospect Heights

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,595,000	INITIAL	\$2,595,000
SQFT	2,401	PPSF	\$1,081	BEDS	2	BATHS	2.5
FEES	\$4,026	DOM	62				



8 SOUTH 4TH ST #28C

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,490,000	INITIAL	\$2,490,000
SQFT	1,418	PPSF	\$1,756	BEDS	2	BATHS	2
FEES	\$2,364	DOM	6				



8 SOUTH 4TH ST #25C

Williamsburg

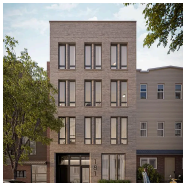
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,430,000	INITIAL	\$2,430,000
SQFT	1,418	PPSF	\$1,714	BEDS	2	BATHS	2
FEES	\$2,309	DOM	147				



171 NORTH 1ST ST #6D

Williamsburg

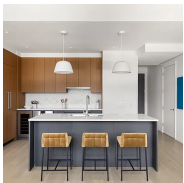
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,300,000	INITIAL	\$2,300,000
SQFT	1,107	PPSF	\$2,078	BEDS	2	BATHS	2
FEES	\$3,291	DOM	N/A				



181 JACKSON ST #PH

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,250,000	INITIAL	\$2,495,000
SQFT	1,422	PPSF	\$1,583	BEDS	3	BATHS	2
FEES	\$2,189	DOM	324				



8 SOUTH 4TH ST #17C

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,155,000	INITIAL	\$2,155,000
SQFT	1,178	PPSF	\$1,830	BEDS	2	BATHS	2
FEES	\$2,095	DOM	13				

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