

AUGUST 10 - AUGUST 16, 2020

The Brooklyn luxury real estate market, defined as all properties listed at \$2M and above, saw 15 contract signed this week, made up of 10 condos, 1 co-op, and 4 houses. The previous week saw 18 deals.

\$2,603,000

Average Asking Price

\$2,650,000

Median Asking Price

\$1,389

Average PPSF

0%

Average Discount

\$39,045,000

Total Volume

126

Average Days On Market

429 Kent Avenue #L53 in Williamsburg entered contract this week, with a last asking price of \$3,295,000, represented by Compass. Built in 2015, this condo is the most luxurious home in The Oosten, and spans 3,486 square feet with 3 beds and 3.5 baths. At 56 feet wide, it offers multiple living areas and is reminiscent of classic loft spaces with white oak floors, custom millwork, and natural stone details throughout. Floor-to-ceiling windows (outfitted with custom blackout & solar blinds) and two exposures offer amazing lighting. The building offers a 24-hour concierge, two lobbies, a library, a lush courtyard, a landscaped rooftop, and much more.

Also signed this week was 243 Fourth Avenue #9A in Park Slope, with a last asking price of \$3,100,000. Built in 2019, this condo spans 1,903 square feet with 4 beds and 3.5 baths. It features a private balcony, arched windows, 9-foot ceilings, and white oak hardwood floors throughout. The kitchen is equipped with Miele appliances and Summit wine cooler, and comes with white oak Italian cabinetry, marble backsplash, and quartz countertops. The master bedroom is generously proportioned with an en-suite bath featuring marble floors and walls, stone slab shower floors, soaking tubs, and more. The building amenities include an attended lobby, fitness center and yoga room, and common rooftop terrace with full outdoor kitchen and amazing views.

10

Condo Deal(s)

1

Co-op Deal(s)

4

Townhouse Deal(s)

\$2,634,500

Average Asking Price

\$2,150,000

Average Asking Price

\$2,637,500

Average Asking Price

\$2,700,000

Median Asking Price

\$2,150,000

Median Asking Price

\$2,650,000

Median Asking Price

\$1,528

Average PPSF

\$1,458

Average PPSF

\$1,059

Average PPSF

1,864

Average SqFt

1,475

Average SqFt

2,575

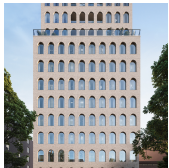
Average SqFt



429 KENT AVE #L53

Williamsburg

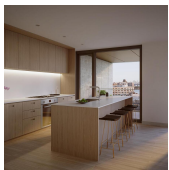
Type	Condo	Status	Contract	Ask	\$3,295,000
SqFt	3,486	Beds	3	Baths	3.5
PPSF	\$945	Taxes	N/A	Maint	N/A



243 4 AVE #9A

Park Slope

Type	Condo	Status	Contract	Ask	\$3,100,000
SqFt	1,903	Beds	4	Baths	3.5
PPSF	\$1,630	Taxes	\$1,638	Maint	\$1,178



98 FRONT ST #PH3E

Dumbo

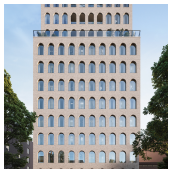
Type	Condo	Status	Contract	Ask	\$2,950,000
SqFt	1,283	Beds	3	Baths	2
PPSF	\$2,300	Taxes	\$1,250	Maint	\$1,401



119 WINDSOR PL

Park Slope

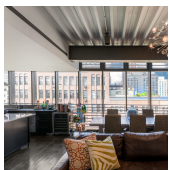
Type	Townhouse	Status	Contract	Ask	\$2,800,000
SqFt	2,054	Beds	3	Baths	2.5
PPSF	\$1,363	Taxes	N/A	Maint	N/A



243 4 AVE #8A

Park Slope

Type	Condo	Status	Contract	Ask	\$2,775,000
SqFt	1,903	Beds	4	Baths	3.5
PPSF	\$1,459	Taxes	\$1,635	Maint	\$1,178

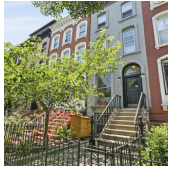


440 ATLANTIC AVE #PH2

Boerum Hill

Type	Condo	Status	Contract	Ask	\$2,750,000
SqFt	1,687	Beds	3	Baths	2
PPSF	\$1,631	Taxes	\$1,190	Maint	\$1,618

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446A CLASSON AVE

Clinton Hill

Type	Townhouse	Status	Contract	Ask	\$2,750,000
Sqft	2,700	Beds	5	Baths	3.5
PPSF	\$1,019	Taxes	N/A	Maint	N/A



34 N 7 ST #TH3

Williamsburg

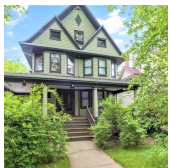
Type	Condo	Status	Contract	Ask	\$2,650,000
Sqft	1,794	Beds	3	Baths	3
PPSF	\$1,477	Taxes	N/A	Maint	N/A



191 JAVA ST

Greenpoint

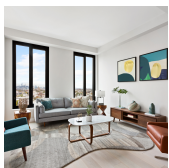
Type	Townhouse	Status	Contract	Ask	\$2,550,000
Sqft	2,346	Beds	4	Baths	3
PPSF	\$1,086	Taxes	N/A	Maint	N/A



670 E 18 ST

Midwood Park

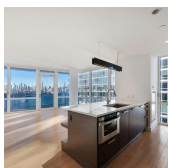
Type	Townhouse	Status	Contract	Ask	\$2,450,000
Sqft	3,200	Beds	6	Baths	3
PPSF	\$766	Taxes	N/A	Maint	N/A



856 WASHINGTON AVE #11A

Prospect Heights

Type	Condo	Status	Contract	Ask	\$2,400,000
Sqft	1,618	Beds	3	Baths	2.5
PPSF	\$1,483	Taxes	N/A	Maint	N/A



22 N 6 ST #23D

Williamsburg

Type	Condo	Status	Contract	Ask	\$2,175,000
Sqft	N/A	Beds	2	Baths	2
PPSF	N/A	Taxes	N/A	Maint	N/A

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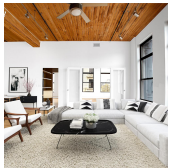


60 PINEAPPLE ST # 6 J

Brooklyn Heights

Type	Coop	Status	Contract
Sqft	1,475	Beds	3
PPSF	\$1,458	Taxes	N/A

Ask	\$2,150,000
Baths	2
Maint	\$2,357



138 BROADWAY # 3 E

Williamsburg

Type	Condo	Status	Contract
Sqft	1,815	Beds	3
PPSF	\$1,185	Taxes	N/A

Ask	\$2,150,000
Baths	2
Maint	N/A



76 SCHERMERHORN ST # PH 3

Boerum Hill

Type	Condo	Status	Contract
Sqft	1,279	Beds	2
PPSF	\$1,642	Taxes	\$135

Ask	\$2,100,000
Baths	2
Maint	\$1,599

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