

**AUGUST 31 - SEPTEMBER 7, 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 2 condos, and 13 houses. The previous week saw 13 deals.

<b>\$3,156,134</b> Average Asking Price	<b>\$2,495,000</b> Median Asking Price	<b>\$989</b> Average PPSF
<b>3%</b> Average Discount	<b>\$47,342,000</b> Total Volume	<b>128</b> Average Days On Market

556 1st Street in Park Slope entered contract this week, with a last asking price of \$6,000,000. Entirely renovated to restore all detail, this historic townhouse spans 4,960 square feet with 5 beds and 3 baths. It features a music studio with garden view, a media room with large aquarium, and a library capable of hosting more than 2,000 books. The chef's kitchen is equipped with state-of-the-art appliances, as well as bamboo cabinets and soapstone counters. The master bedroom offers enormous storage capacity with custom cabinets, built-ins, and cedar closets.

Also signed this week was 556 3rd Street in Park Slope, with a last asking price of \$5,100,000. This 20-foot wide, limestone townhouse spans approximately 4,300 square feet with 5 beds and 4.5 baths. It features a center stair layout, a parlor floor with eat-in kitchen & formal dining room, three private outdoor spaces including a rooftop deck, and an English basement & mud room. The master suite has an en-suite bath, lounge, and deck.

<b>2</b> Condo Deal(s)	<b>0</b> Co-op Deal(s)	<b>13</b> Townhouse Deal(s)
<b>\$2,075,000</b> Average Asking Price	<b>\$0</b> Average Asking Price	<b>\$3,322,462</b> Average Asking Price
<b>\$2,075,000</b> Median Asking Price	<b>\$0</b> Median Asking Price	<b>\$2,795,000</b> Median Asking Price
<b>\$1,324</b> Average PPSF	<b>N/A</b> Average PPSF	<b>\$928</b> Average PPSF
<b>1,590</b> Average SqFt	<b>N/A</b> Average SqFt	<b>3,735</b> Average SqFt



## 556 1 ST

**Type** Townhouse  
**SqFt** 4,960  
**PPSF** \$1,210

**Status** Contract  
**Beds** 5  
**Taxes** \$1,289

## Park Slope

**Ask** \$6,000,000  
**Baths** 3  
**Maint** N/A



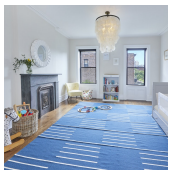
## 556 3 ST

**Type** Townhouse  
**SqFt** 4,300  
**PPSF** \$1,187

**Status** Contract  
**Beds** 5  
**Taxes** \$1,593

## Park Slope

**Ask** \$5,100,000  
**Baths** 4.5  
**Maint** N/A



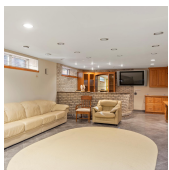
## 159 6 AVE

**Type** Townhouse  
**SqFt** 4,332  
**PPSF** \$1,015

**Status** Contract  
**Beds** 8  
**Taxes** N/A

## Park Slope

**Ask** \$4,395,000  
**Baths** 4  
**Maint** N/A



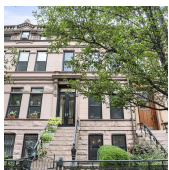
## 36 82 ST

**Type** Townhouse  
**SqFt** 4,785  
**PPSF** \$826

**Status** Contract  
**Beds** 5  
**Taxes** \$1,246

## Bay Ridge

**Ask** \$3,950,000  
**Baths** 4  
**Maint** N/A



## 658 10 ST

**Type** Townhouse  
**SqFt** N/A  
**PPSF** N/A

**Status** Contract  
**Beds** 4  
**Taxes** N/A

## Park Slope

**Ask** \$3,749,000  
**Baths** 2  
**Maint** N/A



## 205 BERKELEY PL

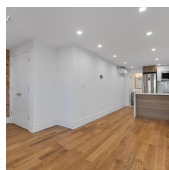
**Type** Townhouse  
**SqFt** 4,500  
**PPSF** \$777

**Status** Contract  
**Beds** 5  
**Taxes** N/A

## Park Slope

**Ask** \$3,495,000  
**Baths** 3  
**Maint** N/A

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## 220 7 ST

### Gowanus

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,151	<b>Beds</b>	5
<b>PPSF</b>	\$1,300	<b>Taxes</b>	\$312

<b>Ask</b>	\$2,795,000
<b>Baths</b>	5
<b>Maint</b>	N/A

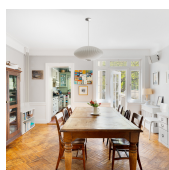


## 1117 JEFFERSON AVE

### Bushwick

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	4,378	<b>Beds</b>	13
<b>PPSF</b>	\$570	<b>Taxes</b>	\$138

<b>Ask</b>	\$2,495,000
<b>Baths</b>	4
<b>Maint</b>	N/A



## 445 WASHINGTON AVE

### Clinton Hill

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,208	<b>Beds</b>	5
<b>PPSF</b>	\$1,087	<b>Taxes</b>	N/A

<b>Ask</b>	\$2,399,000
<b>Baths</b>	3
<b>Maint</b>	N/A



## 75 CARLTON AVE

### Fort Greene

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	3,400	<b>Beds</b>	6
<b>PPSF</b>	\$659	<b>Taxes</b>	\$458

<b>Ask</b>	\$2,239,000
<b>Baths</b>	3.5
<b>Maint</b>	N/A

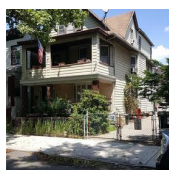


## 93 ST MARKS PL

### Park Slope

<b>Type</b>	Multihouse	<b>Status</b>	Contract
<b>Sqft</b>	2,700	<b>Beds</b>	7
<b>PPSF</b>	\$815	<b>Taxes</b>	\$567

<b>Ask</b>	\$2,200,000
<b>Baths</b>	3
<b>Maint</b>	N/A



## 603 E 4 ST

### Kensington

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,901	<b>Beds</b>	9
<b>PPSF</b>	\$758	<b>Taxes</b>	N/A

<b>Ask</b>	\$2,200,000
<b>Baths</b>	3
<b>Maint</b>	N/A

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## 1042 82 ST

### Dyker Heights

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	4,200	<b>Beds</b>	N/A
<b>PPSF</b>	N/A	<b>Taxes</b>	N/A

<b>Ask</b>	\$2,175,000
<b>Baths</b>	3
<b>Maint</b>	N/A

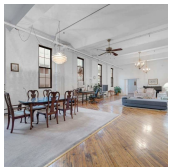


## 76 SCHERMERHORN ST #8A

### Boerum Hill

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,429	<b>Beds</b>	3
<b>PPSF</b>	\$1,505	<b>Taxes</b>	\$149

<b>Ask</b>	\$2,150,000
<b>Baths</b>	2
<b>Maint</b>	\$1,764



## 31 WASHINGTON ST #10

### Dumbo

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,750	<b>Beds</b>	3
<b>PPSF</b>	\$1,143	<b>Taxes</b>	\$1,169

<b>Ask</b>	\$2,000,000
<b>Baths</b>	1
<b>Maint</b>	\$549

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