

SEPTEMBER 21 - 27, 2020

The Brooklyn luxury real estate market, defined as all properties listed at \$2M and above, saw 8 contracts signed this week, made up of 1 condo and 7 houses. The previous week saw 16 deals.

\$2,838,500

Average Asking Price

\$2,672,500

Median Asking Price

\$1,065

Average PPSF

5%

Average Discount

\$22,708,000

Total Volume

185

Average Days On Market

76 Schermerhorn Street #PH1 in Downtown Brooklyn entered contract this week, with a last asking price of \$3,995,000. With interiors by Studio DB, and architecture by Colberg Architecture, this new development condo offers 2,325 square feet with 4 beds and 2.5 baths. It features two-panel solid wood doors, crown moulding accents, 8-inch baseboards, inlaid oak wood flooring medallion, oversized mullioned windows, 9-foot ceilings, and high-efficiency heating and cooling. The building offers a number of curated amenities, such as a resident's lounge, a landscaped garden terrace, a rooftop deck with panoramic harbor and city views, and elevator-accessible storage, bicycle spaces, and indoor parking.

Also signed this week was 378 5th Street in Park Slope, with a last asking price of \$2,950,000. This recently renovated and restored townhome is a turnkey experience and spans 2,085 square feet with 5 beds and 4 baths. It features a spacious deck leading to a south-facing garden, loft-like spaces throughout, a cellar space, radiant heat, and all new windows. The parlor floor includes a chef's kitchen equipped with high-end appliances and fully-custom white Shaker cabinetry, as well as a chandelier. The top floor, added in the current renovation, offers an oversized bedroom with large terrace, built-out dressing room, custom shoe and luggage storage, and a spa-like bathroom.

1

Condo Deal(s)

0

Co-op Deal(s)

7

Townhouse Deal(s)

\$3,995,000

Average Asking Price

\$0

Average Asking Price

\$2,673,286

Average Asking Price

\$3,995,000

Median Asking Price

\$0

Median Asking Price

\$2,395,000

Median Asking Price

\$1,719

Average PPSF

N/A

Average PPSF

\$956

Average PPSF

2,325

Average SqFt

N/A

Average SqFt

3,050

Average SqFt



76 SCHERMERHORN ST #PH1

Boerum Hill

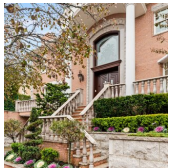
Type	Condo	Status	Contract	Ask	\$3,995,000
SqFt	2,325	Beds	4	Baths	3.5
PPSF	\$1,719	Taxes	\$1,129	Maint	\$2,937



378 5 ST

Park Slope

Type	Townhouse	Status	Contract	Ask	\$3,500,000
SqFt	3,000	Beds	5	Baths	4
PPSF	\$1,167	Taxes	\$954	Maint	N/A



66 80 ST

Bay Ridge

Type	Townhouse	Status	Contract	Ask	\$3,098,000
SqFt	4,620	Beds	6	Baths	4.5
PPSF	\$671	Taxes	\$2,301	Maint	N/A



396 STATE ST

Boerum Hill

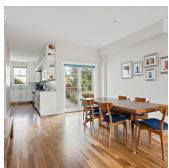
Type	Townhouse	Status	Contract	Ask	\$2,950,000
SqFt	2,800	Beds	4	Baths	3
PPSF	\$1,054	Taxes	\$659	Maint	N/A



2137 84 ST

Bensonhurst

Type	Townhouse	Status	Contract	Ask	\$2,395,000
SqFt	3,780	Beds	9	Baths	6.5
PPSF	\$633	Taxes	N/A	Maint	N/A



440 10 ST

Park Slope

Type	Townhouse	Status	Contract	Ask	\$2,350,000
SqFt	N/A	Beds	4	Baths	3
PPSF	N/A	Taxes	N/A	Maint	N/A

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126 BEAUMONT ST

Type	Townhouse	Status	Contract
Sqft	2,400	Beds	3
PPSF	\$957	Taxes	\$1,090

Manhattan Beach

Ask	\$2,295,000
Baths	4
Maint	N/A



1633 PACIFIC ST

Type	Townhouse	Status	Contract
Sqft	1,700	Beds	5
PPSF	\$1,250	Taxes	\$136

Crown Heights

Ask	\$2,125,000
Baths	5
Maint	N/A

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