

COMPASS

Brooklyn Luxury Report

Oct 26 - Nov 01, 2026, Residential Contracts $2M+

Photo: 7921 Narrows Avenue

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Contracts $2M+, Oct 26 - Nov 01, 2026

The Brooklyn luxury real estate market, defined as all properties priced $2M and above, saw 20 contracts signed this week, made up of 12 condos, and 8 houses. The previous week saw 20 deals. For more information or data, please reach out to a Compass agent.

$4,486,000
Average Asking Price

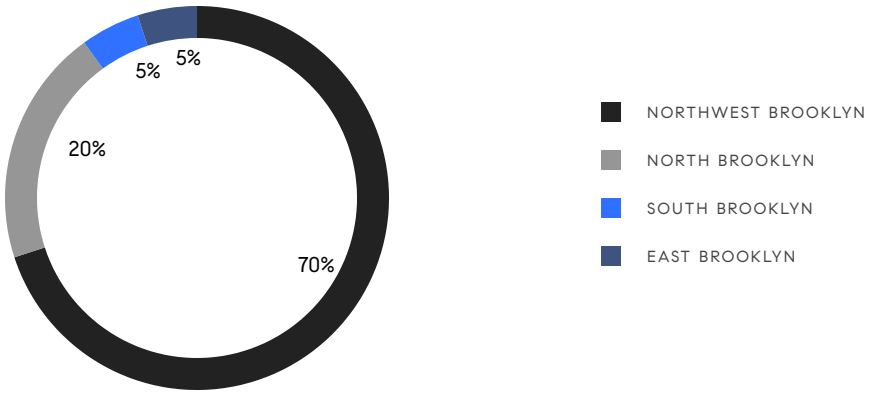
$3,497,500
Median Asking Price

$1,622
Average PPSF

0%
Average Discount

$89,720,000
Total Volume

54
Average Days On Market



12
Condo Deal(s)

$3,294,584
Average Asking Price

$2,697,500
Median Asking Price

$1,735
Average PPSF

1,985
Average SqFt

0
Co-op Deal(s)

$0
Average Asking Price

$0
Median Asking Price

8
Townhouse Deal(s)

$6,273,125
Average Asking Price

$4,497,500
Median Asking Price

$1,453
Average PPSF

4,146
Average SqFt

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37 Sidney Place

Park Slope

Contract Signed

Type	Townhouse	Price	$17,000,000	Sq. Ft.	7,040	Beds	6
DOM	98	Initial	$17,000,000	PPSF	$2,415	Baths	7



247 Clinton Street

Cobble Hill

Contract Signed

Type	Townhouse	Price	$8,300,000	Sq. Ft.	4,060	Beds	5
DOM	36	Initial	$8,300,000	PPSF	$2,045	Baths	4



145 Clinton Street

Brooklyn Heights

Contract Signed

Type	Townhouse	Price	$5,700,000	Sq. Ft.	3,000	Beds	5
DOM	76	Initial	$5,700,000	PPSF	$1,900	Baths	3.5

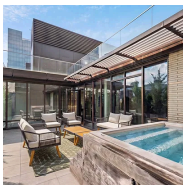


110 Boerum Place, Unit 404

Boerum Hill

Contract Signed

Type	Condo	Price	$5,550,000	Sq. Ft.	2,115	Beds	3
DOM	-	Initial	$5,550,000	PPSF	$2,625	Baths	2.5



429 Kent Avenue, Unit PH3

Williamsburg

Contract Signed

Type	Condo	Price	$5,500,000	Sq. Ft.	5,091	Beds	5
DOM	39	Initial	$5,500,000	PPSF	$1,081	Baths	6



179 North 10th Street, Unit PHB

Williamsburg

Contract Signed

Type	Condo	Price	$5,200,000	Sq. Ft.	2,269	Beds	3
DOM	-	Initial	$5,200,000	PPSF	$2,292	Baths	3.5

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378 Adelphi Street

Fort Greene

Contract Signed

Type	Townhouse	Price	$4,500,000	Sq. Ft.	2,964	Beds	5
DOM	-	Initial	$4,500,000	PPSF	$1,519	Baths	4

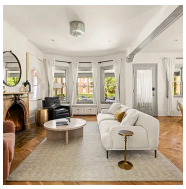


1601 11th Avenue

Windsor Terrace

Contract Signed

Type	Townhouse	Price	$4,495,000	Sq. Ft.	5,400	Beds	7
DOM	42	Initial	$4,495,000	PPSF	$833	Baths	7



421 East 19th Street

Flatbush

Contract Signed

Type	Townhouse	Price	$3,700,000	Sq. Ft.	3,200	Beds	6
DOM	51	Initial	$3,700,000	PPSF	$1,157	Baths	5.5

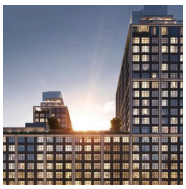


398 Putnam Avenue

Bedford Stuyvesant

Contract Signed

Type	Townhouse	Price	$3,695,000	Sq. Ft.	4,500	Beds	7
DOM	12	Initial	$3,695,000	PPSF	$822	Baths	4



85 Jay Street, Unit 18LFRONT

Dumbo

Contract Signed

Type	Condo	Price	$3,300,000	Sq. Ft.	1,630	Beds	3
DOM	-	Initial	$3,300,000	PPSF	$2,025	Baths	3



1 John Street, Unit 2C

Dumbo

Contract Signed

Type	Condo	Price	$2,975,000	Sq. Ft.	1,478	Beds	2
DOM	42	Initial	$2,975,000	PPSF	$2,013	Baths	2

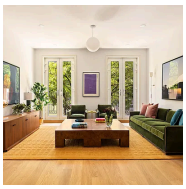
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515 Dean Street, Unit 4A

Contract Signed

Prospect Heights

Type	Condo	Price	$2,900,000	Sq. Ft.	1,554	Beds	3
DOM	22	Initial	$2,900,000	PPSF	$1,867	Baths	2.5



10 Seeley Street

Contract Signed

Windsor Terrace

Type	Townhouse	Price	$2,795,000	Sq. Ft.	3,000	Beds	5
DOM	45	Initial	$2,795,000	PPSF	$932	Baths	4

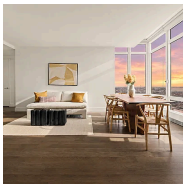


21 Lincoln Place, Unit 1

Contract Signed

Park Slope

Type	Condo	Price	$2,495,000	Sq. Ft.	1,814	Beds	2
DOM	39	Initial	$2,495,000	PPSF	$1,376	Baths	2

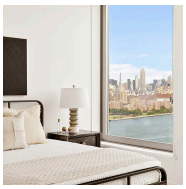


388 Bridge Street, Unit PH45AB

Contract Signed

Downtown Brooklyn

Type	Condo	Price	$2,395,000	Sq. Ft.	1,790	Beds	3
DOM	34	Initial	$2,395,000	PPSF	$1,338	Baths	3



8 South 4th Street, Unit 4C

Contract Signed

Williamsburg

Type	Condo	Price	$2,375,000	Sq. Ft.	1,316	Beds	2
DOM	113	Initial	$2,350,000	PPSF	$1,805	Baths	2



561 5th Street, Unit 1

Contract Signed

Park Slope

Type	Condo	Price	$2,345,000	Sq. Ft.	1,816	Beds	2
DOM	49	Initial	$2,500,000	PPSF	$1,292	Baths	1

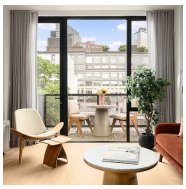
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83 Eagle Street, Unit PH

Contract Signed

Greenpoint

Type	Condo	Price	$2,250,000	Sq. Ft.	1,299	Beds	3
DOM	113	Initial	$2,395,000	PPSF	$1,733	Baths	3



509 Pacific Street, Unit 4B

Contract Signed

Boerum Hill

Type	Condo	Price	$2,250,000	Sq. Ft.	1,645	Beds	3
DOM	48	Initial	$2,250,000	PPSF	$1,368	Baths	2

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