

Fourth Quarter 2018
Market Report Brooklyn Residential



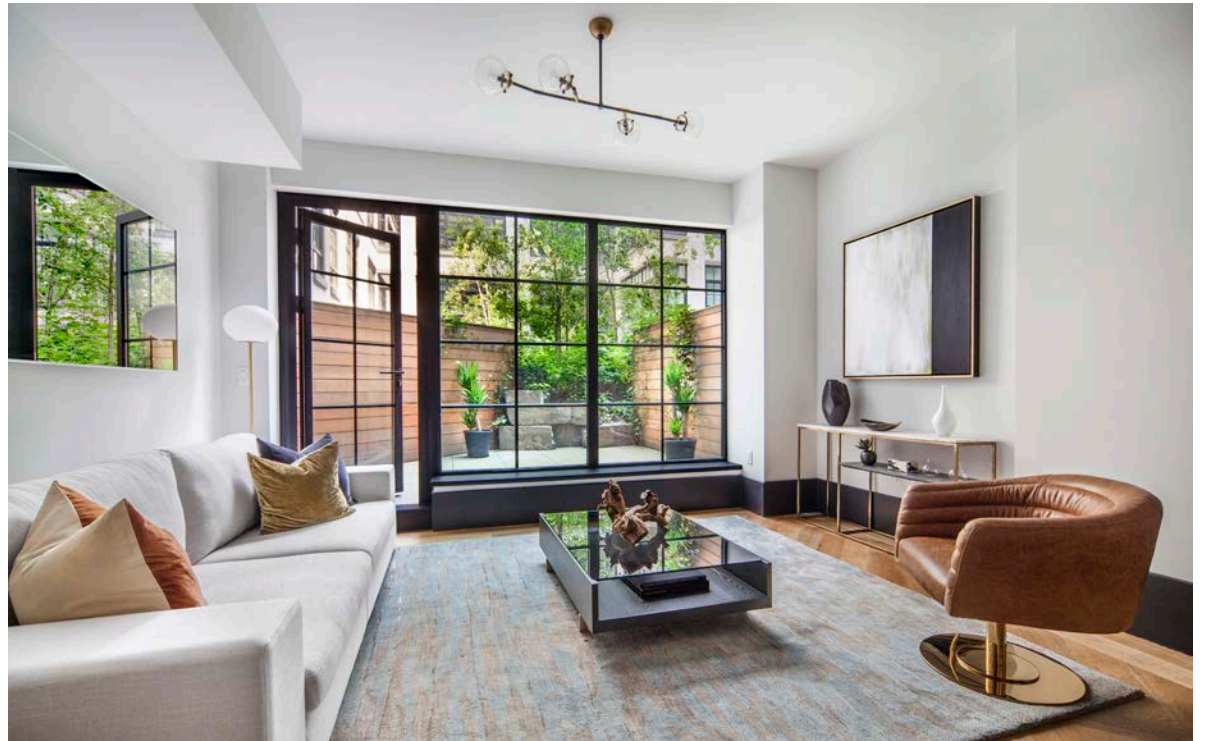
HALSTEAD
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The average apartment price in Brooklyn was slightly **lower** than a year ago.

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



halstead.com WEB# 11886873



halstead.com WEB# 19258054

Both the average and median prices **rose** for 1-3 family houses compared to 2017's fourth quarter.



halstead.com WEB# 18852406



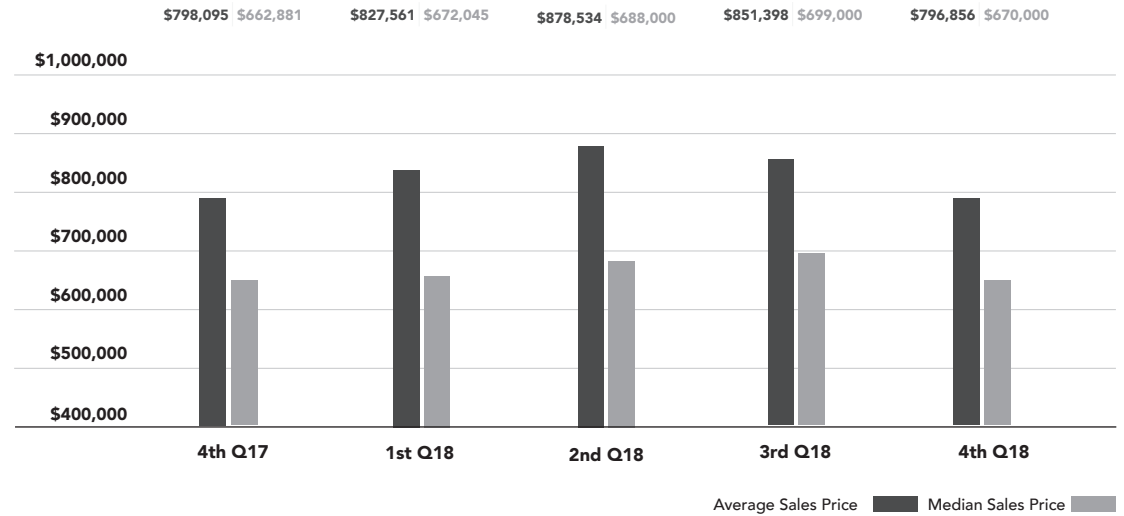
halstead.com WEB# 19295634

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.

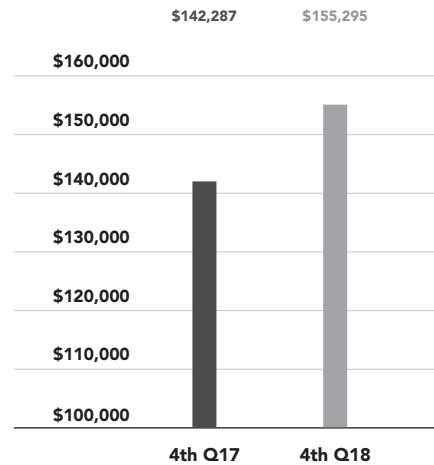
Cooperatives & Condominiums

Average & Median Sales Price



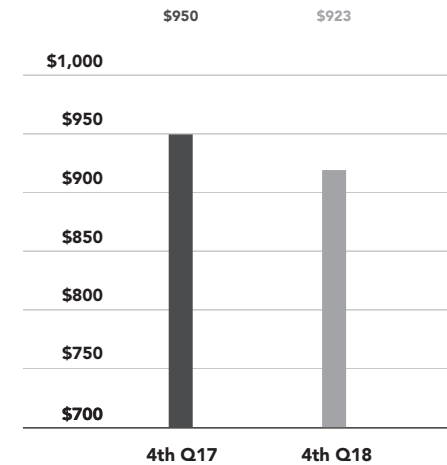
Cooperative

Average Price Per Room



Condominium

Average Price Per Square Foot



* 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.



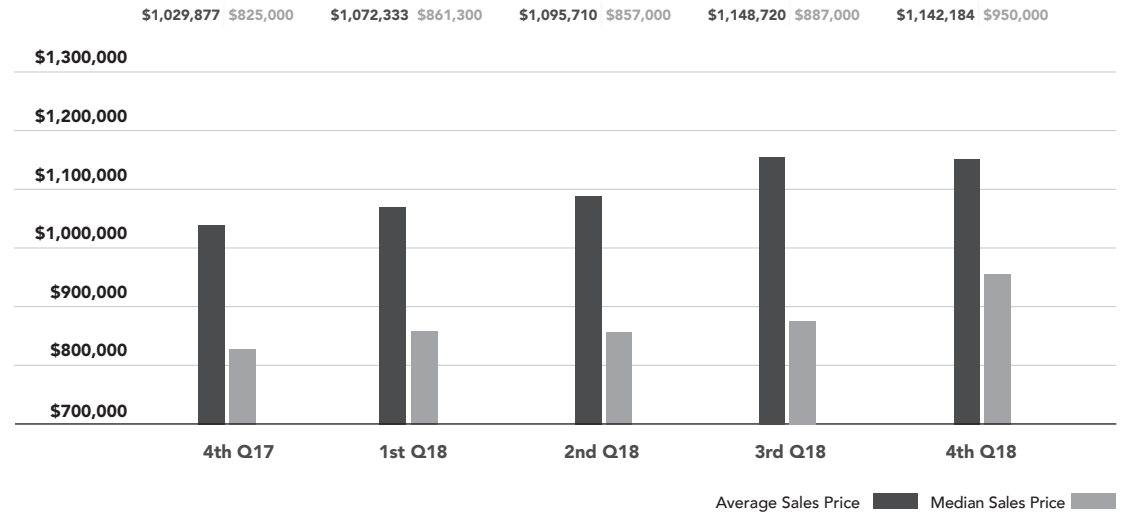
halstead.com WEB# 18861682



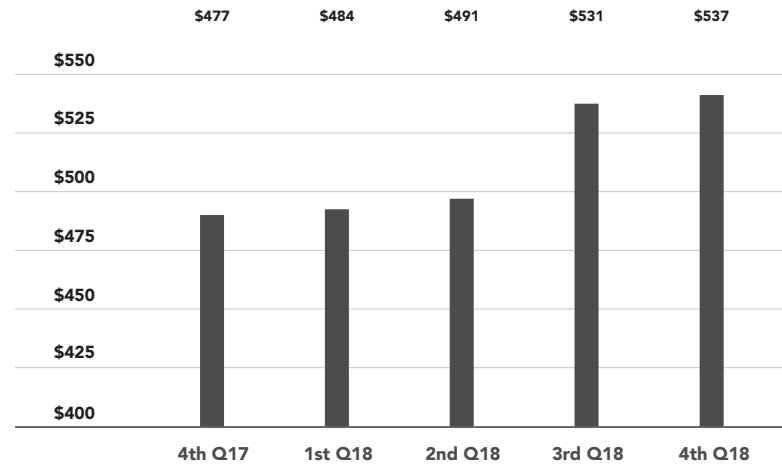
halstead.com WEB# 18380175

The average price for a 1-3 family house rose to \$1,142,184, up from \$1,029,877 a year ago.

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



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page 8

B

page 6

C

page 10

S

page 12



halstead.com WEB# 19150833



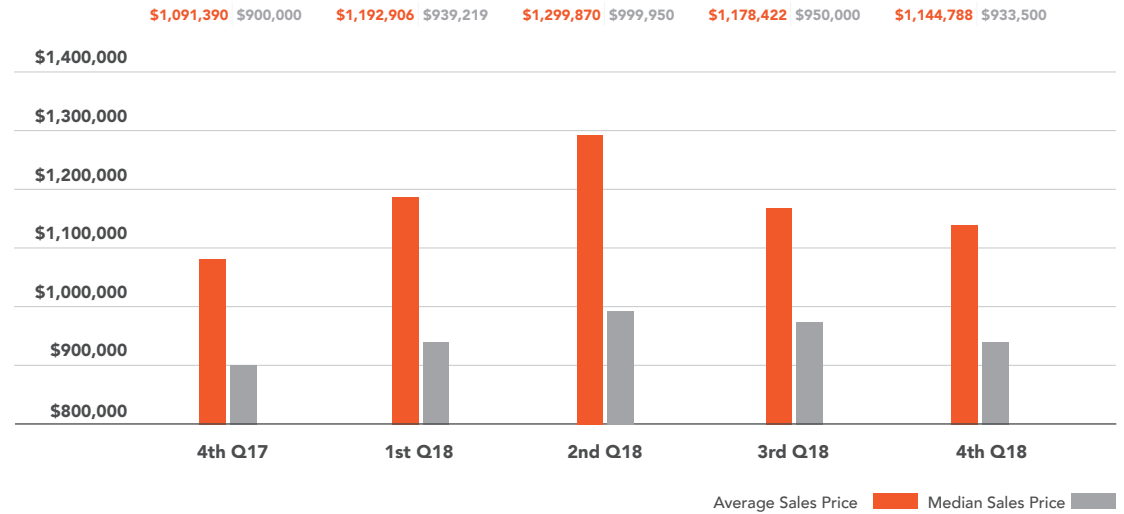
halstead.com WEB# 18649975

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.

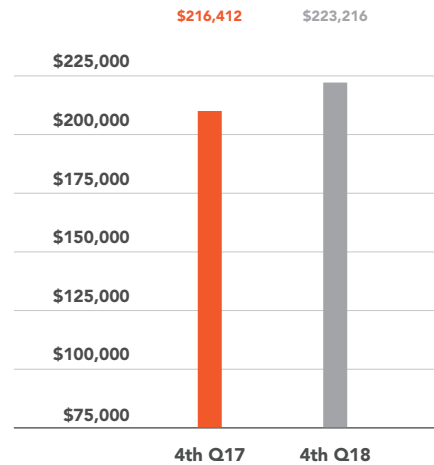
Cooperatives

Average & Median Sales Price



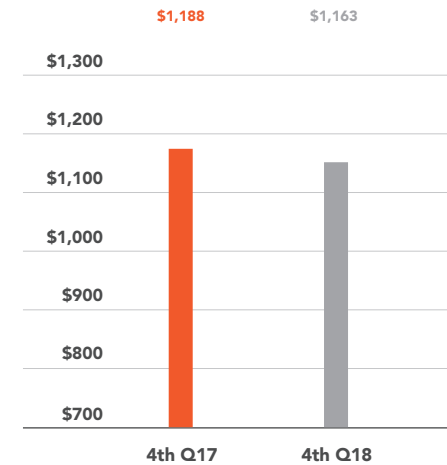
Cooperative

Average Price Per Room



Condominium

Average Price Per Square Foot

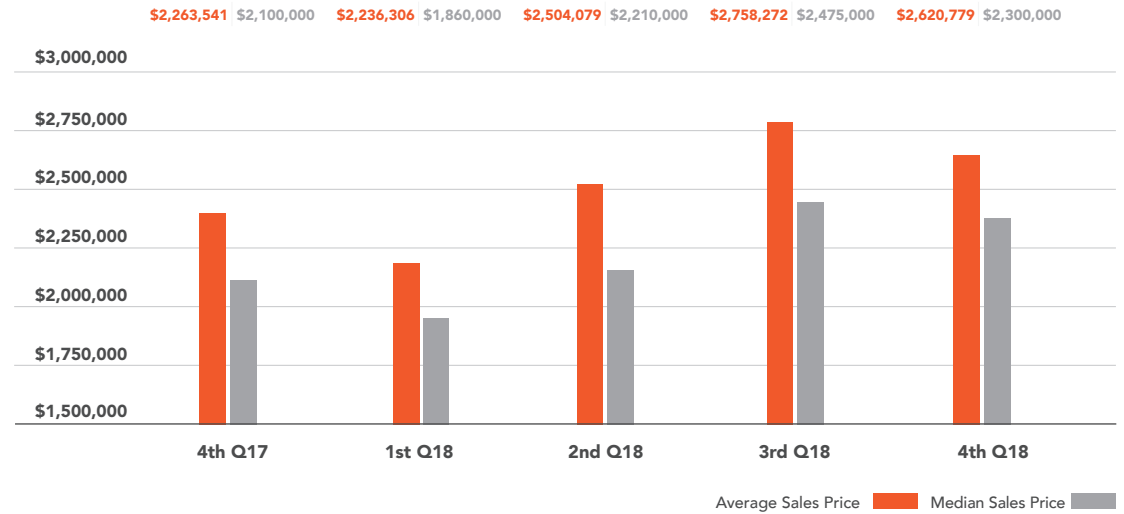




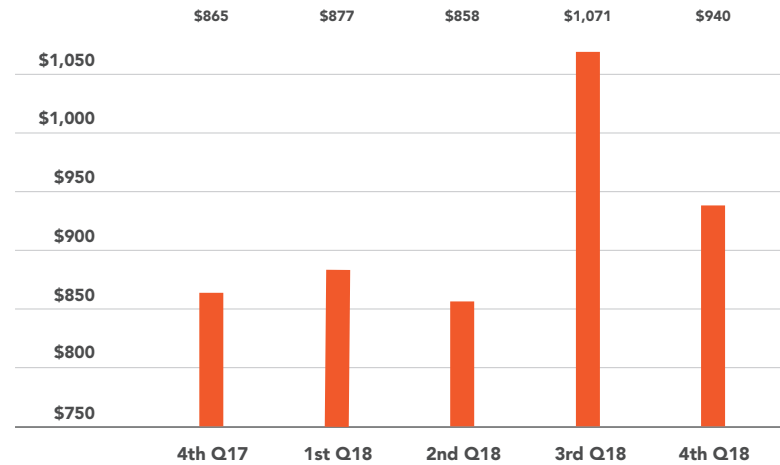
halstead.com WEB# 18996478

Prices for 1-3 family homes averaged \$940 per square foot, a 9% increase from the fourth quarter of 2017.

Average & Median Sales Price



Average Price Per Square Foot





halstead.com WEB# 19079487

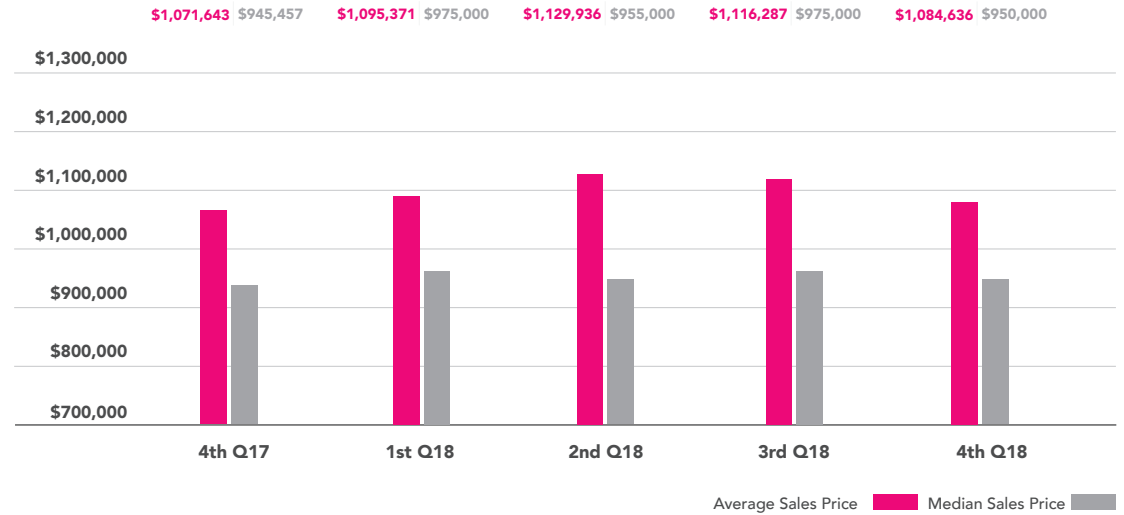


halstead.com WEB# 19059005

Both the average and median apartment prices came in slightly higher than last year's levels.

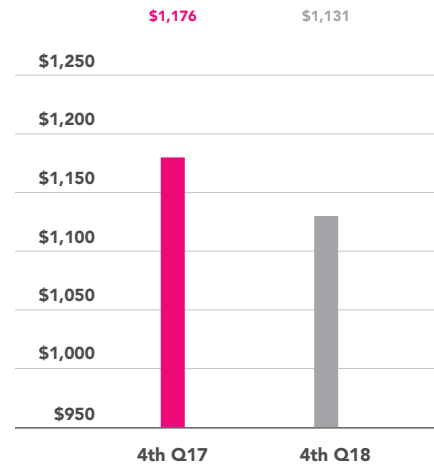
Cooperatives & Condominiums

Average & Median Sales Price



Condominium

Average Price Per Square Foot

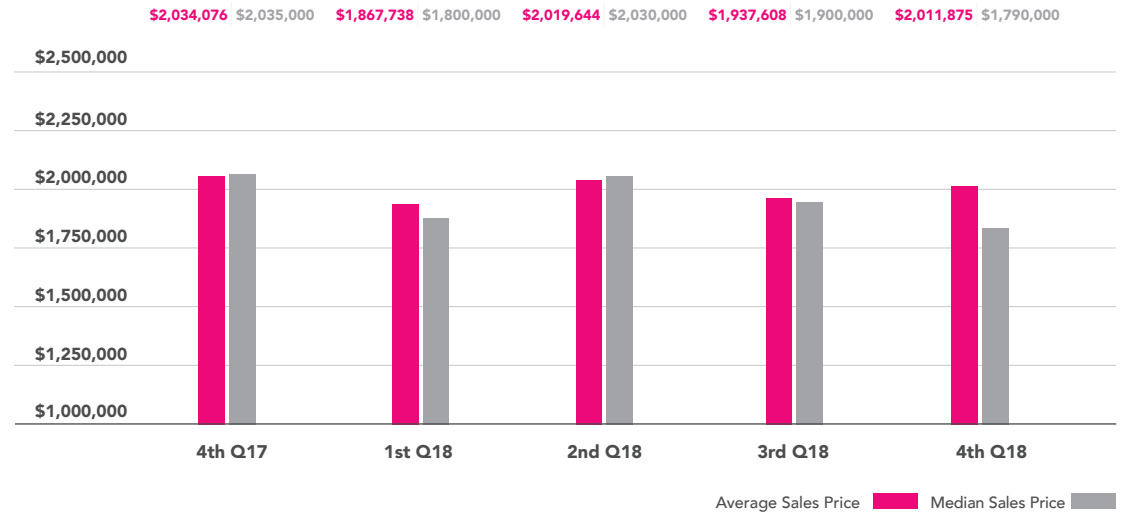




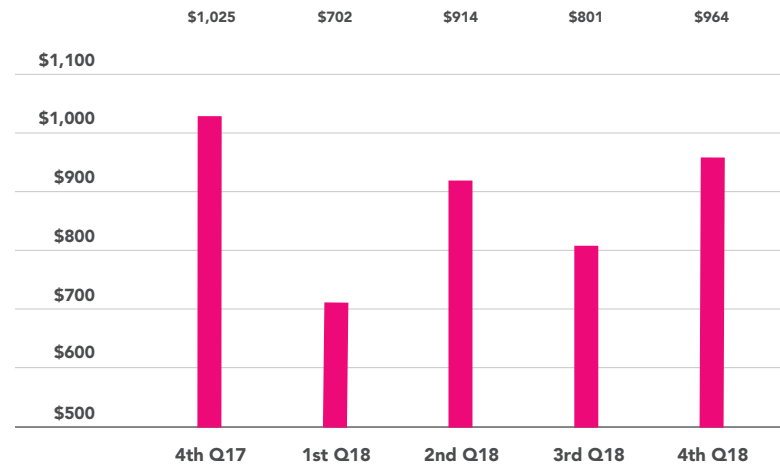
halstead.com WEB# 18203120

The average 1-3 family price was 1% lower than 2017's fourth quarter.

Average & Median Sales Price



Average Price Per Square Foot





halstead.com WEB# 19279384



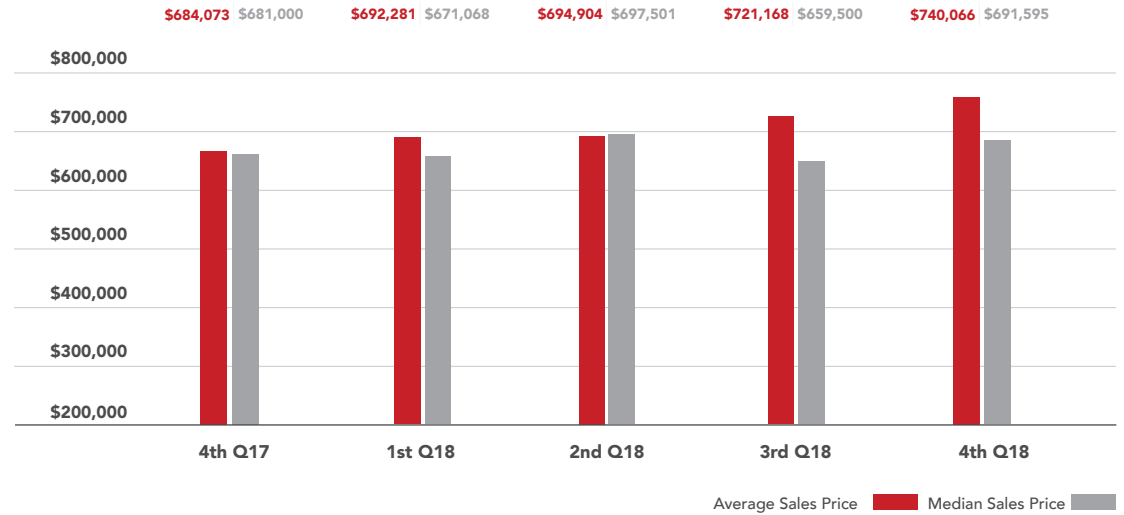
halstead.com WEB# 18857996

At \$740,066, the average apartment price was 8% higher than a year ago.

The median price rose 2% to \$691,595.

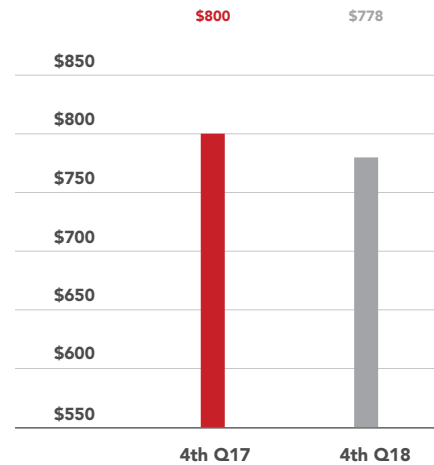
Cooperatives & Condominiums

Average & Median Sales Price



Condominium

Average Price Per Square Foot





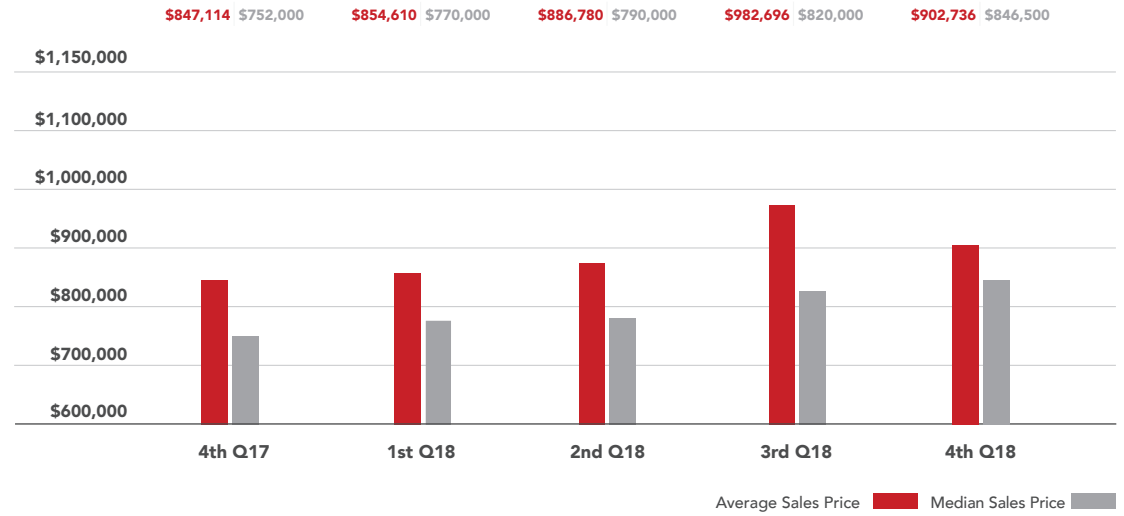
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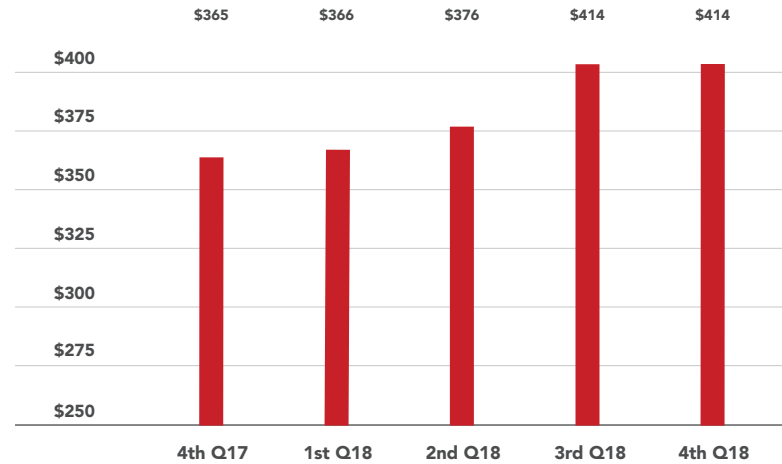
halstead.com WEB# 19048996

1-3 family house prices averaged 7% more than a year ago.

Average & Median Sales Price



Average Price Per Square Foot





halstead.com WEB# 19258517



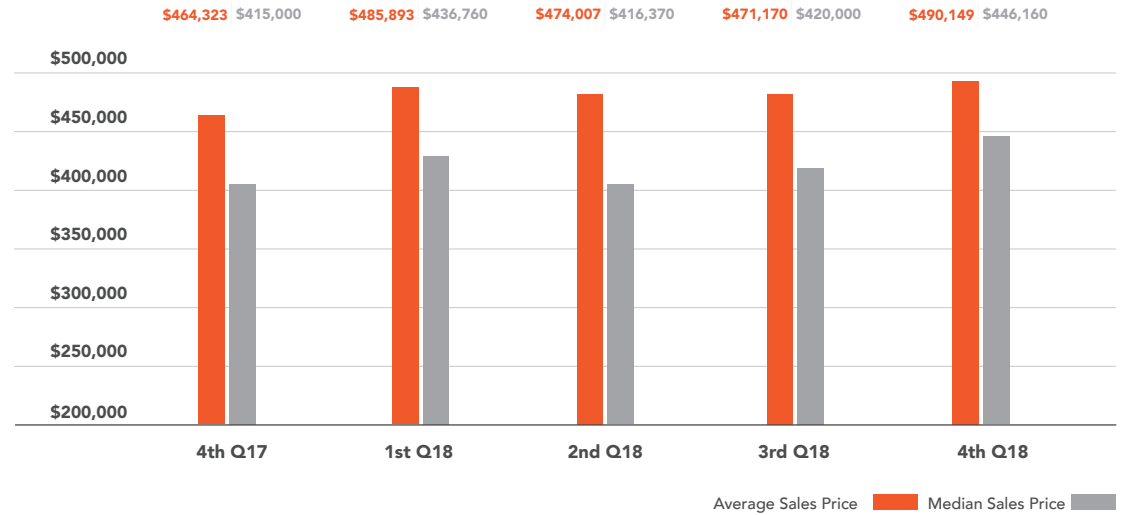
halstead.com WEB# 19107214

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.

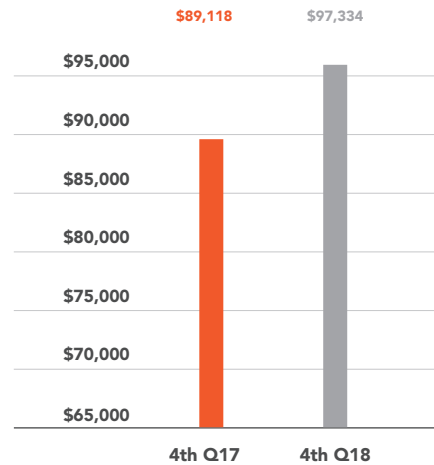
Cooperatives & Condominiums

Average & Median Sales Price



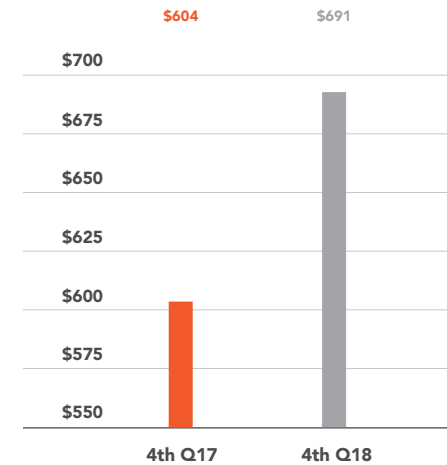
Cooperative

Average Price Per Room



Condominium

Average Price Per Square Foot

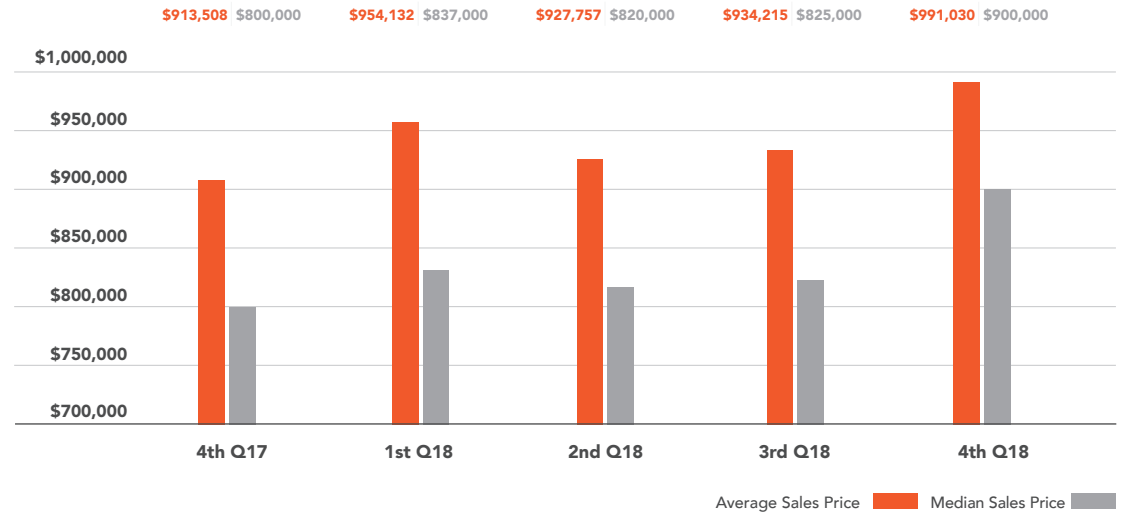




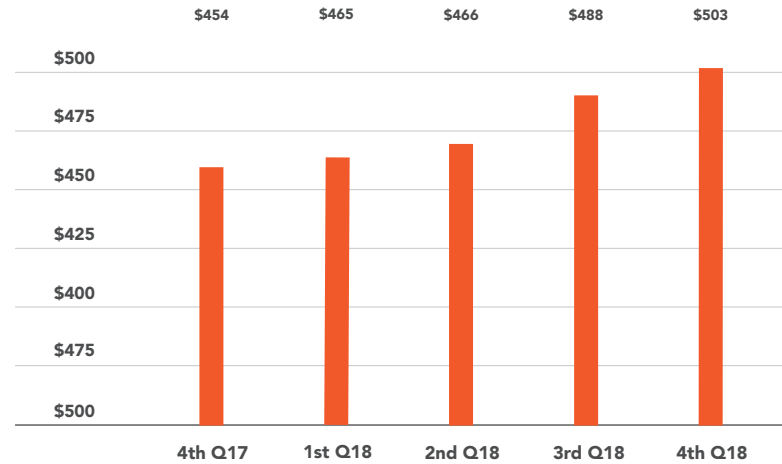
halstead.com WEB# 18701468

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

Average & Median Sales Price



Average Price Per Square Foot



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