The average apartment price in Brooklyn was slightly lower than a year ago.

Prices were higher over the past year for co-ops, but fell for condos.

Both the average and median prices rose for 1-3 family houses compared to 2017’s fourth quarter.
Apartment prices averaged $796,856, just below last year’s level.

Co-op prices rose compared to a year ago, while condo prices drifted lower.

* Includes new development and resale apartments.
4Q18 data is preliminary and subject to revision in future reports. Data from the prior four quarters has been revised to include Sales recorded after our initial reports were released.
The average price for a 1-3 family house rose to $1,142,184, up from $1,029,877 a year ago.
Brooklyn Market Areas

**Brownstone**
- Boerum Hill
- Brooklyn Heights
- Carroll Gardens
- Clinton Hill
- Cobble Hill
- Columbia Street Waterfront District
- Ditmas Park
- Downtown Brooklyn
- Dumbo
- Fort Greene
- Gowanus
- Greenwood Heights
- Park Slope
- Prospect Heights
- Prospect Park South
- Prospect-Lefferts Gardens
- Red Hook
- South Slope
- Vinegar Hill
- Windsor Terrace

**North**
- East Williamsburg
- Greenpoint
- Williamsburg North Side
- Williamsburg South Side

**Central**
- Bedford-Stuyvesant
- Brownsville
- Bushwick
- Crown Heights
- East New York
- Stuyvesant Heights

**South**
- Bath Beach
- Bay Ridge
- Bensonhurst
- Bergen Beach
- Borough Park
- Brighton Beach
- Canarsie
- Coney Island
- Dyker Heights
- East Flatbush
- Flatbush
- Flatlands
- Gerritsen Beach
- Gravesend
- Kensington
- Manhattan Beach
- Marine Park
- Midwood
- Mill Basin
- Sea Gate
- Sheepshead Bay
- Sunset Park
Brownstone Brooklyn Cooperatives & Condominiums

The median apartment price rose 4% over the past year.

While co-op prices were above 4Q17 levels, the average condo price per square foot fell slightly.

Cooperatives
Average & Median Sales Price

<table>
<thead>
<tr>
<th>Quarter</th>
<th>Average Price</th>
<th>Median Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>4th Q17</td>
<td>$1,091,390</td>
<td>$900,000</td>
</tr>
<tr>
<td>1st Q18</td>
<td>$1,192,906</td>
<td>$939,219</td>
</tr>
<tr>
<td>2nd Q18</td>
<td>$1,299,870</td>
<td>$999,999</td>
</tr>
<tr>
<td>3rd Q18</td>
<td>$1,178,422</td>
<td>$950,000</td>
</tr>
<tr>
<td>4th Q18</td>
<td>$1,144,788</td>
<td>$933,500</td>
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</tbody>
</table>

Average Sales Price
Median Sales Price

Condominiums
Average Price Per Room

<table>
<thead>
<tr>
<th>Quarter</th>
<th>Average Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>4th Q17</td>
<td>$216,412</td>
</tr>
<tr>
<td>4th Q18</td>
<td>$223,216</td>
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</table>

Average Price Per Square Foot

<table>
<thead>
<tr>
<th>Quarter</th>
<th>Average Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>4th Q17</td>
<td>$1,188</td>
</tr>
<tr>
<td>4th Q18</td>
<td>$1,163</td>
</tr>
</tbody>
</table>
Prices for 1-3 family homes averaged $940 per square foot, a 9% increase from the fourth quarter of 2017.
Both the average and median apartment prices came in slightly higher than last year’s levels.
The average 1-3 family price was 1% lower than 2017’s fourth quarter.
At $740,066, the average apartment price was 8% higher than a year ago.

The median price rose 2% to $691,595.
Central Brooklyn 1-3 Family Houses

Average & Median Sales Price

<table>
<thead>
<tr>
<th>Quarter</th>
<th>Average Sales Price</th>
<th>Median Sales Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>4th Q17</td>
<td>$1,150,000</td>
<td>$902,736</td>
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<tr>
<td>1st Q18</td>
<td>$1,100,000</td>
<td>$846,500</td>
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<tr>
<td>2nd Q18</td>
<td>$1,000,000</td>
<td>$820,000</td>
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<tr>
<td>3rd Q18</td>
<td>$900,000</td>
<td>$886,780</td>
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<tr>
<td>4th Q18</td>
<td>$800,000</td>
<td>$854,610</td>
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</table>

Average Price Per Square Foot

<table>
<thead>
<tr>
<th>Quarter</th>
<th>Price Per Square Foot</th>
</tr>
</thead>
<tbody>
<tr>
<td>4th Q17</td>
<td>$365</td>
</tr>
<tr>
<td>1st Q18</td>
<td>$366</td>
</tr>
<tr>
<td>2nd Q18</td>
<td>$376</td>
</tr>
<tr>
<td>3rd Q18</td>
<td>$414</td>
</tr>
<tr>
<td>4th Q18</td>
<td>$414</td>
</tr>
</tbody>
</table>

1-3 family house prices averaged 7% more than a year ago.
South Brooklyn Cooperatives & Condominiums

The average apartment price of $490,149 was a 6% improvement from 2017's fourth quarter.

Condo prices averaged 14% more per square foot than a year ago.
South Brooklyn 1-3 Family Houses

The average price rose 8% over the past year to $991,030.

Average & Median Sales Price

Average Price Per Square Foot