

JUNE 1 - 7, 2020

The Brooklyn luxury real estate market, defined as all properties listed at \$2M and above, saw 7 contract signed this week, made up of 3 condos, 2 co-ops, and 2 houses. The previous week saw 4 deals.

\$3,212,858

Average Asking Price

\$2,350,000

Median Asking Price

\$1,145

Average PPSF

5%

Average Discount

\$22,490,000

Total Volume

178

Average Days On Market

314 Hicks Street in Brooklyn Heights entered contract this week, with a last asking price of \$6,795,000. Constructed in 2012, this 25-foot wide, turnkey townhouse offers 5 beds and 3 baths. The parlor floor features 12-foot ceilings along with a formal dining area, powder room, and wetbar. The garden floor provides a chef's kitchen and seamless access to the landscaped yard. The third floor holds the full-floor master suite with bedroom, ample closet space, marble master bath, and office with custom built-ins. This home went into contract after 239 days.

Also signed this week was 200 Berkeley Place in Park Slope. Built in 1882, this 20-foot wide townhouse spans approximately 4,000 square feet with 6 beds and 3 baths. The historic brownstone was restored, preserving all original details, though getting all the amenities of a modern home. It features oversized bay windows on every floor, plaster moldings and ceiling medallions throughout, ornate hand-carved mahogany doors and window frames, functioning pocket doors, original shutters, and much more. This home entered contract after 219 days.

3

Condo Deal(s)

2

Co-op Deal(s)

2

Townhouse Deal(s)

\$2,215,000

Average Asking Price

\$2,275,000

Average Asking Price

\$5,647,500

Average Asking Price

\$2,150,000

Median Asking Price

\$2,275,000

Median Asking Price

\$5,647,500

Median Asking Price

\$1,230

Average PPSF

\$1,600

Average PPSF

\$563

Average PPSF

1,815

Average SqFt

1,455

Average SqFt

2,000

Average SqFt



314 HICKS ST

Brooklyn Heights

Type	Townhouse	Status	Contract	Ask	\$6,795,000
SqFt	N/A	Beds	5	Baths	3
PPSF	N/A	Taxes	\$2,139	Maint	N/A



200 BERKELEY PL

Park Slope

Type	Townhouse	Status	Contract	Ask	\$4,500,000
SqFt	4,000	Beds	6	Baths	3
PPSF	\$1,125	Taxes	\$1,513	Maint	N/A



243 4 AVE #4A

Park Slope

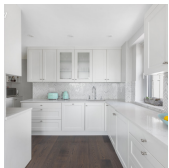
Type	Condo	Status	Contract	Ask	\$2,495,000
SqFt	1,912	Beds	4	Baths	3.5
PPSF	\$1,304	Taxes	\$1,592	Maint	\$10



28 OLD FULTON ST #CLOCK

Brooklyn Heights

Type	Coop	Status	Contract	Ask	\$2,350,000
SqFt	1,260	Beds	1	Baths	1
PPSF	\$1,866	Taxes	N/A	Maint	\$2,415



85 LIVINGSTON ST #PHDF

Downtown

Type	Coop	Status	Contract	Ask	\$2,200,000
SqFt	1,650	Beds	3	Baths	2
PPSF	\$1,333	Taxes	N/A	Maint	\$3,109



653 BERGEN ST #3

Prospect Heights

Type	Condo	Status	Contract	Ask	\$2,150,000
SqFt	2,008	Beds	3	Baths	2.5
PPSF	\$1,071	Taxes	\$1,071	Maint	\$485

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550 VANDERBILT AVE #801

Type Condo
Sqft 1,523
PPSF \$1,314

Status Contract
Beds 2
Taxes \$57

Prospect Heights

Ask \$2,000,000
Baths 2.5
Maint \$1,754

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