

First Quarter
2017

BROOKLYN RESIDENTIAL
MARKET REPORT

BROWN HARRIS STEVENS Established 1873



exclusive affiliate of
CHRISTIE'S
INTERNATIONAL REAL ESTATE
in New York City, The Hamptons & Palm Beach

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COMPANIES
OF THE WORLD®

Data Highlights

Cover Property: BrownHarrisStevens.com WEB# 16015254

Increased^{new development}
closings pushed both the average and median
apartment prices to record levels in Brooklyn.



BrownHarrisStevens.com WEB# 16114113



BrownHarrisStevens.com WEB# 12426513

The average apartment price of
\$922,134 in the first quarter was
38% higher than a year ago.

Townhouses also posted **record**
average and median prices in the first
quarter.

All Brooklyn

COOPERATIVES & CONDOMINIUMS*

Both the average and median apartment prices set **records** in the first quarter.

New development prices averaged \$1,270,059; **68%** more than a year ago.

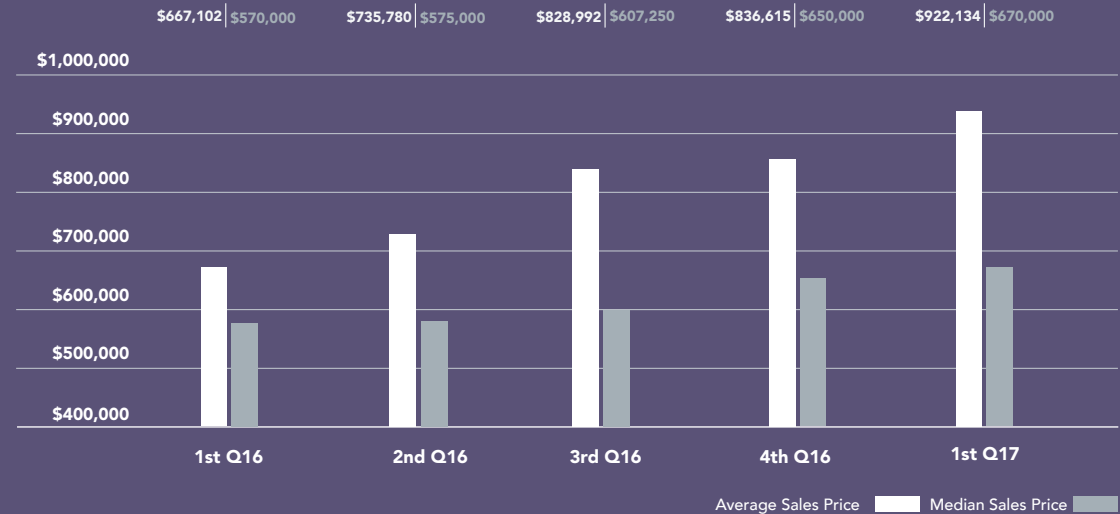


BrownHarrisStevens.com WEB# 16419047

* Includes new development and resale apartments.
1Q17 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.

COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



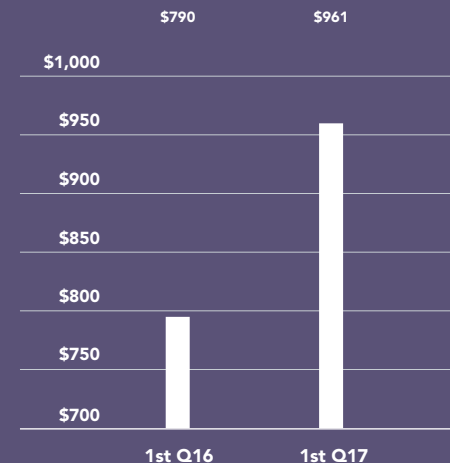
COOPERATIVE

Average Price Per Room



CONDOMINIUM

Average Price Per Square Foot



All Brooklyn

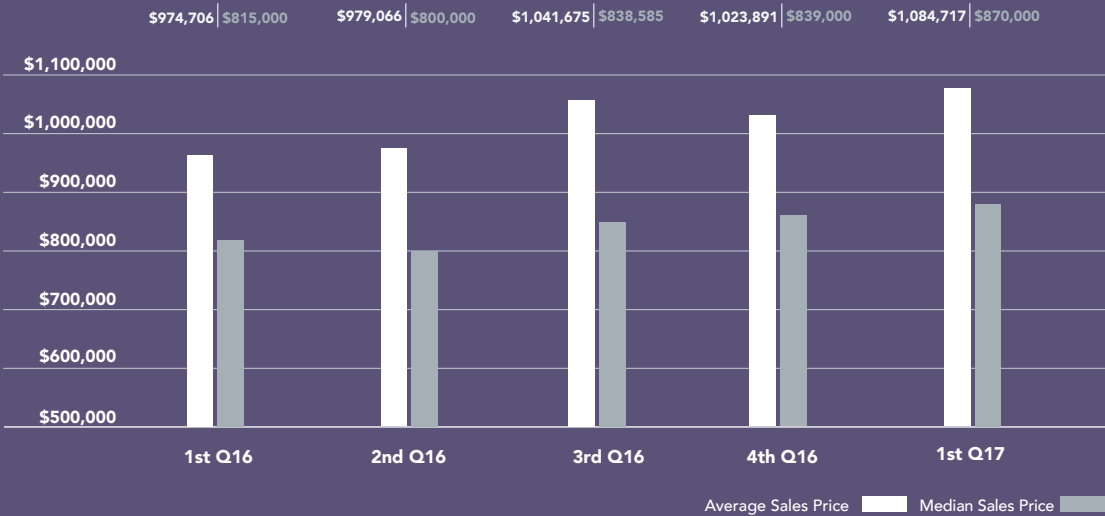
1-4 FAMILY HOUSES

The average townhouse price rose
11% over the past year to a
record \$1,084,717.

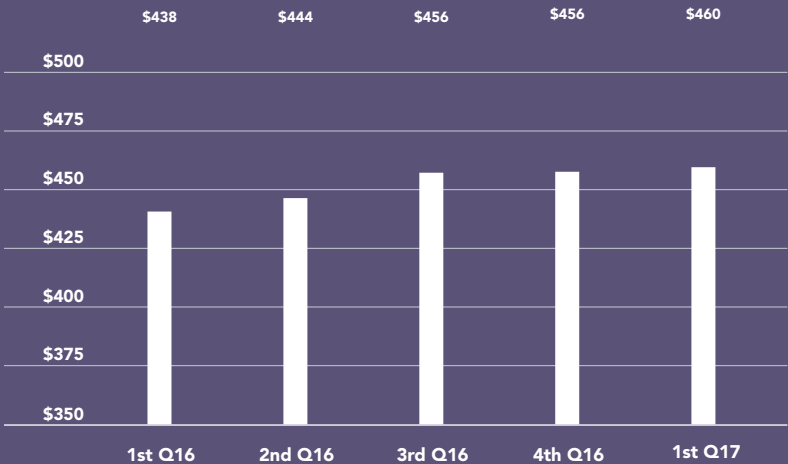


BrownHarrisStevens.com WEB# 16241690

AVERAGE & MEDIAN SALES PRICE



AVERAGE PRICE PER SQUARE FOOT



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

CENTRAL

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

NORTH

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

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

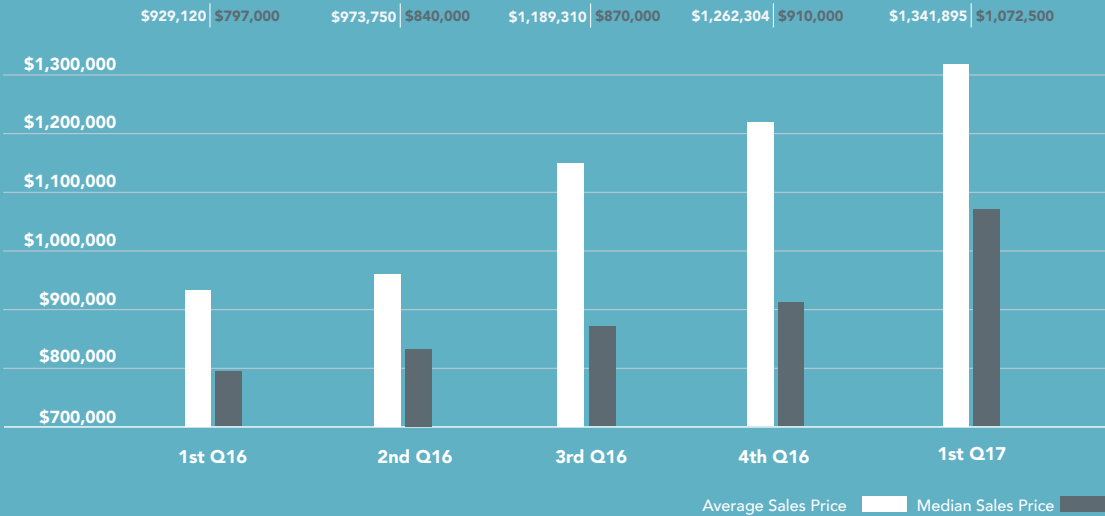
Apartment prices **rose** sharply in Brownstone Brooklyn, helped by a pickup in new development closings.



BrownHarrisStevens.com WEB# 16174774

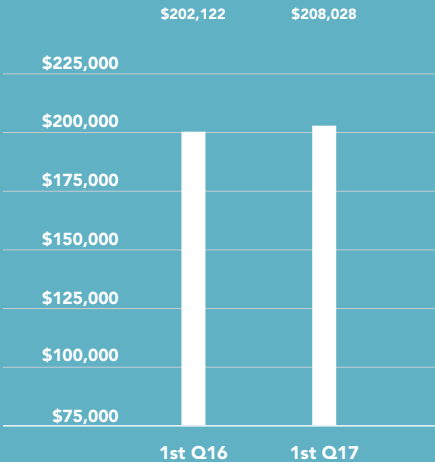
COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



COOPERATIVE

Average Price Per Room



CONDOMINIUM

Average Price Per Square Foot



Brownstone Brooklyn

1-4 FAMILY HOUSES

Townhouse prices averaged
\$2,386,897, a **5%** increase
from the first quarter of 2016.

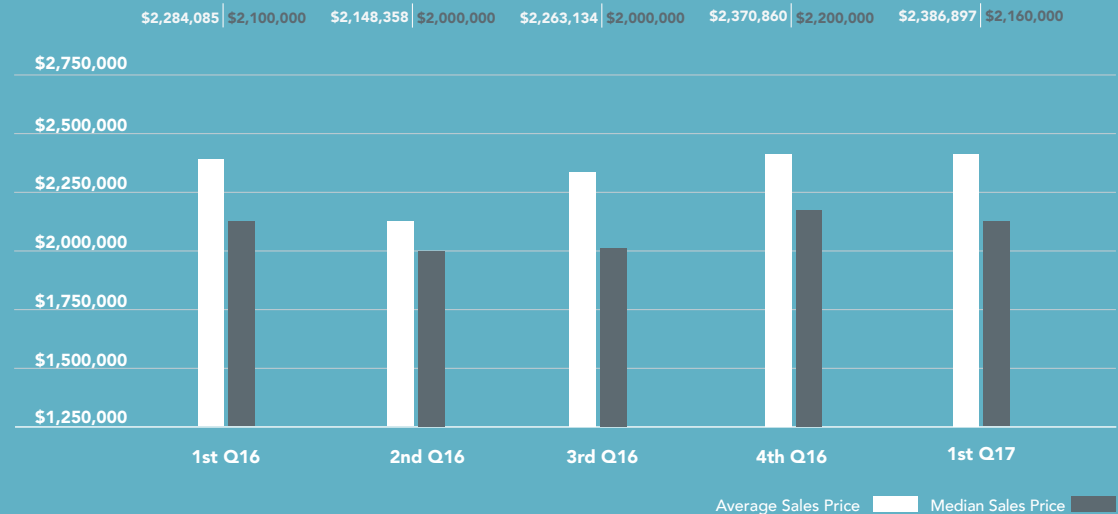


BrownHarrisStevens.com WEB# 1624411

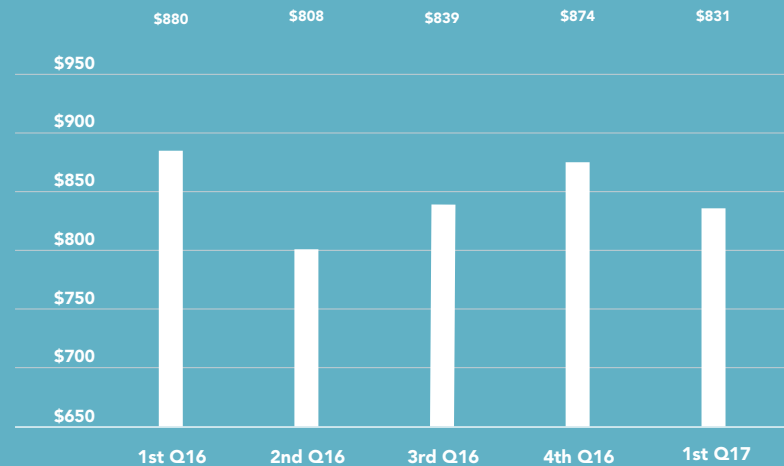


BrownHarrisStevens.com WEB# 16114078

AVERAGE & MEDIAN SALES PRICE



AVERAGE PRICE PER SQUARE FOOT



North Brooklyn
COOPERATIVES & CONDOMINIUMS

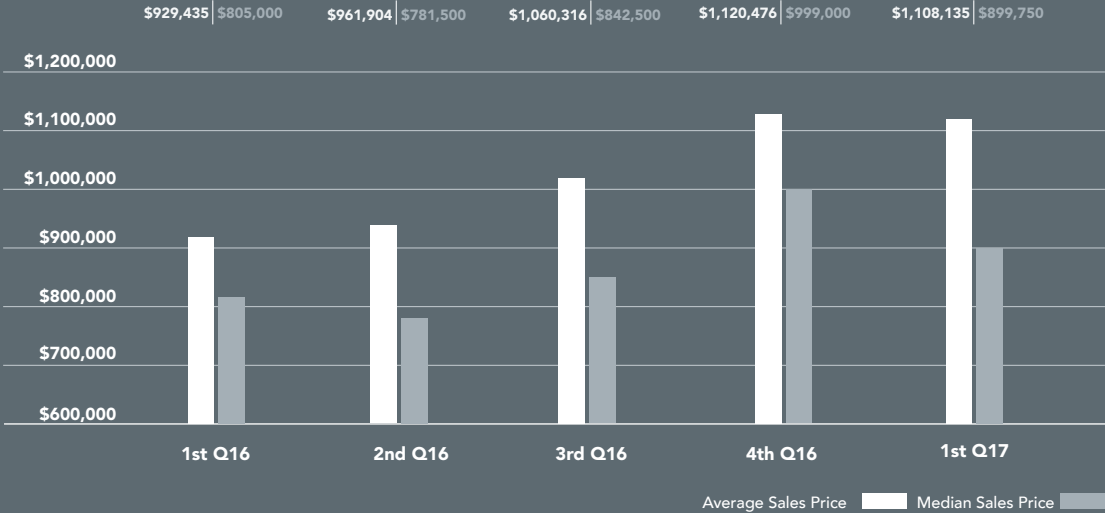
The average apartment price
in North Brooklyn rose
19% over the past year to
\$1,108,135.



BrownHarrisStevens.com WEB# 15444714

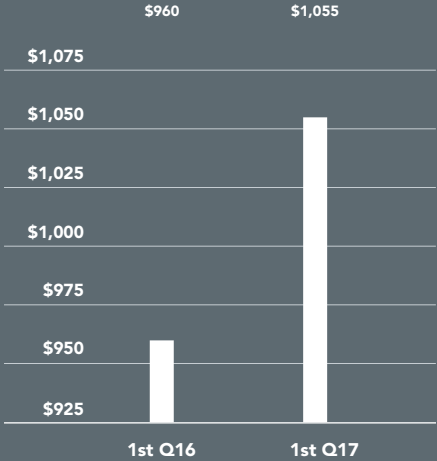
COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



CONDOMINIUM

Average Price Per Square Foot

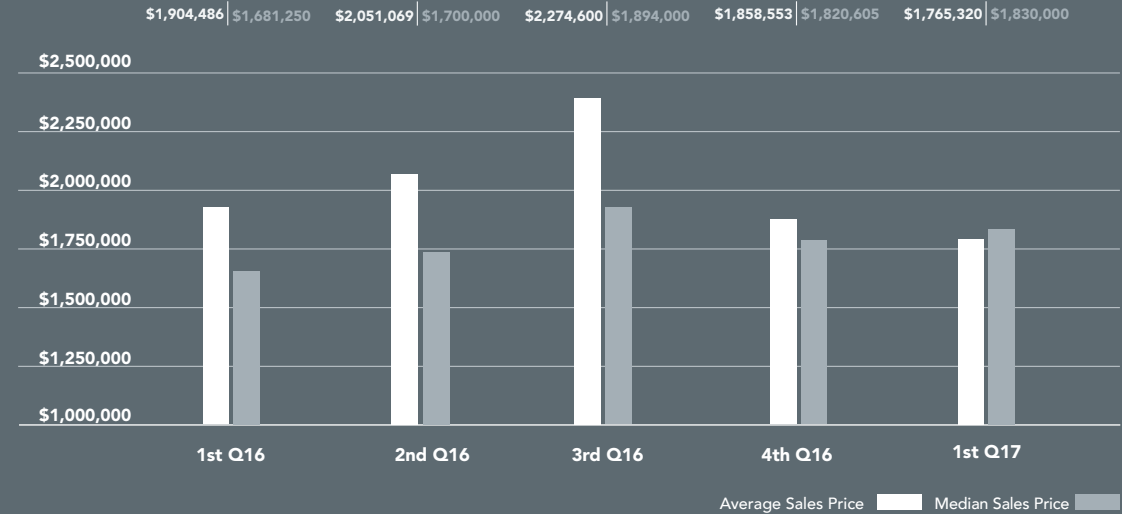


North Brooklyn

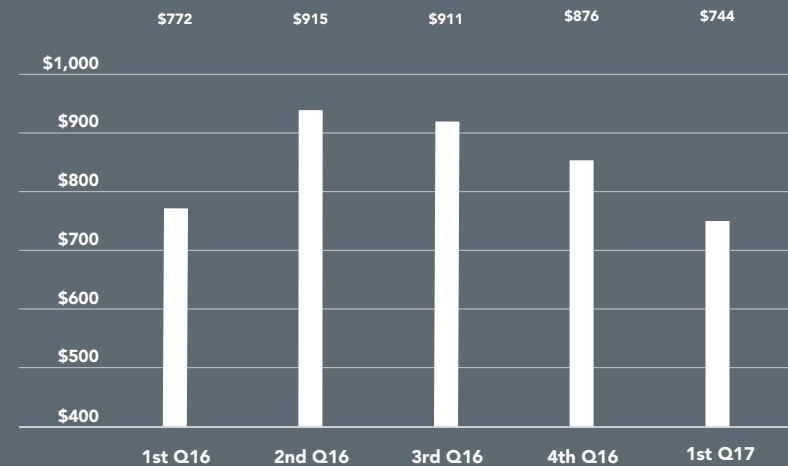
1-4 FAMILY HOUSES

While the average townhouse price fell 7% compared to a year ago, the median price rose 9%.

AVERAGE & MEDIAN SALES PRICE



AVERAGE PRICE PER SQUARE FOOT



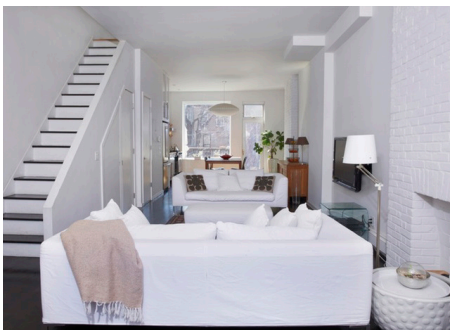
Central Brooklyn

COOPERATIVES & CONDOMINIUMS

Central Brooklyn apartments sold for an average of \$636,544, a **9%** gain from the first quarter of 2016.



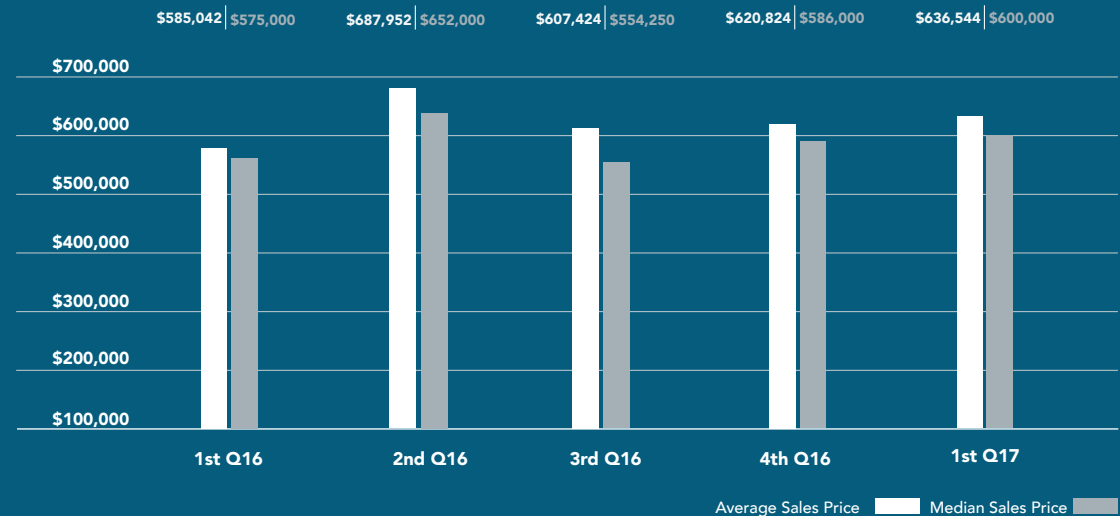
BrownHarrisStevens.com WEB# 15313611



BrownHarrisStevens.com WEB#

COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



CONDOMINIUM

Average Price Per Square Foot



Central Brooklyn

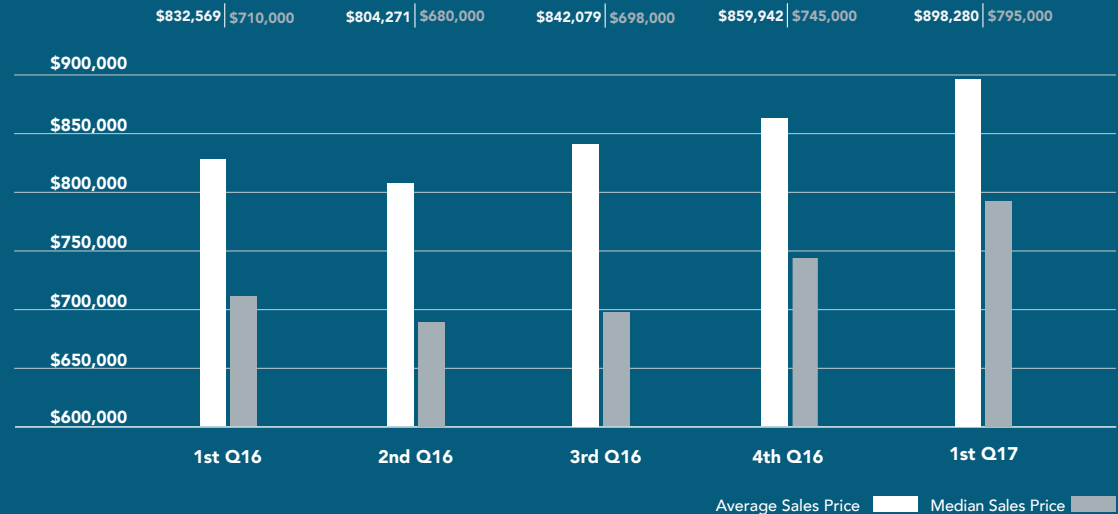
1-4 FAMILY HOUSES

The median townhouse price reached \$795,000 in the first quarter, a **12%** improvement from last year's comparable period.

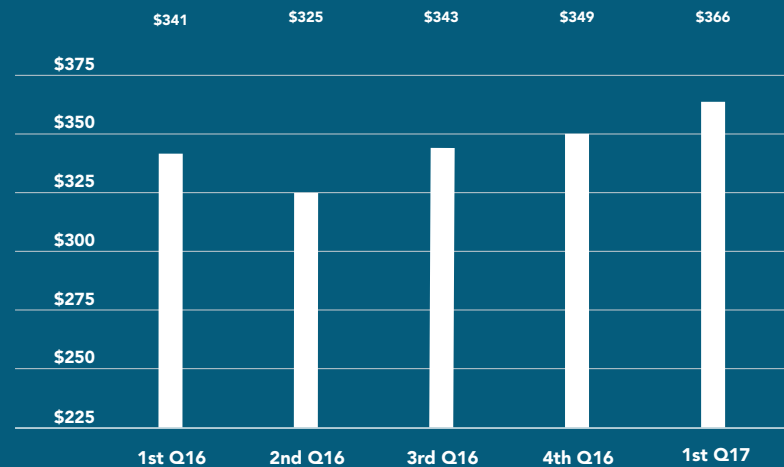


BrownHarrisStevens.com WEB# 15624703

AVERAGE & MEDIAN SALES PRICE



AVERAGE PRICE PER SQUARE FOOT



South Brooklyn

COOPERATIVES & CONDOMINIUMS

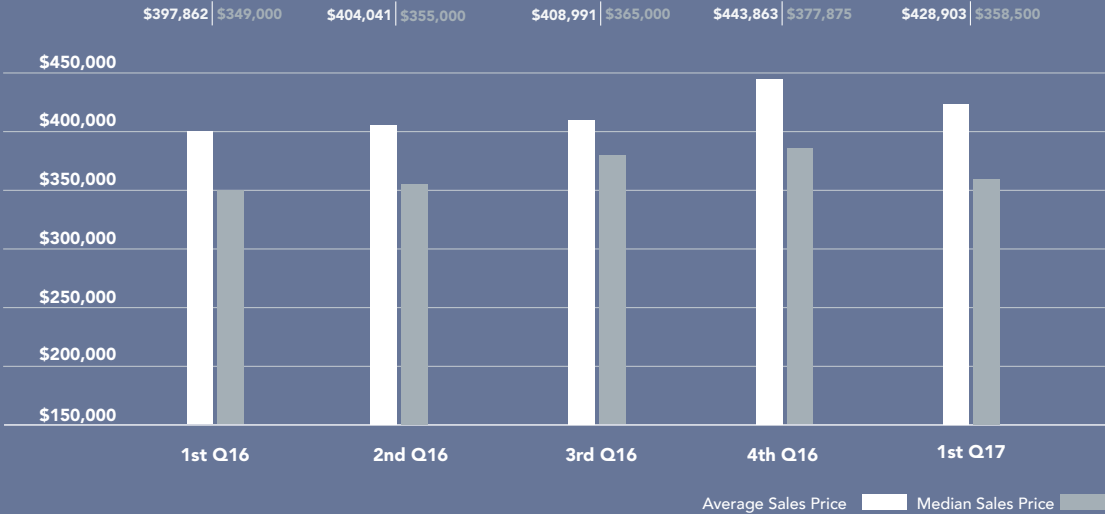
Prices were **higher** for
condos, but lower for co-ops in
South Brooklyn.



BrownHarrisStevens.com WEB# 15999439

COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



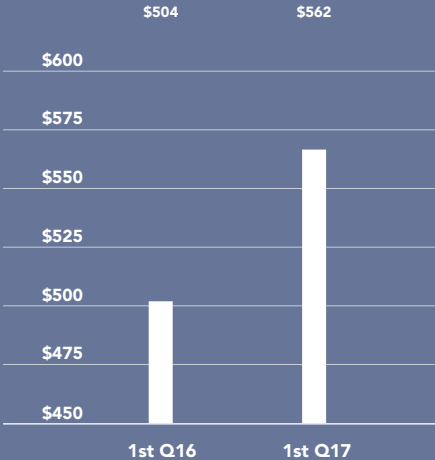
COOPERATIVE

Average Price Per Room



CONDOMINIUM

Average Price Per Square Foot



South Brooklyn

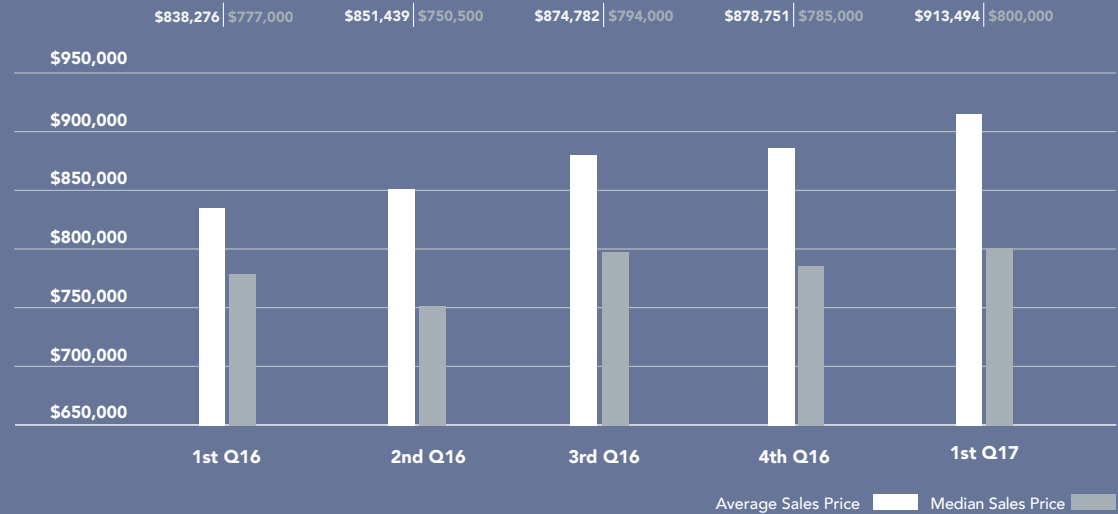
1-4 FAMILY HOUSES

The average townhouse price rose

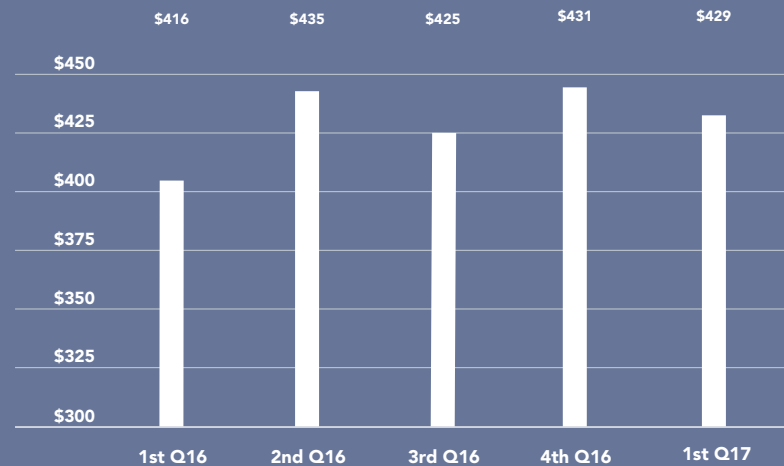
9% from 2016's first quarter

to \$913,494.

AVERAGE & MEDIAN SALES PRICE



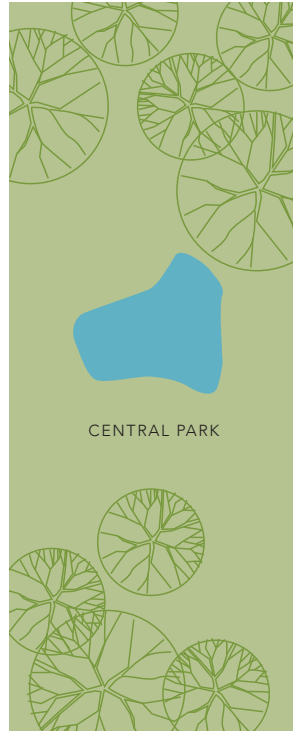
AVERAGE PRICE PER SQUARE FOOT



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