

OCT 24 - 30, 2022

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 15 contracts signed this week, made up of 8 condos, 1 coop, and 6 houses. The previous week saw 21 deals. For more information or data, please reach out to a Compass agent.

\$3,537,667

Average Asking Price

\$2,995,000

Median Asking Price

\$1,499

Average PPSF

0%

Average Discount

\$53,065,000

Total Volume

90

Average Days On Market

153 Columbia Heights in Brooklyn Heights entered contract this week, with a last asking price of \$11,500,000. Originally built in 1844, this townhouse spans approximately 4,500 square feet with 6 beds and 3 full baths. It features four floors, three outdoor spaces, a 58-foot triple parlor, a kitchen with white oak cabinetry and marble backsplash, high ceilings with original egg and dart molding, high end appliances, a garden with fountain and dogwoods, and much more.

Also signed this week was Unit 15B at 50 Bridge Park Drive in Brooklyn Heights, with a last asking price of \$4,395,000. Built in 2019, this condo unit spans 2,057 square feet with 3 beds and 2 baths. It features a private high-speed elevator, a chef-inspired kitchen, a mudroom with custom Italian cabinetry, multi-zone heating and cooling, floor-to-ceiling windows, a primary bedroom with dressing area and en-suite bath, and much more. The building provides a large fitness center, a 24-hour concierge, private and bike storage, a rooftop lounge, and many other amenities.

8

Condo Deal(s)

1

Co-op Deal(s)

6

Townhouse Deal(s)

\$3,050,000

Average Asking Price

\$3,500,000

Average Asking Price

\$4,194,167

Average Asking Price

\$2,990,000

Median Asking Price

\$3,500,000

Median Asking Price

\$2,895,000

Median Asking Price

\$1,649

Average PPSF

\$1,601

Average PPSF

\$1,281

Average PPSF

1,854

Average SqFt

2,187

Average SqFt

3,052

Average SqFt



153 COLUMBIA HEIGHTS

Brooklyn Heights

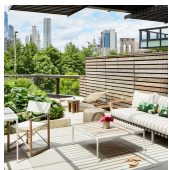
Type	Townhouse	Status	Contract	Ask	\$11,500,000
SqFt	4,500	Beds	6	Baths	3.5
PPSF	\$2,556	Fees	\$2,337	DOM	12



50 BRIDGE PARK DR #15B

Brooklyn Heights

Type	Condo	Status	Contract	Ask	\$4,395,000
SqFt	2,057	Beds	3	Baths	2.5
PPSF	\$2,137	Fees	\$3,901	DOM	196



90 FURMAN ST #N218

Brooklyn Heights

Type	Condo	Status	Contract	Ask	\$4,150,000
SqFt	2,184	Beds	3	Baths	2.5
PPSF	\$1,901	Fees	\$5,479	DOM	47



75 LIVINGSTON ST #17AB

Brooklyn Heights

Type	Coop	Status	Contract	Ask	\$3,500,000
SqFt	2,187	Beds	4	Baths	2
PPSF	\$1,601	Fees	N/A	DOM	44



670 UNION ST #4A

Park Slope

Type	Condo	Status	Contract	Ask	\$3,200,000
SqFt	2,041	Beds	3	Baths	3.5
PPSF	\$1,568	Fees	\$2,553	DOM	169

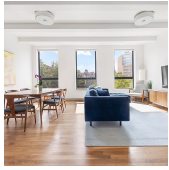


31 CLIFTON PL

Clinton Hill

Type	Townhouse	Status	Contract	Ask	\$3,175,000
SqFt	2,700	Beds	5	Baths	2.5
PPSF	\$1,176	Fees	\$554	DOM	115

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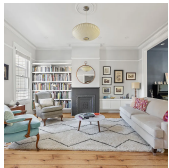


263 1ST ST #3

Type	Condo	Status	Contract
Sqft	1,929	Beds	4
PPSF	\$1,553	Fees	\$1,991

Park Slope

Ask	\$2,995,000
Baths	2.5
DOM	32

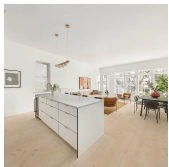


536 17TH ST

Type	Townhouse	Status	Contract
Sqft	2,400	Beds	3
PPSF	\$1,248	Fees	\$365

Windsor Terrace

Ask	\$2,995,000
Baths	2
DOM	16

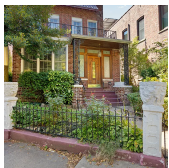


408 3RD ST #1

Type	Condo	Status	Contract
Sqft	2,450	Beds	3
PPSF	\$1,219	Fees	\$901

Park Slope

Ask	\$2,985,000
Baths	2.5
DOM	17



98 PROSPECT PARK SW

Type	Multihouse	Status	Contract
Sqft	2,560	Beds	6
PPSF	\$1,092	Fees	\$901

Windsor Terrace

Ask	\$2,795,000
Baths	3
DOM	17



293 RUGBY RD

Type	Townhouse	Status	Contract
Sqft	3,942	Beds	5
PPSF	\$660	Fees	\$806

Flatbush

Ask	\$2,600,000
Baths	3.5
DOM	43



254 NORTH 6TH ST #2

Type	Condo	Status	Contract
Sqft	1,408	Beds	2
PPSF	\$1,670	Fees	\$1,107

Williamsburg

Ask	\$2,350,000
Baths	2.5
DOM	34

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58 SAINT MARKS PL #902

Boerum Hill

Type	Condo	Status	Contract
Sqft	1,322	Beds	2
PPSF	\$1,646	Fees	\$3,394

Ask	\$2,175,000
Baths	2.5
DOM	550



123 BOERUM PL #3C

Boerum Hill

Type	Condo	Status	Contract
Sqft	1,436	Beds	3
PPSF	\$1,498	Fees	\$2,185

Ask	\$2,150,000
Baths	3
DOM	18



26 EAST 2ND ST

Windsor Terrace

Type	Multihouse	Status	Contract
Sqft	2,208	Beds	5
PPSF	\$952	Fees	\$525

Ask	\$2,100,000
Baths	3
DOM	38

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