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# Brooklyn Luxury Report

Sep 28 - Oct 04, 2026, Residential Contracts $2M+

Photo: 7921 Narrows Avenue

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# Brooklyn Luxury Report

Contracts $2M+, Sep 28 - Oct 04, 2026

The Brooklyn luxury real estate market, defined as all properties priced $2M and above, saw 20 contracts signed this week, made up of 10 condos, 1 co-op, and 9 houses. The previous week saw 23 deals. For more information or data, please reach out to a Compass agent.

**$3,181,600**
Average Asking Price

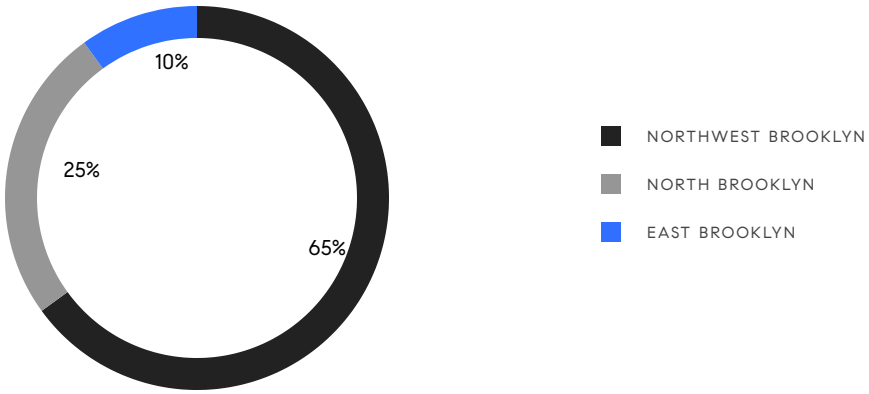
**$2,649,500**
Median Asking Price

**$1,402**
Average PPSF

**1%**
Average Discount

**$63,632,000**
Total Volume

**73**
Average Days On Market




**10**
Condo Deal(s)

**$3,127,500**
Average Asking Price

**$2,497,500**
Median Asking Price

**$1,681**
Average PPSF

**1,962**
Average SqFt

**1**
Co-op Deal(s)

**$2,699,000**
Average Asking Price

**$2,699,000**
Median Asking Price

**9**
Townhouse Deal(s)

**$3,295,334**
Average Asking Price

**$2,995,000**
Median Asking Price

**$1,081**
Average PPSF

**3,077**
Average SqFt

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Contracts $2M+, Sep 28 - Oct 04, 2026



## 34 Park Place

Park Slope

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $5,995,000 | Sq. Ft. | 3,600 | Beds | 4 |
| DOM | 24 | Initial | $5,995,000 | PPSF | $1,666 | Baths | 3 |



## 323 Bergen Street, Unit PH601W

Boerum Hill

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $5,250,000 | Sq. Ft. | 2,740 | Beds | 4 |
| DOM | 116 | Initial | $5,250,000 | PPSF | $1,917 | Baths | 3.5 |

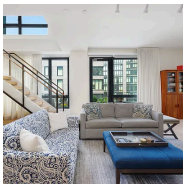


## 388 Washington Avenue, Unit 2

Clinton Hill

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $4,950,000 | Sq. Ft. | 3,910 | Beds | 4 |
| DOM | 22 | Initial | $4,950,000 | PPSF | $1,266 | Baths | 3 |

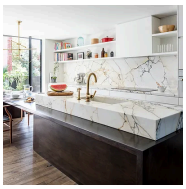


## 550 Vanderbilt Avenue, Unit 628

Prospect Heights

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $4,195,000 | Sq. Ft. | 2,480 | Beds | 3 |
| DOM | 20 | Initial | $4,195,000 | PPSF | $1,692 | Baths | 3.5 |

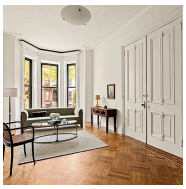


## 265 Hoyt Street

Boerum Hill

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $3,999,000 | Sq. Ft. | 3,200 | Beds | 4 |
| DOM | 104 | Initial | $4,388,000 | PPSF | $1,250 | Baths | 3.5 |



## 244 6th Avenue

Park Slope

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $3,995,000 | Sq. Ft. | 4,175 | Beds | 4 |
| DOM | 22 | Initial | $3,995,000 | PPSF | $957 | Baths | 3.5 |

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## 8 South 4th Street, Unit 30A

Contract Signed

Williamsburg

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $3,235,000 | Sq. Ft. | 1,319 | Beds | 2 |
| DOM | 230 | Initial | $3,200,000 | PPSF | $2,453 | Baths | 2 |



## 191 19th Street

Contract Signed

Greenwood

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $2,995,000 | Sq. Ft. | 2,385 | Beds | 3 |
| DOM | - | Initial | - | PPSF | $1,256 | Baths | 3.5 |

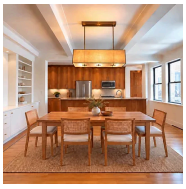


## 1306 8th Avenue

Contract Signed

Park Slope

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $2,995,000 | Sq. Ft. | 2,160 | Beds | 6 |
| DOM | - | Initial | - | PPSF | $1,387 | Baths | 3 |



## 41 Eastern Parkway, Unit 11A

Contract Signed

Prospect Heights

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Coop | Price | $2,699,000 | Sq. Ft. | 1,800 | Beds | 3 |
| DOM | 13 | Initial | $2,699,000 | PPSF | $1,500 | Baths | 2.5 |



## 1080 Lorimer Street, Unit 1F

Contract Signed

Greenpoint

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $2,600,000 | Sq. Ft. | 2,329 | Beds | 3 |
| DOM | - | Initial | - | PPSF | $1,117 | Baths | 3 |



## 92 Wilson Avenue

Contract Signed

Bushwick

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $2,499,000 | Sq. Ft. | 3,374 | Beds | 8 |
| DOM | 119 | Initial | $2,499,000 | PPSF | $741 | Baths | 6 |

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## 88 Pulaski Street

Bedford Stuyvesant

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $2,495,000 | Sq. Ft. | 3,362 | Beds | 5 |
| DOM | 53 | Initial | $2,495,000 | PPSF | $743 | Baths | 3 |

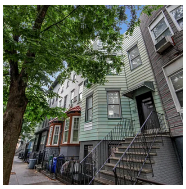


## 98 Front Street, Unit PH3E

Dumbo

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $2,395,000 | Sq. Ft. | 1,270 | Beds | 3 |
| DOM | 174 | Initial | $2,750,000 | PPSF | $1,886 | Baths | 2 |

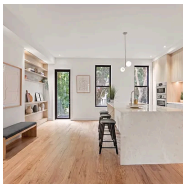


## 153 Ainslie Street

Williamsburg

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $2,390,000 | Sq. Ft. | 2,736 | Beds | 3 |
| DOM | 13 | Initial | $2,390,000 | PPSF | $874 | Baths | 3 |



## 737 Decatur Street

Ocean Hill

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Townhouse | Price | $2,295,000 | Sq. Ft. | 2,700 | Beds | 5 |
| DOM | 77 | Initial | $2,295,000 | PPSF | $850 | Baths | 3 |



## 309 Prospect Place, Unit GARDEN

Prospect Heights

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $2,250,000 | Sq. Ft. | 1,938 | Beds | 2 |
| DOM | 27 | Initial | $2,250,000 | PPSF | $1,161 | Baths | 1 |



## 34 Noth 7th Street, Unit 11G

Williamsburg

Contract Signed

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $2,225,000 | Sq. Ft. | 1,117 | Beds | 2 |
| DOM | 21 | Initial | $2,225,000 | PPSF | $1,992 | Baths | 2 |

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## 81 Warren Street, Unit 3

Contract Signed

Columbia Street Waterfront District

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condop | Price | $2,100,000 | Sq. Ft. | 1,255 | Beds | 3 |
| DOM | 23 | Initial | $2,100,000 | PPSF | $1,674 | Baths | 2 |



## 144 Vanderbilt Avenue, Unit 3E

Contract Signed

Fort Greene

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Type | Condo | Price | $2,075,000 | Sq. Ft. | 1,258 | Beds | 2 |
| DOM | 173 | Initial | $2,075,000 | PPSF | $1,650 | Baths | 2 |

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