

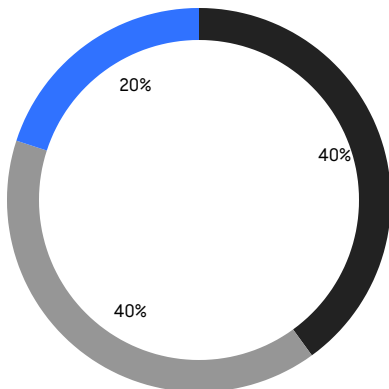
BROOKLYN WEEKLY LUXURY REPORT



298 DEKALB AVE

RESIDENTIAL CONTRACTS
\$2 MILLION AND UP

- NORTHWEST BROOKLYN
- NORTH BROOKLYN
- SOUTH BROOKLYN



10

CONTRACTS SIGNED
THIS WEEK

\$36,675,000

TOTAL CONTRACT VOLUME

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 10 contracts signed this week, made up of 8 condos, and 2 houses. The previous week saw 18 deals. For more information or data, please reach out to a Compass agent.

\$3,667,500

AVERAGE ASKING PRICE

\$2,752,500

MEDIAN ASKING PRICE

\$1,661

AVERAGE PPSF

0%

AVERAGE DISCOUNT

\$36,675,000

TOTAL VOLUME

302

AVERAGE DAYS ON MARKET

Unit PH3A at 50 Bridge Park Drive in Brooklyn Heights entered contract this week, with a last asking price of \$9,850,000. Built in 2019, this penthouse condo spans 3,553 square feet with 4 beds and 3 full baths. It features a private high-speed elevator and grand entry foyer, a closed chef-inspired kitchen with seating, floor-to-ceiling windows with double exposures, a primary bedroom with dual walk-in closets and en-suite bathroom, and much more. The building provides a rooftop lounge, a large fitness center, a children's center, a music room, a 24-hour concierge, private and bike storage, and many other amenities.

Also signed this week was Unit 1 at 362 State Street in Boerum Hill, with a last asking price of \$5,250,000. This new townhouse conversion condo unit spans 3,554 square feet with 4 beds and 3 full baths. It features floor-to-ceiling windows and sliding doors, a large outdoor space, oak plank floors, multi-zone heating and cooling, a large landscaped garden, a virtual doorman and porter service, high-end appliances, wood cabinets, and much more.

8

CONDO DEAL(S)

0

CO-OP DEAL(S)

2

TOWNHOUSE DEAL(S)

\$3,909,375

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$2,700,000

AVERAGE ASKING PRICE

\$2,802,500

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$2,700,000

MEDIAN ASKING PRICE

\$1,901

AVERAGE PPSF

\$701

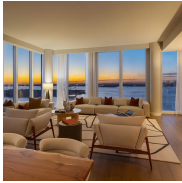
AVERAGE PPSF

1,995

AVERAGE SQFT

4,210

AVERAGE SQFT



50 BRIDGE PARK DR #PH3A

Brooklyn Heights

TYPE	CONDO	STATUS	CONTRACT	ASK	\$9,850,000	INITIAL	\$9,675,000
SQFT	3,553	PPSF	\$2,773	BEDS	4	BATHS	3.5
FEES	\$7,529	DOM	627				



362 STATE ST #1

Boerum Hill

TYPE	CONDO	STATUS	CONTRACT	ASK	\$5,250,000	INITIAL	\$5,250,000
SQFT	3,554	PPSF	\$1,478	BEDS	4	BATHS	3.5
FEES	\$1,633	DOM	15				



29 HURON ST #12AW

Greenpoint

TYPE	CONDO	STATUS	CONTRACT	ASK	\$3,375,000	INITIAL	\$3,375,000
SQFT	1,577	PPSF	\$2,141	BEDS	3	BATHS	2.5
FEES	\$3,525	DOM	N/A				



11 HOYT ST #47A

Downtown Brooklyn

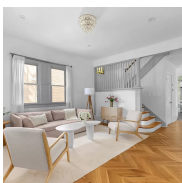
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,850,000	INITIAL	\$2,960,000
SQFT	1,620	PPSF	\$1,760	BEDS	3	BATHS	3
FEES	\$4,186	DOM	805				



29 HURON ST #12CE

Greenpoint

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,755,000	INITIAL	\$2,755,000
SQFT	1,606	PPSF	\$1,716	BEDS	3	BATHS	2.5
FEES	\$3,495	DOM	N/A				



421 EAST 19TH ST

Ditmas Park

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,750,000	INITIAL	\$2,750,000
SQFT	3,020	PPSF	\$911	BEDS	6	BATHS	3
FEES	\$750	DOM	109				

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79 AMHERST ST

Manhattan Beach

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,650,000	INITIAL	\$2,800,000
SQFT	5,400	PPSF	\$491	BEDS	5	BATHS	6
FEES	N/A	DOM	195				



29 HURON ST #10FE

Greenpoint

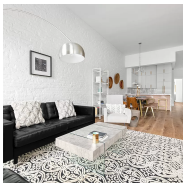
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,470,000	INITIAL	\$2,470,000
SQFT	1,376	PPSF	\$1,796	BEDS	3	BATHS	2.5
FEES	\$3,053	DOM	N/A				



29 HURON ST #8BW

Greenpoint

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,375,000	INITIAL	\$2,375,000
SQFT	1,326	PPSF	\$1,792	BEDS	2	BATHS	2
FEES	\$2,715	DOM	N/A				



577 10TH ST #3

Park Slope

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,350,000
SQFT	1,343	PPSF	\$1,750	BEDS	3	BATHS	2
FEES	\$1,099	DOM	58				

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