

JAN 31 - FEB 6, 2022

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 34 contracts signed this week, made up of 13 condos, and 21 houses. The previous week saw 21 deals. For more information or data, please reach out to a Compass agent.

**\$3,501,500**

Average Asking Price

**\$2,822,500**

Median Asking Price

**\$1,310**

Average PPSF

**3%**

Average Discount

**\$119,051,000**

Total Volume

**181**

Average Days On Market

Unit 29A at 30 Front Street in DUMBO was signed this week, with a last asking price of \$12,900,000. Built in 2021, this condo spans 4,565 square feet with 5 beds and 4 full baths. It features 501 square feet of private terrace and outdoor space, a custom-designed kitchen with stone slab, maple cabinetry, and high-end appliances, a primary suite with en-suite bathroom and two walk-in closets, floor-to-ceiling windows, and much more. The building provides a private garden lounge, a 24-hour doorman and concierge, a package room, a game lounge, a full-size tennis court and lap pool, and many other amenities.

Also signed this week was Unit 27A at 30 Front Street in DUMBO, with a last asking price of \$7,750,000. This condo unit spans 3,034 square feet with 4 beds and 3 full baths. It features 490 square feet of river-facing terrace, a custom kitchen with high-end appliances, walk-in pantry, and a stone slab island, a primary suite with en-suite bath and walk-in closets, floor-to-ceiling windows, and much more. The building provides, in addition to the amenities listed above, a state-of-the-art fitness center, a two-lane bowling alley, private on-site parking, bicycle storage, and more.

**13**

Condo Deal(s)

**0**

Co-op Deal(s)

**21**

Townhouse Deal(s)

**\$3,851,154**

Average Asking Price

**\$0**

Average Asking Price

**\$3,285,048**

Average Asking Price

**\$2,850,000**

Median Asking Price

**\$0**

Median Asking Price

**\$2,795,000**

Median Asking Price

**\$1,671**

Average PPSF

**N/A**

Average PPSF

**\$1,087**

Average PPSF

**2,189**

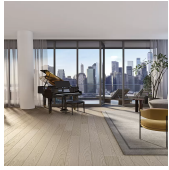
Average SqFt

**N/A**

Average SqFt

**3,206**

Average SqFt



**30 FRONT ST #29A**

Dumbo

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$12,900,000
<b>SqFt</b>	4,565	<b>Beds</b>	5	<b>Baths</b>	4.5
<b>PPSF</b>	\$2,826	<b>Fees</b>	\$9,020	<b>DOM</b>	97



**30 FRONT ST #27A**

Dumbo

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$7,750,000
<b>SqFt</b>	3,034	<b>Beds</b>	4	<b>Baths</b>	3.5
<b>PPSF</b>	\$2,555	<b>Fees</b>	\$6,062	<b>DOM</b>	113



**345 PK PL**

Prospect Heights

<b>Type</b>	Townhouse	<b>Status</b>	Contract	<b>Ask</b>	\$6,390,000
<b>SqFt</b>	4,800	<b>Beds</b>	6	<b>Baths</b>	3.5
<b>PPSF</b>	\$1,332	<b>Fees</b>	\$732	<b>DOM</b>	N/A



**75 BOND ST**

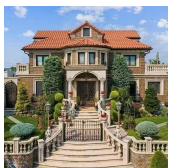
Boerum Hill

<b>Type</b>	Townhouse	<b>Status</b>	Contract	<b>Ask</b>	\$5,750,000
<b>SqFt</b>	4,151	<b>Beds</b>	4	<b>Baths</b>	3
<b>PPSF</b>	\$1,386	<b>Fees</b>	\$1,553	<b>DOM</b>	86

**30 COLLEGE PL**

Upper West Side

<b>Type</b>	Townhouse	<b>Status</b>	Contract	<b>Ask</b>	\$5,750,000
<b>SqFt</b>	2,400	<b>Beds</b>	2	<b>Baths</b>	2
<b>PPSF</b>	\$2,396	<b>Fees</b>	N/A	<b>DOM</b>	N/A



**8124 11 AVE**

Dyker Heights

<b>Type</b>	Townhouse	<b>Status</b>	Contract	<b>Ask</b>	\$4,880,000
<b>SqFt</b>	3,090	<b>Beds</b>	4	<b>Baths</b>	4.5
<b>PPSF</b>	\$1,580	<b>Fees</b>	\$1,448	<b>DOM</b>	10

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**1 PROSPECT PK W #PHF**

Park Slope

Type	Condo	Status	Contract	Ask	\$3,650,000
Sqft	1,693	Beds	3	Baths	2.5
PPSF	\$2,156	Fees	\$4,373	DOM	1



**476 STATE ST**

Boerum Hill

Type	Multihouse	Status	Contract	Ask	\$3,495,000
Sqft	2,640	Beds	5	Baths	4
PPSF	\$1,324	Fees	\$512	DOM	25



**351 SACKETT ST**

Carroll Gardens

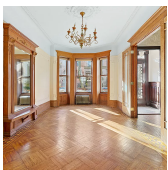
Type	Townhouse	Status	Contract	Ask	\$3,350,000
Sqft	2,520	Beds	3	Baths	2
PPSF	\$1,330	Fees	\$465	DOM	13



**486 1 ST #GARDEN**

Park Slope

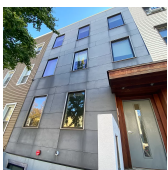
Type	Condo	Status	Contract	Ask	\$3,250,000
Sqft	2,148	Beds	3	Baths	2.5
PPSF	\$1,514	Fees	\$2,171	DOM	91



**583 5 ST**

Park Slope

Type	Townhouse	Status	Contract	Ask	\$3,200,000
Sqft	2,955	Beds	5	Baths	2
PPSF	\$1,083	Fees	\$999	DOM	29



**516 LORIMER ST**

Williamsburg

Type	Townhouse	Status	Contract	Ask	\$3,100,000
Sqft	4,000	Beds	7	Baths	7
PPSF	\$775	Fees	\$1,337	DOM	90

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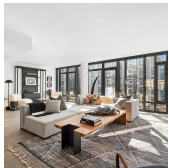


**30 FRONT ST #23C**

**Dumbo**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,303	<b>Beds</b>	2
<b>PPSF</b>	\$2,299	<b>Fees</b>	\$2,514

<b>Ask</b>	\$2,995,000
<b>Baths</b>	2
<b>DOM</b>	N/A

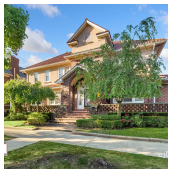


**60 S 8 ST #L35**

**Williamsburg**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	3,341	<b>Beds</b>	3
<b>PPSF</b>	\$883	<b>Fees</b>	\$6,526

<b>Ask</b>	\$2,950,000
<b>Baths</b>	3.5
<b>DOM</b>	701

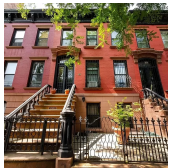


**2223 AVE M**

**Midwood**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	3,578	<b>Beds</b>	4
<b>PPSF</b>	\$797	<b>Fees</b>	\$1,365

<b>Ask</b>	\$2,850,000
<b>Baths</b>	3.5
<b>DOM</b>	582

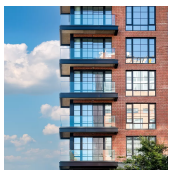


**296 EIGHTH ST**

**Park Slope**

<b>Type</b>	Multihouse	<b>Status</b>	Contract
<b>Sqft</b>	2,508	<b>Beds</b>	5
<b>PPSF</b>	\$1,137	<b>Fees</b>	\$472

<b>Ask</b>	\$2,850,000
<b>Baths</b>	2.5
<b>DOM</b>	708

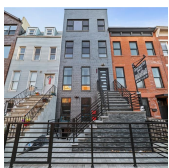


**137 4 AVE #PH**

**Park Slope**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,958	<b>Beds</b>	3
<b>PPSF</b>	\$1,456	<b>Fees</b>	\$2,681

<b>Ask</b>	\$2,850,000
<b>Baths</b>	2.5
<b>DOM</b>	N/A



**574 LAFAYETTE AVE**

**Bedford Stuyvesant**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	3,000	<b>Beds</b>	2
<b>PPSF</b>	\$932	<b>Fees</b>	\$678

<b>Ask</b>	\$2,795,000
<b>Baths</b>	4.5
<b>DOM</b>	39

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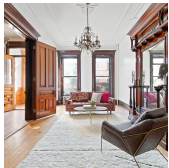


**21 86 ST**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	4,600	<b>Beds</b>	3
<b>PPSF</b>	\$577	<b>Fees</b>	\$1,546

**Fort Hamilton**

<b>Ask</b>	\$2,650,000
<b>Baths</b>	3
<b>DOM</b>	N/A



**312 LEWIS AVE**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	3,548	<b>Beds</b>	6
<b>PPSF</b>	\$732	<b>Fees</b>	\$692

**Bedford Stuyvesant**

<b>Ask</b>	\$2,595,000
<b>Baths</b>	4.5
<b>DOM</b>	153

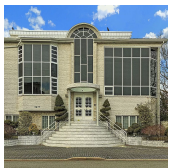


**1258 BERGEN ST**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	4,050	<b>Beds</b>	6
<b>PPSF</b>	\$618	<b>Fees</b>	\$627

**Crown Heights**

<b>Ask</b>	\$2,500,000
<b>Baths</b>	3.5
<b>DOM</b>	116



**2677 NATIONAL DR**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	4,128	<b>Beds</b>	4
<b>PPSF</b>	\$606	<b>Fees</b>	N/A

**Mill Basin**

<b>Ask</b>	\$2,499,000
<b>Baths</b>	3
<b>DOM</b>	691



**393 PROSPECT AVE**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,600	<b>Beds</b>	4
<b>PPSF</b>	\$960	<b>Fees</b>	\$687

**Park Slope**

<b>Ask</b>	\$2,495,000
<b>Baths</b>	3.5
<b>DOM</b>	22



**707 HUMBOLDT ST**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	3,010	<b>Beds</b>	5
<b>PPSF</b>	\$829	<b>Fees</b>	\$803

**Greenpoint**

<b>Ask</b>	\$2,495,000
<b>Baths</b>	3
<b>DOM</b>	122

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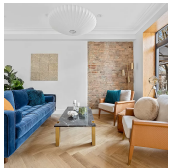


**450 WARREN ST #2E**

**Gowanus**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,675	<b>Beds</b>	3
<b>PPSF</b>	\$1,463	<b>Fees</b>	\$2,305

<b>Ask</b>	\$2,450,000
<b>Baths</b>	2.5
<b>DOM</b>	104



**326 14 ST**

**Park Slope**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	1,344	<b>Beds</b>	3
<b>PPSF</b>	\$1,786	<b>Fees</b>	\$271

<b>Ask</b>	\$2,400,000
<b>Baths</b>	3.5
<b>DOM</b>	28

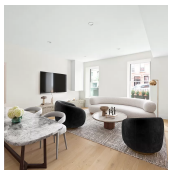


**190 CONCORD ST**

**Fort Greene**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	1,969	<b>Beds</b>	4
<b>PPSF</b>	\$1,217	<b>Fees</b>	\$620

<b>Ask</b>	\$2,395,000
<b>Baths</b>	1.5
<b>DOM</b>	276

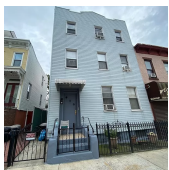


**41 WYCKOFF ST #GRDN**

**Upper West Side**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,512	<b>Beds</b>	2
<b>PPSF</b>	\$1,555	<b>Fees</b>	\$1,307

<b>Ask</b>	\$2,350,000
<b>Baths</b>	2.5
<b>DOM</b>	95

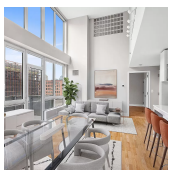


**270 14 ST**

**Park Slope**

<b>Type</b>	Multihouse	<b>Status</b>	Contract
<b>Sqft</b>	3,212	<b>Beds</b>	8
<b>PPSF</b>	\$732	<b>Fees</b>	\$588

<b>Ask</b>	\$2,349,000
<b>Baths</b>	4
<b>DOM</b>	130



**214 N 11 ST PH #PH6V**

**Williamsburg**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,792	<b>Beds</b>	3
<b>PPSF</b>	\$1,298	<b>Fees</b>	\$1,544

<b>Ask</b>	\$2,325,000
<b>Baths</b>	3
<b>DOM</b>	88

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**11 HOYT ST #8F**

**Downtown**

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$2,225,000
<b>Sqft</b>	1,537	<b>Beds</b>	3	<b>Baths</b>	3
<b>PPSF</b>	\$1,448	<b>Fees</b>	\$3,167	<b>DOM</b>	N/A



**281 RUGBY RD**

**Flatbush**

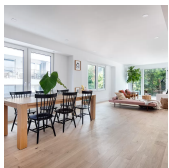
<b>Type</b>	Multihouse	<b>Status</b>	Contract	<b>Ask</b>	\$2,198,000
<b>Sqft</b>	3,210	<b>Beds</b>	8	<b>Baths</b>	3
<b>PPSF</b>	\$685	<b>Fees</b>	\$4,682	<b>DOM</b>	46



**574 WASHINGTON AVE #1**

**Clinton Hill**

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$2,195,000
<b>Sqft</b>	2,078	<b>Beds</b>	2	<b>Baths</b>	2.5
<b>PPSF</b>	\$1,057	<b>Fees</b>	\$650	<b>DOM</b>	534



**488 STERLING PL #2D**

**Crown Heights**

<b>Type</b>	Condo	<b>Status</b>	Contract	<b>Ask</b>	\$2,175,000
<b>Sqft</b>	1,811	<b>Beds</b>	3	<b>Baths</b>	2.5
<b>PPSF</b>	\$1,201	<b>Fees</b>	\$2,030	<b>DOM</b>	72

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