

# Fourth Quarter 2019 Market Report Brooklyn Residential



Brooklyn apartment prices were **little** changed compared to a year ago.

While co-op prices drifted lower, the average condo price per square foot rose **7%**.



halstead.com WEB# 19294471



halstead.com WEB# 18418843

The median 1-3 family home price **fell** slightly in Brooklyn from 2018's fourth quarter.



The average apartment price finished the year slightly **higher** than in 2018, at \$816,604.

Condo prices averaged \$973 per square foot, **7%** more than 2018's fourth quarter.



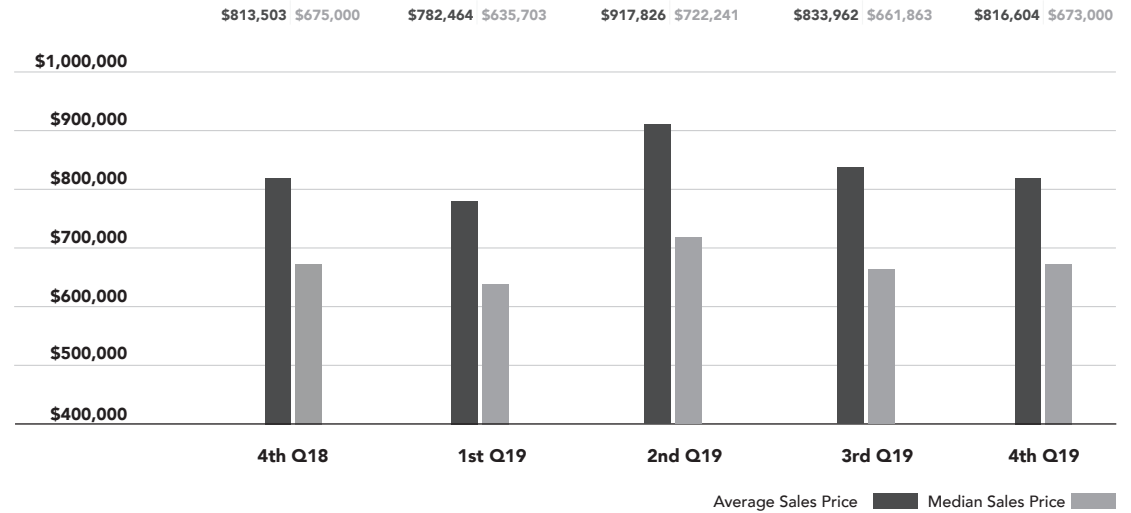
halstead.com WEB# 19875290



halstead.com WEB# 19821297

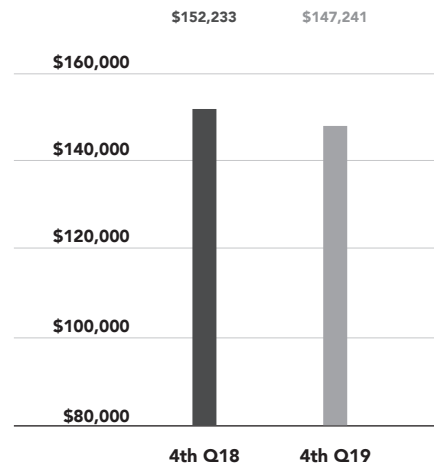
## Cooperatives & Condominiums

Average & Median Sales Price



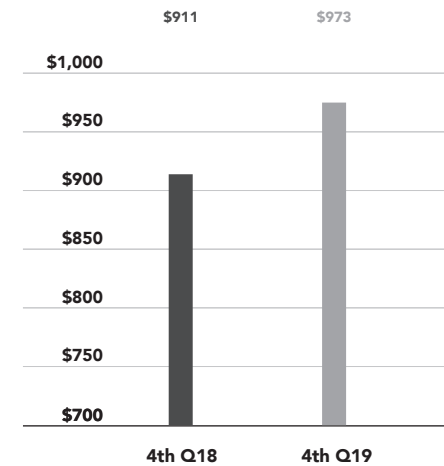
## Cooperative

Average Price Per Room



## Condominium

Average Price Per Square Foot



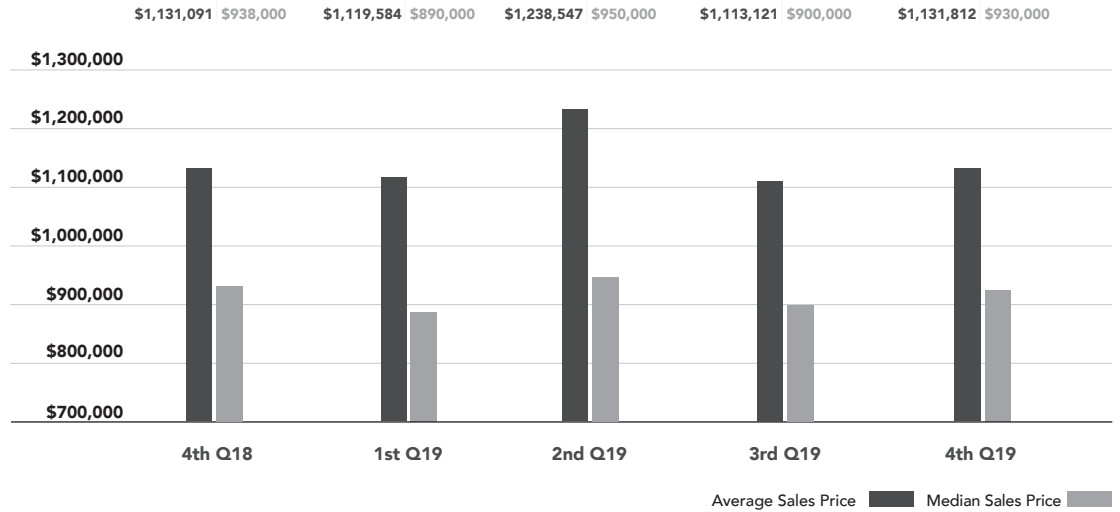
\* Includes new development and resale apartments.

4Q19 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.

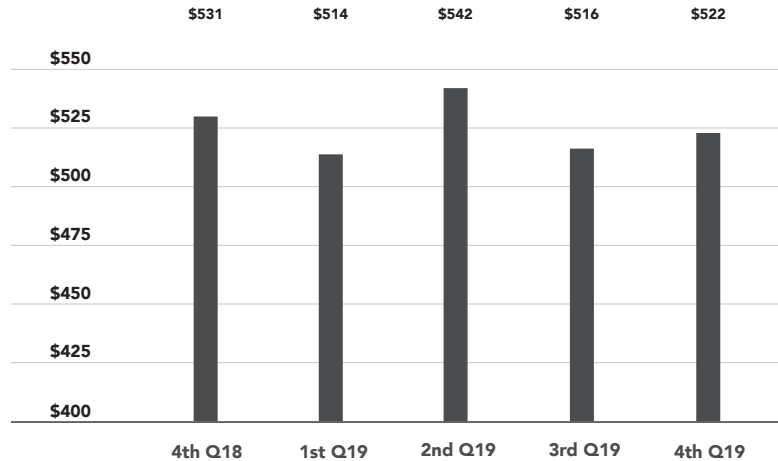
At \$1,131,812, the average 1-3 family price was virtually **unchanged** over the past year.

The median price fell **1%** to \$930,000.

## Average & Median Sales Price



## Average Price Per Square Foot



halstead.com WEB# 19994651



halstead.com WEB# 19907290

# 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

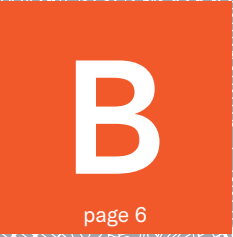
- Bedford-Stuyvesant
- Brownsville
- Bushwick
- Crown Heights
- East New York
- Stuyvesant Heights

## 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





The median apartment price fell **4%** from the fourth quarter of 2018.

Co-op prices averaged \$217,502 per room, **3%** less than a year ago.



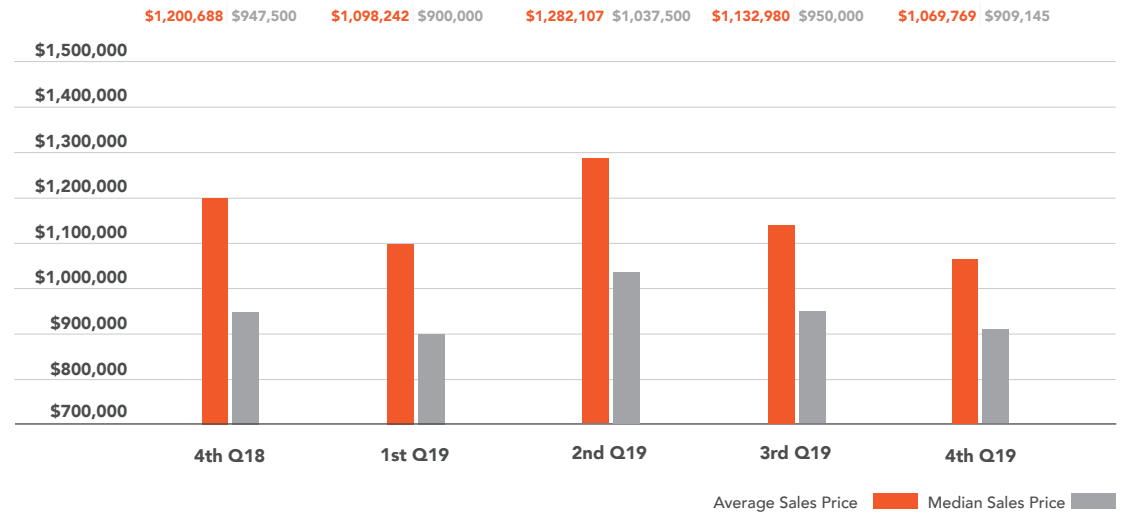
halstead.com WEB# 19099474



halstead.com WEB# 19909218

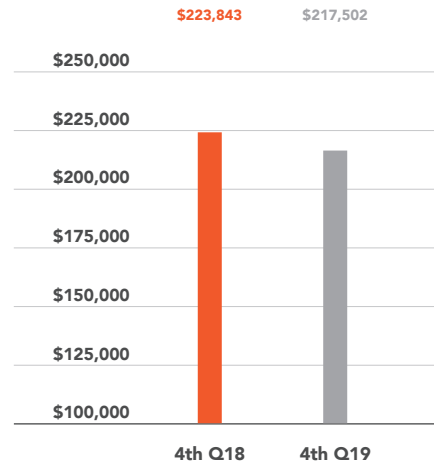
## Cooperatives

Average & Median Sales Price



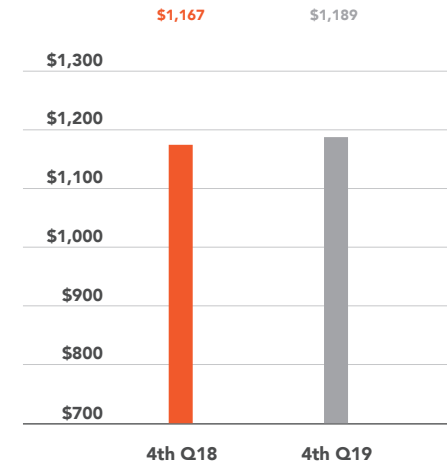
## Cooperative

Average Price Per Room



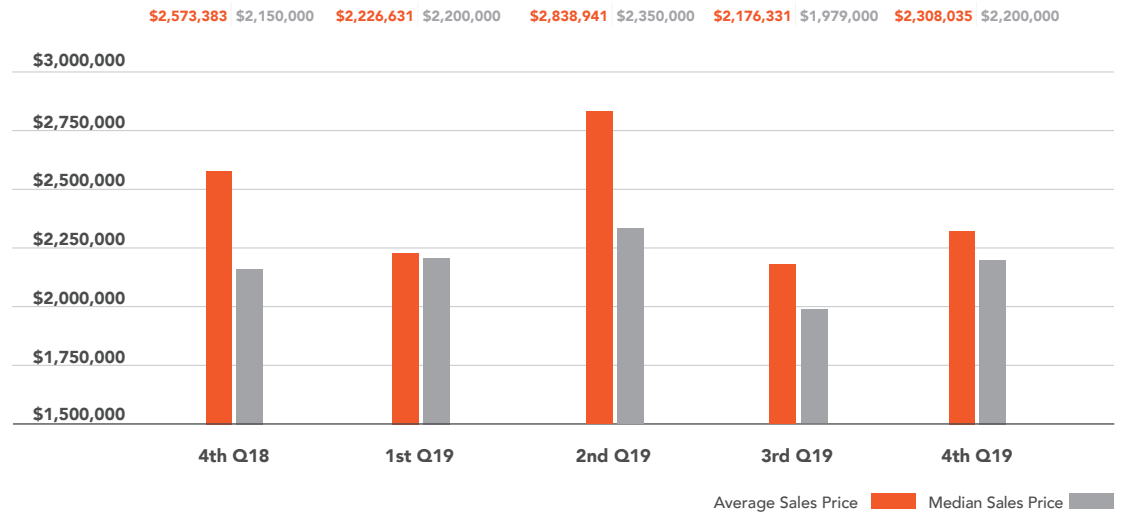
## Condominium

Average Price Per Square Foot

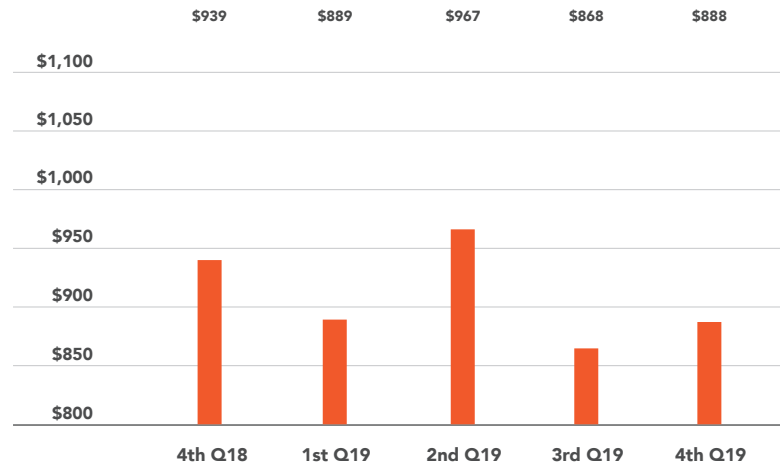


The average 1-3 family price of \$2,308,035 was **10%** lower than 2018's fourth quarter.

## Average & Median Sales Price



## Average Price Per Square Foot



halstead.com WEB# 19501766



halstead.com WEB# 19839105

The median price rose **3%** over the past year for apartments in North Brooklyn.

Condo prices averaged \$1,160 per square foot, a **4%** gain compared to a year ago.



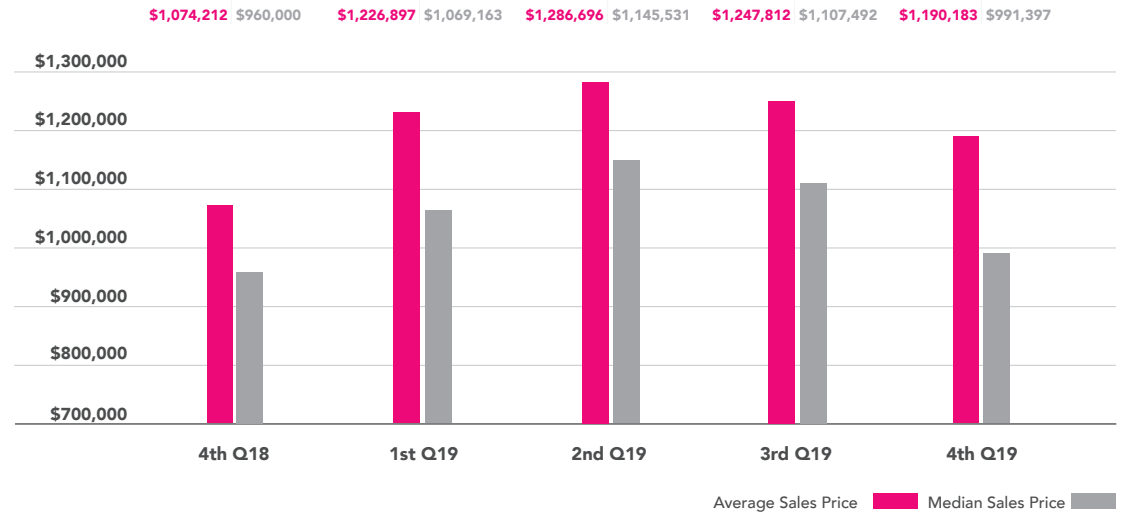
halstead.com WEB# 19913212



halstead.com WEB# 19895480

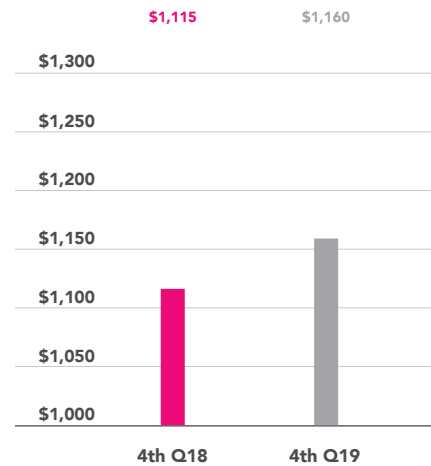
## Cooperatives & Condominiums

Average & Median Sales Price



## Condominium

Average Price Per Square Foot

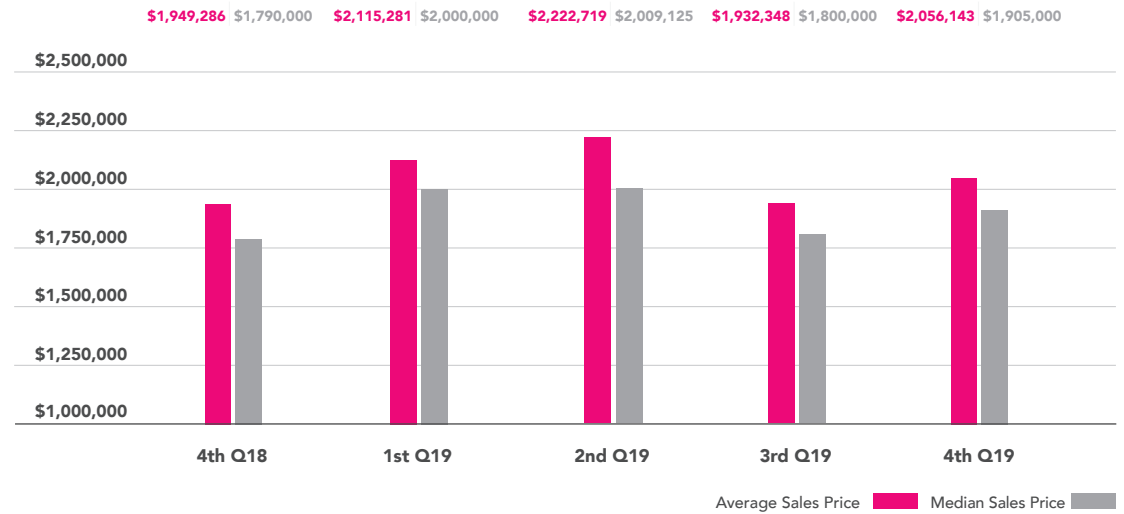




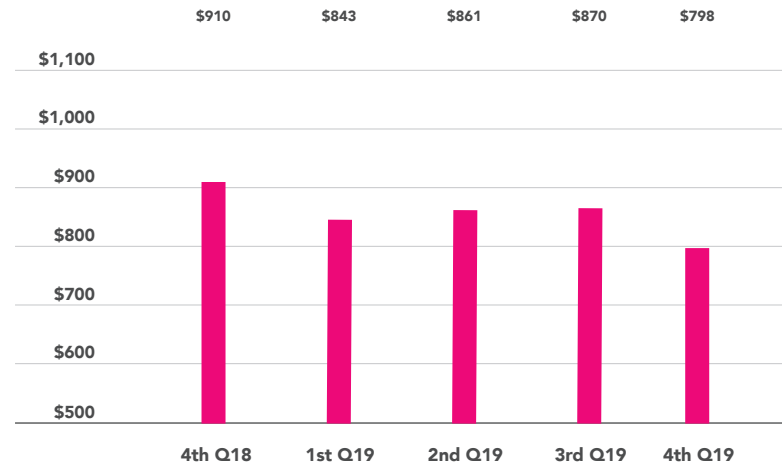
At \$2,056,143, the average 1-3 family price was

**5%** higher than 2018's fourth quarter.

## Average & Median Sales Price



## Average Price Per Square Foot



halstead.com WEB# 19455465

Both the average and median prices **fell** compared to a year ago for Central Brooklyn apartments.



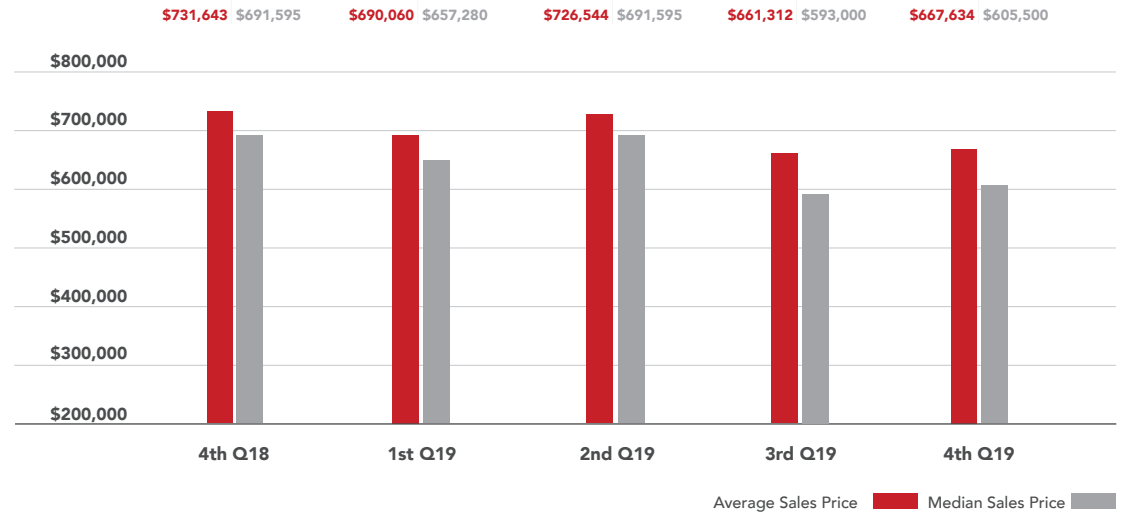
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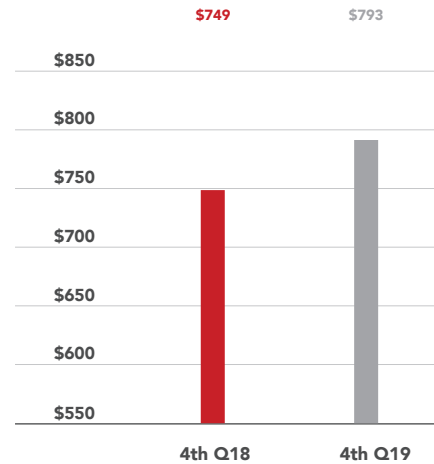
## Cooperatives & Condominiums

Average & Median Sales Price



## Condominium

Average Price Per Square Foot



The average price per square foot rose

**3%** over the past year to \$419.

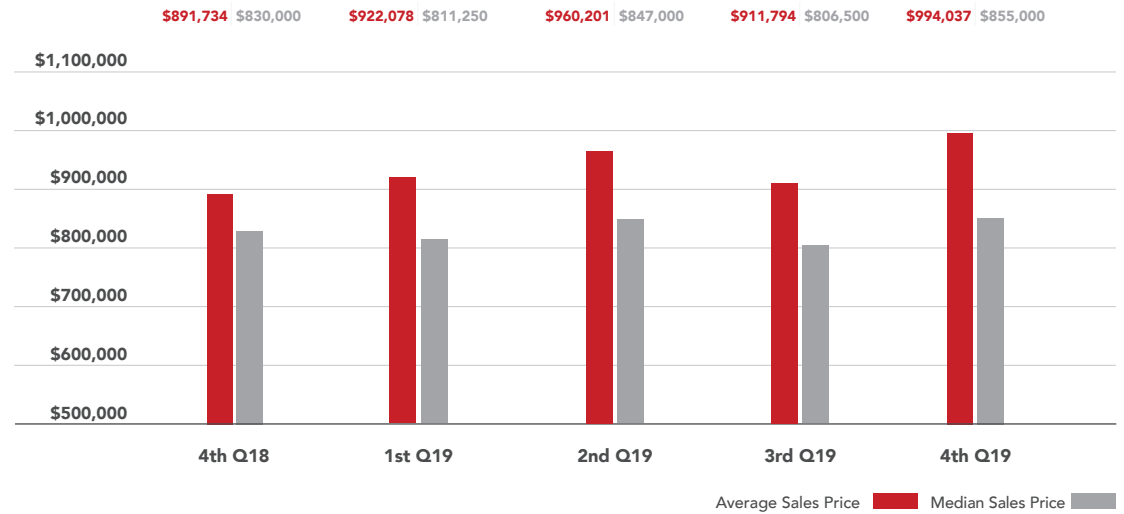


halstead.com WEB# 19994651

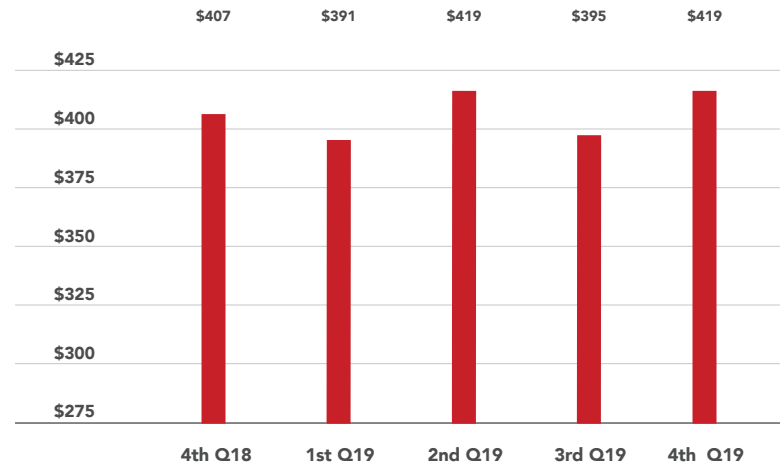


halstead.com WEB# 19970868

## Average & Median Sales Price



## Average Price Per Square Foot





Apartment prices averaged **4%** less in South Brooklyn compared to 2018's fourth quarter.

The average condo price per square foot was **9%** lower than a year ago.



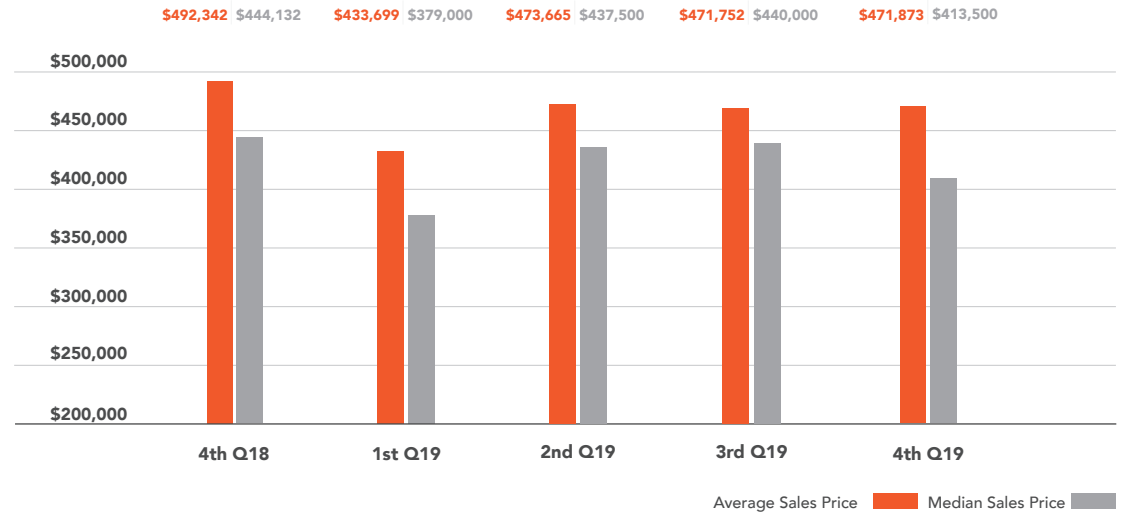
halstead.com WEB# 19243531



halstead.com WEB# 19258515

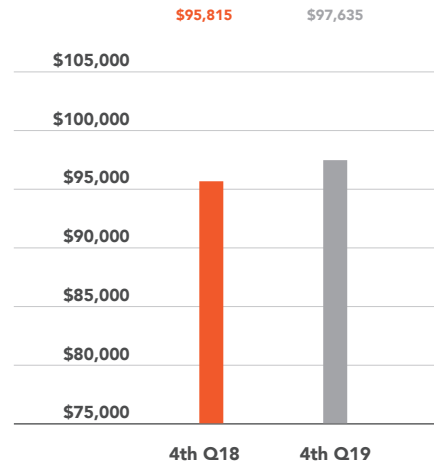
## Cooperatives & Condominiums

Average & Median Sales Price



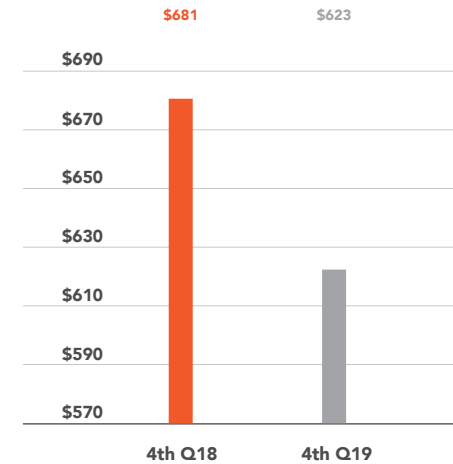
## Cooperative

Average Price Per Room



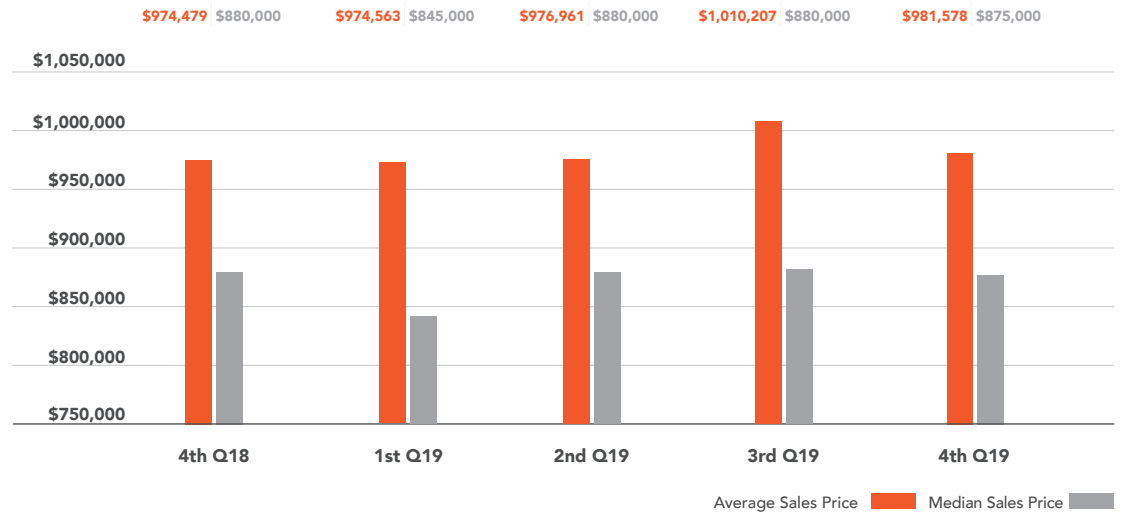
## Condominium

Average Price Per Square Foot

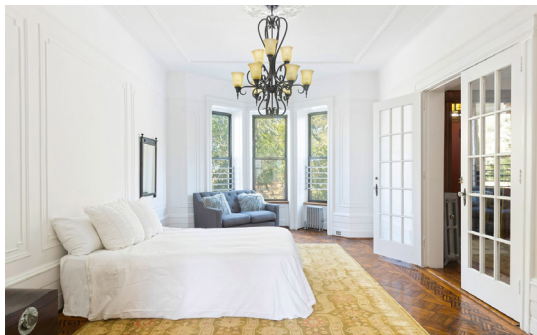
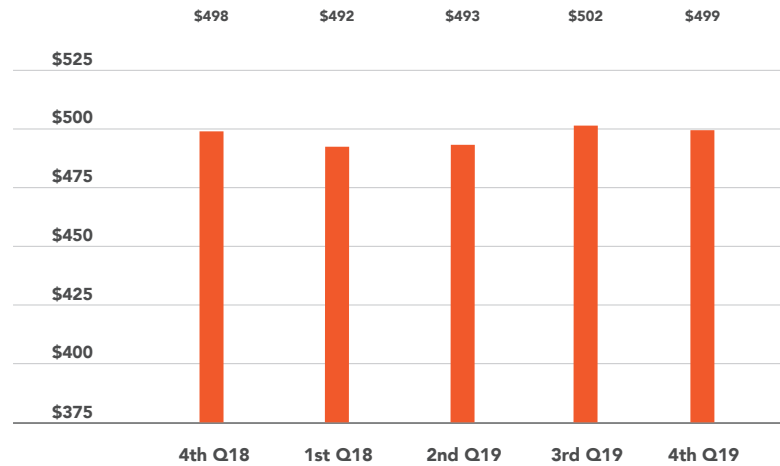


The average price of a 1-3 family house ticked up **1%** over the past year.

## Average & Median Sales Price



## Average Price Per Square Foot



halstead.com WEB# 19882588



halstead.com WEB# 19779596

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### ROWAYTON

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