

DECEMBER 14 - 20, 2020

The Brooklyn luxury real estate market, defined as all properties \$2M and above, saw 18 contracts signed this week, made up of 8 condos and 10 houses. The previous week saw 19 deals.

\$2,626,292

Average Asking Price

\$2,422,500

Median Asking Price

\$1,205

Average PPSF

2%

Average Discount

\$47,273,255

Total Volume

139

Average Days On Market

195 Amity Street in Cobble Hill entered contract this week, with a last asking price of \$3,750,000. This townhouse spans approximately 4,000 square feet with 4 beds and 4.5 baths. It offers a number of pre-war details, including wide-plank pumpkin pine flooring, tin ceilings, marble mantels, and much more, but also features modern upgrades, such as central air conditioning and a renovated kitchen. The current setup is configured with three full living floors and two floors of bedrooms.

Also signed this week was 26 Berkeley Place in Park Slope, with a last asking price of \$3,395,000. This classic 4-story brownstone spans approximately 3,600 square feet with 6 beds and 4 baths. Many beautiful historical details are still intact, including six original marble mantels, arched doorways, original pocket doors, intact plaster ceiling moldings, unpainted wooden shutters, 11-foot ceilings, and much more. Its 20-foot wide footprint offers excellent space. A recent renovation puts the home in excellent condition and brings many modern improvements, including an updated kitchen and a deck off the back dining room, with stairs leading to the backyard.

8

Condo Deal(s)

0

Co-op Deal(s)

10

Townhouse Deal(s)

\$2,369,532

Average Asking Price

\$0

Average Asking Price

\$2,831,700

Average Asking Price

\$2,230,628

Median Asking Price

\$0

Median Asking Price

\$2,797,000

Median Asking Price

\$1,421

Average PPSF

N/A

Average PPSF

\$860

Average PPSF

1,699

Average SqFt

N/A

Average SqFt

3,455

Average SqFt



195 AMITY ST

Type	Townhouse	Status	Contract
SqFt	4,000	Beds	4
PPSF	\$938	Fees	\$1,271

Cobble Hill

Ask	\$3,750,000
Baths	4.5
DOM	30

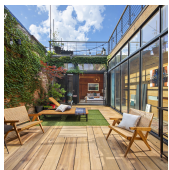


26 BERKELEY PL

Type	Townhouse	Status	Contract
SqFt	3,600	Beds	6
PPSF	\$944	Fees	N/A

Park Slope

Ask	\$3,395,000
Baths	4
DOM	22



19 POWERS ST

Type	Townhouse	Status	Contract
SqFt	N/A	Beds	2
PPSF	N/A	Fees	N/A

Williamsburg

Ask	\$3,350,000
Baths	2
DOM	32



467 UNION ST

Type	Townhouse	Status	Contract
SqFt	N/A	Beds	4
PPSF	N/A	Fees	\$2,177

Gowanus

Ask	\$3,250,000
Baths	2.5
DOM	97

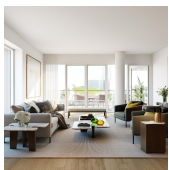


269 CARROLL ST

Type	House	Status	Contract
SqFt	3,240	Beds	6
PPSF	\$956	Fees	N/A

Carroll Gardens

Ask	\$3,099,000
Baths	3.5
DOM	32



561 PACIFIC ST #703

Type	Condo	Status	Contract
SqFt	1,709	Beds	3
PPSF	\$1,636	Fees	\$3,427

Boerum Hill

Ask	\$2,795,000
Baths	2
DOM	388

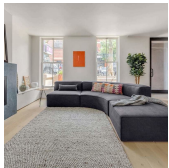
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143 SUMMIT ST #2

Carroll Gardens

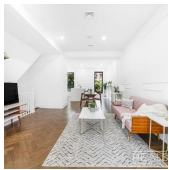
Type	Condo	Status	Contract	Ask	\$2,750,000
Sqft	1,848	Beds	3	Baths	2
PPSF	\$1,489	Fees	\$1,206	DOM	46



314 DEGRAW ST #GARDEN

Carroll Gardens

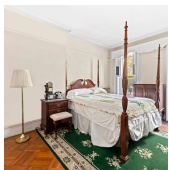
Type	Condo	Status	Contract	Ask	\$2,500,000
Sqft	2,063	Beds	3	Baths	2.5
PPSF	\$1,212	Fees	\$1,267	DOM	119



517 HANCOCK ST

Stuyvesant Heights

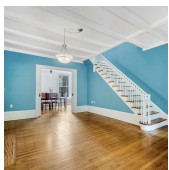
Type	Townhouse	Status	Contract	Ask	\$2,495,000
Sqft	3,200	Beds	9	Baths	4.5
PPSF	\$779	Fees	\$456	DOM	142



40 CLIFTON PL

Clinton Hill

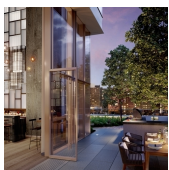
Type	Townhouse	Status	Contract	Ask	\$2,350,000
Sqft	N/A	Beds	4	Baths	4
PPSF	N/A	Fees	N/A	DOM	36



544 16 ST

Windsor Terrace

Type	Townhouse	Status	Contract	Ask	\$2,350,000
Sqft	N/A	Beds	3	Baths	2
PPSF	N/A	Fees	\$607	DOM	80



BROOKLYN POINT (1 CITY POINT) #55H

Downtown

Type	Condop	Status	Contract	Ask	\$2,262,255
Sqft	1,178	Beds	2	Baths	2
PPSF	\$1,921	Fees	N/A	DOM	N/A

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2144 E 19 ST

Type Townhouse
Sqft 3,232
PPSF \$680

Status Contract
Beds 8
Fees N/A

Homecrest

Ask \$2,199,000
Baths 5.75
DOM 67



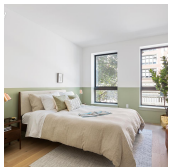
PARLOUR (243 4 AVE) # 4 B

Type Condo
Sqft 1,639
PPSF \$1,341

Status Contract
Beds 3
Fees \$1,375

Park Slope

Ask \$2,199,000
Baths 2.5
DOM 206



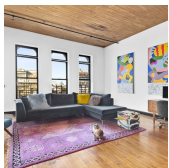
356 BALTIC ST # 2

Type Condo
Sqft 1,719
PPSF \$1,251

Status Contract
Beds 3
Fees \$1,476

Gowanus

Ask \$2,150,000
Baths 2
DOM 120



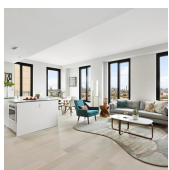
138 BROADWAY # 5 E

Type Condo
Sqft 1,815
PPSF \$1,185

Status Contract
Beds 3
Fees \$2,259

Williamsburg

Ask \$2,150,000
Baths 2
DOM 21



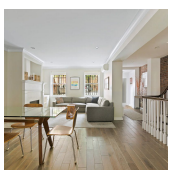
856 WASHINGTON AVE #10A

Type Condo
Sqft 1,618
PPSF \$1,329

Status Contract
Beds 3
Fees \$3,589

Prospect Heights

Ask \$2,150,000
Baths 2.5
DOM 825



4 45 FRANKLIN AVE

Type Townhouse
Sqft N/A
PPSF N/A

Status Contract
Beds 4
Fees \$272

Bedford Stuyvesant

Ask \$2,079,000
Baths 4
DOM 84

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