

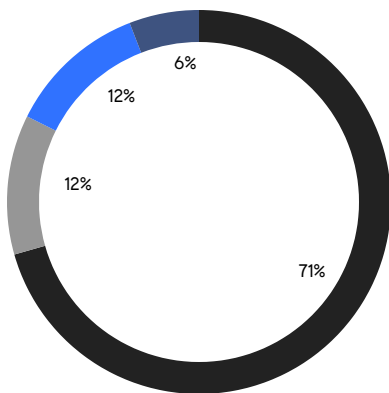
# BROOKLYN WEEKLY LUXURY REPORT



568 1ST ST

RESIDENTIAL CONTRACTS  
\$2 MILLION AND UP

- NORTHWEST BROOKLYN
- SOUTH BROOKLYN
- EAST BROOKLYN
- NORTH BROOKLYN



17

CONTRACTS SIGNED  
THIS WEEK

\$46,363,000

TOTAL CONTRACT VOLUME

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 17 contracts signed this week, made up of 13 condos, and 4 houses. The previous week saw 12 deals. For more information or data, please reach out to a Compass agent.

**\$2,727,236**

AVERAGE ASKING PRICE

**\$2,400,000**

MEDIAN ASKING PRICE

**\$1,470**

AVERAGE PPSF

**0%**

AVERAGE DISCOUNT

**\$46,363,000**

TOTAL VOLUME

**232**

AVERAGE DAYS ON MARKET

Unit 12A at 30 Front Street in DUMBO entered contract this week, with a last asking price of \$7,250,000. This new development condo unit spans 3,066 square feet with 4 beds and 3 full baths. It features high ceilings, 631 square feet of outdoor space across two private terraces, a kitchen with stone slab countertops and maple cabinetry, oversized windows, a primary bedroom with walk-in closet and en-suite stone bathroom, and much more. The building provides a full-service lobby, a 24-hour doorman and concierge, a package room with refrigerated storage, bicycle storage, indoor and outdoor pools, a tennis court, and many other amenities.

Also signed this week was Unit 701 at 265 State Street in Boerum Hill, with a last asking price of \$3,325,000. Built in 2016, this condo unit spans 1,745 square feet with 3 beds and 2 full baths. It features white oak floors, floor-to-ceiling windows, an 849-square-foot private terrace, high ceilings, a primary bedroom with dual closets and en-suite windowed bath, and much more. The building provides a full-time concierge and resident manager, cold storage, a library, a catering kitchen, a state-of-the-art fitness center, on-site parking, and many other amenities.

**13**

CONDO DEAL(S)

**0**

CO-OP DEAL(S)

**4**

TOWNHOUSE DEAL(S)

**\$2,781,847**

AVERAGE ASKING PRICE

**\$0**

AVERAGE ASKING PRICE

**\$2,549,750**

AVERAGE ASKING PRICE

**\$2,400,000**

MEDIAN ASKING PRICE

**\$0**

MEDIAN ASKING PRICE

**\$2,450,000**

MEDIAN ASKING PRICE

**\$1,660**

AVERAGE PPSF

**\$853**

AVERAGE PPSF

**1,684**

AVERAGE SQFT

**3,975**

AVERAGE SQFT



### 30 FRONT ST #12A

Dumbo

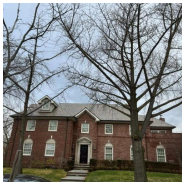
TYPE	CONDO	STATUS	CONTRACT	ASK	\$7,250,000	INITIAL	\$7,250,000
SQFT	3,066	PPSF	\$2,365	BEDS	4	BATHS	3.5
FEES	\$7,988	DOM	279				



### 265 STATE ST #701

Boerum Hill

TYPE	CONDO	STATUS	CONTRACT	ASK	\$3,325,000	INITIAL	\$3,325,000
SQFT	1,745	PPSF	\$1,906	BEDS	3	BATHS	2.5
FEES	\$4,547	DOM	157				



### 601 HAMPTON AVE

Manhattan Beach

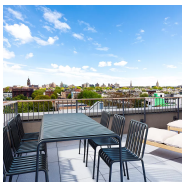
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,100,000	INITIAL	\$3,100,000
SQFT	7,200	PPSF	\$431	BEDS	6	BATHS	4.5
FEES	\$2,663	DOM	9				



### 259 NEW YORK AVE

Crown Heights

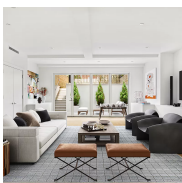
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,650,000	INITIAL	\$1,990,000
SQFT	4,100	PPSF	\$647	BEDS	5	BATHS	4
FEES	\$554	DOM	333				



### 350 BUTLER ST #7A

Park Slope

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,625,000	INITIAL	\$2,625,000
SQFT	1,531	PPSF	\$1,715	BEDS	3	BATHS	2.5
FEES	\$2,791	DOM	319				



### 85 DOUGLASS ST #A

Boerum Hill

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,550,000	INITIAL	\$2,550,000
SQFT	2,132	PPSF	\$1,197	BEDS	2	BATHS	2
FEES	\$1,754	DOM	121				

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### 184 KENT AVE #PHC702

Williamsburg

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,500,000	INITIAL	\$2,500,000
SQFT	1,151	PPSF	\$2,173	BEDS	3	BATHS	2
FEES	\$1,337	DOM	128				



### 180 FRONT ST #18B

Dumbo

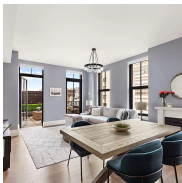
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,450,000	INITIAL	\$2,450,000
SQFT	1,211	PPSF	\$2,023	BEDS	2	BATHS	2
FEES	\$3,181	DOM	192				



### 1501 VOORHIES AVE #PH30A

Sheepshead Bay

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,400,000	INITIAL	\$2,400,000
SQFT	2,404	PPSF	\$999	BEDS	4	BATHS	3.5
FEES	\$6,598	DOM	N/A				



### 76 SCHERMERHORN ST #10B

Downtown Brooklyn

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,395,000	INITIAL	\$2,395,000
SQFT	1,408	PPSF	\$1,701	BEDS	3	BATHS	2
FEES	\$3,867	DOM	N/A				



### 243 4TH AVE #9B

Park Slope

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,375,000	INITIAL	\$2,375,000
SQFT	1,648	PPSF	\$1,442	BEDS	3	BATHS	3.5
FEES	\$2,460	DOM	216				



### 571 17TH ST

Windsor Terrace

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,250,000	INITIAL	\$2,150,000
SQFT	1,360	PPSF	\$1,655	BEDS	4	BATHS	2
FEES	\$405	DOM	300				

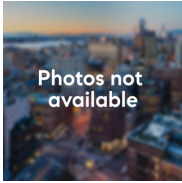
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### 8 REVERE PL

Crown Heights

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,199,000	INITIAL	\$2,400,000
SQFT	3,240	PPSF	\$679	BEDS	4	BATHS	3.5
FEES	\$465	DOM	85				



### 115 YORK ST #16B

Dumbo

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,175,000	INITIAL	\$2,175,000
SQFT	1,212	PPSF	\$1,795	BEDS	2	BATHS	2.5
FEES	\$3,184	DOM	N/A				



### 100 JAY ST #16A

Dumbo

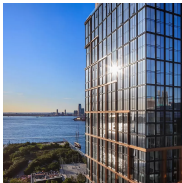
TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,099,000	INITIAL	\$2,500,000
SQFT	1,711	PPSF	\$1,227	BEDS	3	BATHS	2.5
FEES	\$3,381	DOM	387				



### 11 HOYT ST #50K

Downtown Brooklyn

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,020,000	INITIAL	\$2,020,000
SQFT	1,229	PPSF	\$1,644	BEDS	2	BATHS	2
FEES	\$3,334	DOM	33				



### 50 BRIDGE PARK DR #3D

Brooklyn Heights

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,000,000	INITIAL	\$1,998,000
SQFT	1,441	PPSF	\$1,388	BEDS	2	BATHS	2.5
FEES	\$3,057	DOM	684				

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