

**MAY 29 - JUN 4, 2023**

The Brooklyn luxury real estate market, defined as all properties priced \$2M and above, saw 16 contracts signed this week, made up of 5 condos, 2 coops, and 9 houses. The previous week saw 26 deals. For more information or data, please reach out to a Compass agent.

**\$3,648,688**

Average Asking Price

**\$3,212,500**

Median Asking Price

**\$1,358**

Average PPSF

**0%**

Average Discount

**\$58,378,999**

Total Volume

**181**

Average Days On Market

Unit PH12 at 60 Broadway entered contract this week, with a last asking price of \$7,495,000. Originally built in 1916, this penthouse condo unit spans 3,198 square feet with 3 beds and 3 full baths. It features a gut renovation, approximately 2,000 square feet of outdoor space, oversized windows, wide oak flooring throughout, two wood-burning fireplaces, direct elevator access, an open kitchen, a primary suite with terrace access and city views, and much more. The building provides a full-time doorman, concierge, a garage, a roof deck, and many other amenities.

Also signed this week was 153 Wyckoff Street in Boerum Hill, with a last asking price of \$5,995,000. This 40-foot-wide townhouse spans approximately 4,000 square feet with 4 beds and 4 full baths. It features high-end finishes, oak flooring, exposed brick walls, wood-cased windows, a chef's kitchen with integrated appliances, a backyard with deck and grill, and much more.

**5**

Condo Deal(s)

**2**

Co-op Deal(s)

**9**

Townhouse Deal(s)

**\$3,907,000**

Average Asking Price

**\$2,824,500**

Average Asking Price

**\$3,688,334**

Average Asking Price

**\$2,820,000**

Median Asking Price

**\$2,824,500**

Median Asking Price

**\$3,275,000**

Median Asking Price

**\$1,892**

Average PPSF

**\$1,350**

Average PPSF

**\$1,093**

Average PPSF

**2,182**

Average SqFt

**2,103**

Average SqFt

**3,592**

Average SqFt

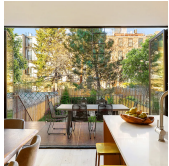


### 60 BROADWAY #PH12

Williamsburg

Type	Condo	Status	Contract
SqFt	3,198	Beds	3
PPSF	\$2,344	Fees	\$8,172

Ask	\$7,495,000
Baths	3.5
DOM	15

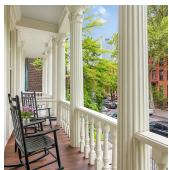


### 153 WYCKOFF ST

Boerum Hill

Type	Townhouse	Status	Contract
SqFt	4,000	Beds	4
PPSF	\$1,499	Fees	\$667

Ask	\$5,995,000
Baths	4.5
DOM	98



### 295 CUMBERLAND ST

Fort Greene

Type	Townhouse	Status	Contract
SqFt	3,086	Beds	5
PPSF	\$1,904	Fees	\$738

Ask	\$5,875,000
Baths	3.5
DOM	26



### 50 BRIDGE PK DR #9A

Brooklyn Heights

Type	Condo	Status	Contract
SqFt	2,439	Beds	4
PPSF	\$1,958	Fees	\$5,157

Ask	\$4,775,000
Baths	3.5
DOM	N/A

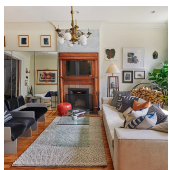


### 220 RUGBY RD

Prospect Park South

Type	Townhouse	Status	Contract
SqFt	4,787	Beds	8
PPSF	\$753	Fees	\$1,062

Ask	\$3,600,000
Baths	3.5
DOM	N/A



### 191 MAC DONOUGH ST

Bedford Stuyvesant

Type	Townhouse	Status	Contract
SqFt	4,000	Beds	6
PPSF	\$863	Fees	\$895

Ask	\$3,450,000
Baths	6.5
DOM	44

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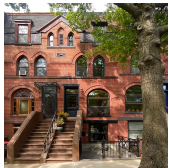


### 164 COLUMBIA HTS # 2 / 3

Brooklyn Heights

Type	Coop	Status	Contract
Sqft	2,500	Beds	3
PPSF	\$1,320	Fees	N/A

Ask	\$3,299,000
Baths	3
DOM	54

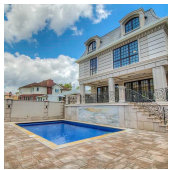


### 363A 14 ST

Park Slope

Type	Townhouse	Status	Contract
Sqft	2,935	Beds	3
PPSF	\$1,116	Fees	\$392

Ask	\$3,275,000
Baths	3.5
DOM	N/A

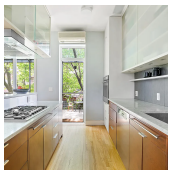


### 2340 E 65 ST

Mill Basin

Type	Townhouse	Status	Contract
Sqft	4,200	Beds	6
PPSF	\$750	Fees	\$763

Ask	\$3,150,000
Baths	6
DOM	640

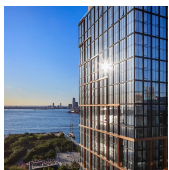


### 568 PROSPECT AVE

Windsor Terrace

Type	Townhouse	Status	Contract
Sqft	2,660	Beds	6
PPSF	\$1,091	Fees	\$757

Ask	\$2,900,000
Baths	3.5
DOM	N/A

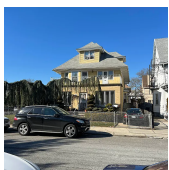


### 50 BRIDGE PK DR #18D

Brooklyn Heights

Type	Condo	Status	Contract
Sqft	1,489	Beds	2
PPSF	\$1,894	Fees	\$3,157

Ask	\$2,820,000
Baths	2.5
DOM	588



### 76 BAY 26 ST # 3

Bath Beach

Type	Multihouse	Status	Contract
Sqft	N/A	Beds	7
PPSF	N/A	Fees	\$12,793

Ask	\$2,600,000
Baths	3
DOM	114

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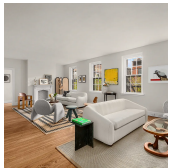


### 510 HALSEY ST

Bedford Stuyvesant

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	3,067	<b>Beds</b>	5
<b>PPSF</b>	\$767	<b>Fees</b>	\$327

<b>Ask</b>	\$2,350,000
<b>Baths</b>	3
<b>DOM</b>	108

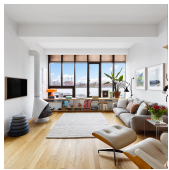


### 184 COLUMBIA HTS #4AB

Brooklyn Heights

<b>Type</b>	Coop	<b>Status</b>	Contract
<b>Sqft</b>	1,705	<b>Beds</b>	3
<b>PPSF</b>	\$1,379	<b>Fees</b>	N/A

<b>Ask</b>	\$2,350,000
<b>Baths</b>	2
<b>DOM</b>	397

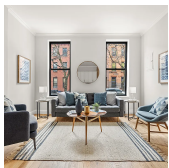


### 122 WEST ST #PHG

Greenpoint

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	N/A	<b>Beds</b>	2
<b>PPSF</b>	N/A	<b>Fees</b>	\$1,373

<b>Ask</b>	\$2,250,000
<b>Baths</b>	2
<b>DOM</b>	27



### 102 ST MARKS PL #1

Park Slope

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	1,600	<b>Beds</b>	3
<b>PPSF</b>	\$1,372	<b>Fees</b>	\$703

<b>Ask</b>	\$2,194,999
<b>Baths</b>	2.5
<b>DOM</b>	50

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