

MARCH 9 - 15, 2020

The Brooklyn luxury real estate market, defined as all homes \$2M and above, saw 15 contracts signed, made up of 3 condos and 12 homes.

\$3,022,934

Average Contract Price

\$2,799,000

Median Contract Price

\$878

Average PPSF

1%

Average Discount

\$45,344,000

Contract Volume

119

Average Days On Market

The highest-priced contract was for apartment #5 at 155 Noble Street in Greenpoint, listed at \$4,750,000. This condo spans 2,558 square feet with 3 bedrooms and 3 bathrooms. It features four sunny exposures, high ceilings, private rooftop spaces with panoramic views, and basement storage. The master bedroom is 30 feet wide and is complete with a large walk-in dressing room and windowed master bathroom. The building is a new development conversion and includes a virtual doorman, keyed elevator access, views of the East River and Manhattan, and nearby parking spaces.

The second most expensive contract was for the townhome at 372 Clermont Avenue in Fort Greene, listed at \$4,250,000. This home covers 4,200 square feet with 5 bedrooms and 3.5 bathrooms on a 22-foot lot, and is part of a newly-built set of four townhouses. It features 12-foot ceilings, large private garden, three terraces, a roof deck, and a finished cellar. The oversized chef's kitchen includes custom gray teak cabinetry and is equipped with state-of-the-art appliances. The light-filled terraces and finished roof deck offers excellent Manhattan and Brooklyn views. This home went into contract after 192 days after a 6% discount.

3

Condo Deal(s)

0

Co-op Deal(s)

12

Townhouse Deal(s)

\$3,450,000

Average Contract Price

\$0

Average Contract Price

\$2,916,167

Average Contract Price

\$3,350,000

Median Contract Price

\$0

Median Contract Price

\$2,724,500

Median Contract Price

\$1,872

Average PPSF

N/A

Average PPSF

\$629

Average PPSF

1,837

Average SqFt

N/A

Average SqFt

2,952

Average SqFt



155 NOBLE ST #5

Greenpoint

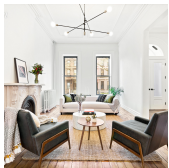
Type	Condo	Status	Contract	Price	\$4,750,000
SqFt	2,558	Beds	3	Baths	3
PPSF	\$1,857	Taxes	\$771	Maint	\$765



372 CLERMONT AVE

Fort Greene

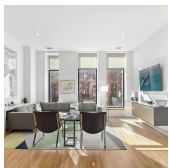
Type	Townhouse	Status	Contract	Price	\$4,250,000
SqFt	4,200	Beds	5	Baths	3
PPSF	\$1,012	Taxes	\$2,022	Maint	N/A



111 6 AVE

Park Slope

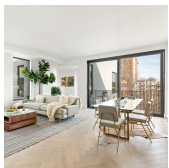
Type	Townhouse	Status	Contract	Price	\$4,195,000
SqFt	3,360	Beds	4	Baths	4
PPSF	\$1,249	Taxes	N/A	Maint	N/A



267A STATE ST

Boerum Hill

Type	Townhouse	Status	Contract	Price	\$4,100,000
SqFt	3,760	Beds	3	Baths	4
PPSF	\$1,091	Taxes	N/A	Maint	N/A



78 AMITY ST #PHE

Cobble Hill

Type	Condo	Status	Contract	Price	\$3,350,000
SqFt	1,631	Beds	3	Baths	3
PPSF	\$2,054	Taxes	\$1,631	Maint	\$813



192 LEFFERTS PL

Bedford Stuyvesant

Type	Townhouse	Status	Contract	Price	\$3,000,000
SqFt	3,900	Beds	6	Baths	5
PPSF	\$770	Taxes	\$412	Maint	N/A

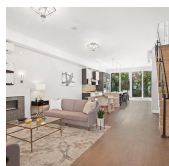
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112 OAK ST

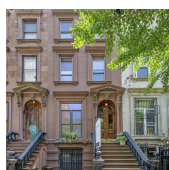
Greenpoint

Type	Townhouse	Status	Contract	Price	\$2,800,000
Sqft	2,814	Beds	6	Baths	3
PPSF	N/A	Taxes	N/A	Maint	N/A



36 MADISON ST

Type	Townhouse	Status	Contract	Price	\$2,799,000
Sqft	3,440	Beds	7	Baths	5
PPSF	\$814	Taxes	\$169	Maint	N/A



292 LAFAYETTE AVE

Clinton Hill

Type	Townhouse	Status	Contract	Price	\$2,650,000
Sqft	2,870	Beds	4	Baths	3
PPSF	\$924	Taxes	\$574	Maint	N/A



36 UNDERHILL AVE

Prospect Heights

Type	Townhouse	Status	Contract	Price	\$2,450,000
Sqft	2,700	Beds	3	Baths	3
PPSF	\$908	Taxes	\$769	Maint	N/A



779 PUTNAM AVE

Bedford Stuyvesant

Type	Townhouse	Status	Contract	Price	\$2,250,000
Sqft	2,900	Beds	5	Baths	3
PPSF	\$776	Taxes	\$452	Maint	N/A



98 FRONT ST #7J

Dumbo

Type	Condo	Status	Contract	Price	\$2,250,000
Sqft	1,320	Beds	3	Baths	2
PPSF	\$1,705	Taxes	\$1,206	Maint	\$1,352

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29 RUTLAND RD

Type	Townhouse	Status	Contract
Sqft	2,770	Beds	3
PPSF	N/A	Taxes	N/A

Prospect Lefferts Gardens

Price	\$2,250,000
Baths	3.5
Maint	N/A



47 SHERMAN ST

Type	Townhouse	Status	Contract
Sqft	N/A	Beds	3
PPSF	N/A	Taxes	N/A

Windsor Terrace

Price	\$2,200,000
Baths	2
Maint	N/A



172 COFFEY ST

Type	Townhouse	Status	Contract
Sqft	2,700	Beds	3
PPSF	N/A	Taxes	N/A

Red Hook

Price	\$2,050,000
Baths	3
Maint	N/A

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