

JAN 4 - 10, 2021

The Brooklyn luxury real estate market, defined as all properties \$2M and above, saw 15 contracts signed this week, made up of 10 condos, and 5 houses. The previous week saw 21 deals.

\$2,506,217

Average Asking Price

\$2,395,000

Median Asking Price

\$1,297

Average PPSF

4%

Average Discount

\$37,593,250

Total Volume

285

Average Days On Market

245 President Street in Carroll Gardens entered contract this week, with a last asking price of \$3,400,000. This brownstone townhouse spans approximately 4,150 square feet with 8 beds and 4 baths. Each floor is configured with two bedrooms, an office or den, and one bath. The parlor floor features ornate moldings and 12-foot ceilings, similar to the third-floor kitchen. The top floor contains a skylight with views of the Manhattan skyline. Additional features & amenities include refinished hardwood floors, stained glass transoms, a full basement, and much more.

Also signed this week was Unit TH2 at The Oosten, located at 429 Kent Ave in Williamsburg. This sponsor unit condo spans 3,384 square feet with 4 beds and 4.5 bathrooms, spread across two levels. It features a large private garden with outdoor jacuzzi, 3 large bedrooms with en-suite baths, a large chef's kitchen and butler's pantry, framed floor-to-ceiling windows, and a large private garage with built-in storage. The building offers an indoor swimming pool, 13,000 square feet of lush green courtyard, an onsite lifestyle concierge, a children's playroom, and much more.

10

Condo Deal(s)

0

Co-op Deal(s)

5

Townhouse Deal(s)

\$2,430,425

Average Asking Price

\$0

Average Asking Price

\$2,657,800

Average Asking Price

\$2,326,910

Median Asking Price

\$0

Median Asking Price

\$2,450,000

Median Asking Price

\$1,500

Average PPSF

N/A

Average PPSF

\$789

Average PPSF

1,797

Average SqFt

N/A

Average SqFt

3,486

Average SqFt



245 PRESIDENT ST

Type	Townhouse	Status	Contract
SqFt	4,150	Beds	8
PPSF	\$820	Fees	\$720

Carroll Gardens

Ask	\$3,400,000
Baths	4
DOM	85

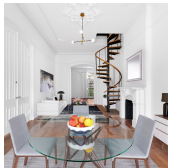


60 S 8 ST #TH2

Type	Condo	Status	Contract
SqFt	3,384	Beds	4
PPSF	\$911	Fees	\$6,191

Williamsburg

Ask	\$3,081,250
Baths	4
DOM	71



223 GREENE AVE

Type	Townhouse	Status	Contract
SqFt	3,600	Beds	6
PPSF	\$832	Fees	\$9,651

Clinton Hill

Ask	\$2,995,000
Baths	5.5
DOM	41



243 4 AVE #5A

Type	Condo	Status	Contract
SqFt	1,903	Beds	4
PPSF	\$1,417	Fees	\$1,594

Park Slope

Ask	\$2,695,000
Baths	3.5
DOM	672



184 LINCOLN PL #2

Type	Condo	Status	Contract
SqFt	1,952	Beds	3
PPSF	\$1,358	Fees	\$1,585

Park Slope

Ask	\$2,650,000
Baths	2.5
DOM	111



ONE CITY POINT #68B

Type	Condop	Status	Contract
SqFt	1,058	Beds	2
PPSF	\$2,334	Fees	N/A

Downtown

Ask	\$2,469,285
Baths	2
DOM	N/A

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196 ARGYLE RD

Prospect Park South

Type	Townhouse	Status	Contract	Ask	\$2,450,000
Sqft	3,800	Beds	4	Baths	3.5
PPSF	\$645	Fees	\$827	DOM	128



476 11 ST

Park Slope

Type	Multihouse	Status	Contract	Ask	\$2,395,000
Sqft	N/A	Beds	4	Baths	2.5
PPSF	N/A	Fees	\$409	DOM	161



ONE CITY POINT #60H

Downtown

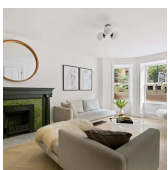
Type	Condo	Status	Contract	Ask	\$2,358,820
Sqft	1,178	Beds	2	Baths	2
PPSF	\$2,003	Fees	N/A	DOM	731



115 ST MARKS PL #1

Park Slope

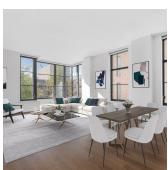
Type	Condo	Status	Contract	Ask	\$2,295,000
Sqft	2,008	Beds	2	Baths	2.5
PPSF	\$1,143	Fees	\$1,308	DOM	53



835 CARROLL ST #1

Park Slope

Type	Condo	Status	Contract	Ask	\$2,250,000
Sqft	2,340	Beds	2	Baths	2.5
PPSF	\$962	Fees	\$2,065	DOM	422



345 CARROLL ST #3A

Gowanus

Type	Condo	Status	Contract	Ask	\$2,220,000
Sqft	1,620	Beds	3	Baths	2.5
PPSF	\$1,371	Fees	\$3,654	DOM	601

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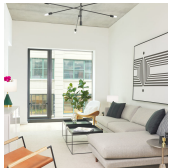


ONE CITY POINT #55B

Downtown

Type	Condo	Status	Contract
Sqft	1,058	Beds	2
PPSF	\$2,070	Fees	N/A

Ask	\$2,189,895
Baths	2
DOM	N/A



98 FRONT ST #5B

Dumbo

Type	Condo	Status	Contract
Sqft	1,465	Beds	3
PPSF	\$1,431	Fees	\$2,863

Ask	\$2,095,000
Baths	2
DOM	481



580 HALSEY ST

Bedford Stuyvesant

Type	Multihouse	Status	Contract
Sqft	2,394	Beds	4
PPSF	\$856	Fees	\$368

Ask	\$2,049,000
Baths	3.5
DOM	147

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