

JAN 10 - 16, 2022

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 22 contracts signed this week, made up of 11 condos, 1 coop, and 10 houses. The previous week saw 20 deals. For more information or data, please reach out to a Compass agent.

\$3,004,455

Average Asking Price

\$2,495,000

Median Asking Price

\$1,308

Average PPSF

0%

Average Discount

\$66,098,000

Total Volume

93

Average Days On Market

Unit 31A at 30 Front Street in DUMBO entered contract this week, with a last asking price of \$8,025,000. Built in 2021, this condo spans 3,058 square feet with 4 beds and 3 full baths. It features a 465 square foot private terrace facing the river, a custom-designed kitchen with a stone slab island and maple cabinetry, a primary suite with en-suite bathroom outfitted with honed stone walls, flooring, and countertops, and much more. The building provides an indoor lap pool, a state-of-the-art fitness center, a full-service lobby, a 24-hour doorman and concierge, and many other amenities.

Also signed this week was Unit 20A at 30 Front Street in DUMBO, with a last asking price of \$5,200,000. This condo spans 2,174 square feet with 3 beds and 3 full baths. It features a 144 square foot private terrace, a formal foyer and gracious gallery, a custom-designed kitchen with high-end appliances, a wet bar with maple cabinetry and Fior di Bosco backsplash, a concealed washer and dryer and powder room, a primary suite with en-suite bath with freestanding soaking tub, and much more. In addition to the amenities listed above, the building also has a full-size tennis court, a juice bar, a large outdoor pool and hottub, private on-site parking, and more.

11

Condo Deal(s)

1

Co-op Deal(s)

10

Townhouse Deal(s)

\$3,133,091

Average Asking Price

\$2,495,000

Average Asking Price

\$2,913,900

Average Asking Price

\$2,395,000

Median Asking Price

\$2,495,000

Median Asking Price

\$2,992,500

Median Asking Price

\$1,667

Average PPSF

\$1,019

Average PPSF

\$900

Average PPSF

1,849

Average SqFt

2,450

Average SqFt

3,197

Average SqFt



30 FRONT ST #31A

Dumbo

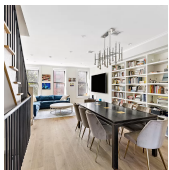
Type	Condo	Status	Contract	Ask	\$8,025,000
SqFt	3,058	Beds	4	Baths	3.5
PPSF	\$2,624	Fees	\$6,097	DOM	1



30 FRONT ST #20A

Dumbo

Type	Condo	Status	Contract	Ask	\$5,200,000
SqFt	2,174	Beds	3	Baths	3.5
PPSF	\$2,391	Fees	\$4,252	DOM	1



385 12 ST

Park Slope

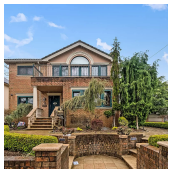
Type	Townhouse	Status	Contract	Ask	\$3,795,000
SqFt	3,084	Beds	5	Baths	4.5
PPSF	\$1,231	Fees	\$550	DOM	35



324 1 ST

Park Slope

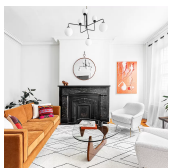
Type	Townhouse	Status	Contract	Ask	\$3,695,000
SqFt	N/A	Beds	3	Baths	2.5
PPSF	N/A	Fees	\$616	DOM	102



8002 COLONIAL RD

Bay Ridge

Type	Townhouse	Status	Contract	Ask	\$3,200,000
SqFt	2,640	Beds	5	Baths	3.5
PPSF	\$1,213	Fees	\$1,395	DOM	279

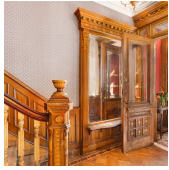


212 CALYER ST

Greenpoint

Type	Townhouse	Status	Contract	Ask	\$2,995,000
SqFt	3,080	Beds	5	Baths	3.5
PPSF	\$973	Fees	\$303	DOM	108

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593 7 ST

Type	Multihouse	Status	Contract
Sqft	3,400	Beds	6
PPSF	\$881	Fees	\$699

Park Slope

Ask	\$2,995,000
Baths	3
DOM	57

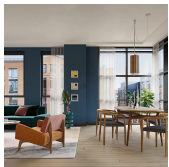


251 HALSEY ST

Type	Townhouse	Status	Contract
Sqft	3,406	Beds	5
PPSF	\$878	Fees	\$433

Bedford Stuyvesant

Ask	\$2,990,000
Baths	4
DOM	124



215 N 10 ST #5F

Type	Condo	Status	Contract
Sqft	1,401	Beds	3
PPSF	\$1,981	Fees	\$3,381

Williamsburg

Ask	\$2,775,000
Baths	2
DOM	1

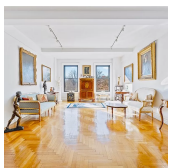


532 LORIMER ST #PH

Type	Condo	Status	Contract
Sqft	1,450	Beds	3
PPSF	\$1,742	Fees	\$1,761

Williamsburg

Ask	\$2,525,000
Baths	2.5
DOM	2

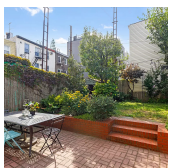


135 EASTERN PKWY #4B

Type	Coop	Status	Contract
Sqft	2,450	Beds	4
PPSF	\$1,019	Fees	N/A

Prospect Heights

Ask	\$2,495,000
Baths	3
DOM	27



335 HUMBOLDT ST

Type	Townhouse	Status	Contract
Sqft	3,725	Beds	7
PPSF	\$670	Fees	\$409

Williamsburg

Ask	\$2,495,000
Baths	3
DOM	118

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56 S 3 ST #1B

Williamsburg

Type	Condo	Status	Contract	Ask	\$2,420,000
Sqft	1,403	Beds	3	Baths	2
PPSF	\$1,725	Fees	\$1,897	DOM	44



184 CONCORD ST

Fort Greene

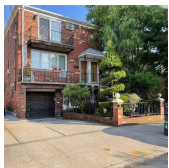
Type	Townhouse	Status	Contract	Ask	\$2,399,000
Sqft	3,375	Beds	3	Baths	3
PPSF	\$711	Fees	\$686	DOM	107



488 STERLING PL #4D

Crown Heights

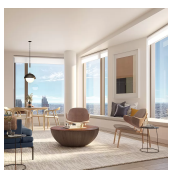
Type	Condo	Status	Contract	Ask	\$2,395,000
Sqft	1,811	Beds	3	Baths	2.5
PPSF	\$1,323	Fees	\$1,954	DOM	74



261 BAY 10 ST

Bath Beach

Type	Townhouse	Status	Contract	Ask	\$2,380,000
Sqft	3,496	Beds	9	Baths	3
PPSF	\$681	Fees	\$1,202	DOM	154



11 HOYT ST #38G

Downtown

Type	Condo	Status	Contract	Ask	\$2,325,000
Sqft	1,417	Beds	3	Baths	2
PPSF	\$1,641	Fees	\$2,822	DOM	N/A



269 4 AVE #203

Park Slope

Type	Condo	Status	Contract	Ask	\$2,275,000
Sqft	1,599	Beds	3	Baths	3
PPSF	\$1,423	Fees	\$3,123	DOM	256

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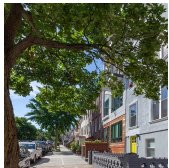


160 IMLAY ST #6C2

Red Hook

Type	Condo	Status	Contract
Sqft	2,766	Beds	3
PPSF	\$805	Fees	\$2,796

Ask	\$2,225,000
Baths	3.5
DOM	87



272 22 ST

Greenwood

Type	Townhouse	Status	Contract
Sqft	2,560	Beds	4
PPSF	\$858	Fees	\$428

Ask	\$2,195,000
Baths	3
DOM	26

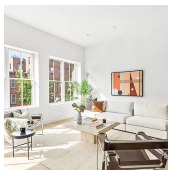


76 SCHERMERHORN ST #8A

Downtown

Type	Condo	Status	Contract
Sqft	1,429	Beds	3
PPSF	\$1,505	Fees	\$3,649

Ask	\$2,150,000
Baths	2
DOM	269



201 23 ST #3B

Greenwood

Type	Condo	Status	Contract
Sqft	1,828	Beds	3
PPSF	\$1,176	Fees	\$1,443

Ask	\$2,149,000
Baths	3
DOM	62

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