



# Data Highlights

Cover Property: halstead.com WEB# 15453135

The average apartment price fell for the second straight quarter in Brooklyn, but remained **higher** than a year ago.



halstead.com WEB# 11971073



halstead.com WEB# 17437925

Records were set for both the average and median townhouse prices.

At \$1,205,566 the average townhouse price was 16% higher than the third quarter of 2016.

# All Brooklyn

COOPERATIVES & CONDOMINIUMS\*

Apartment prices averaged \$845,879 in

Brooklyn, a 2% increase from 2016's third quarter.

The average condo price per square foot rose 13% over the past year to \$994.

## COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



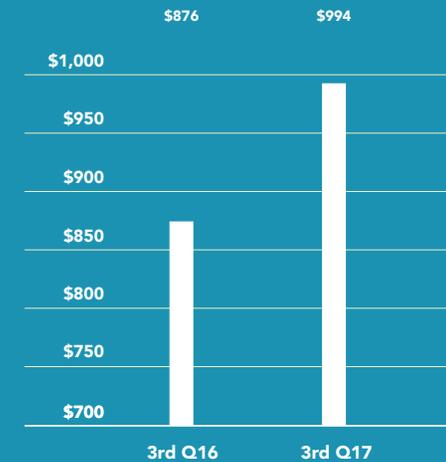
## COOPERATIVE

Average Price Per Room



## CONDOMINIUM

Average Price Per Square Foot



\* Includes new development and resale apartments.

3Q17 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.

# All Brooklyn

1-4 FAMILY HOUSES

Prices for Brooklyn townhouses averaged a record \$1,205,566 in the third quarter.

The median price of

**\$935,000** also set a record,

and was 12% higher than 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



# Brownstone Brooklyn

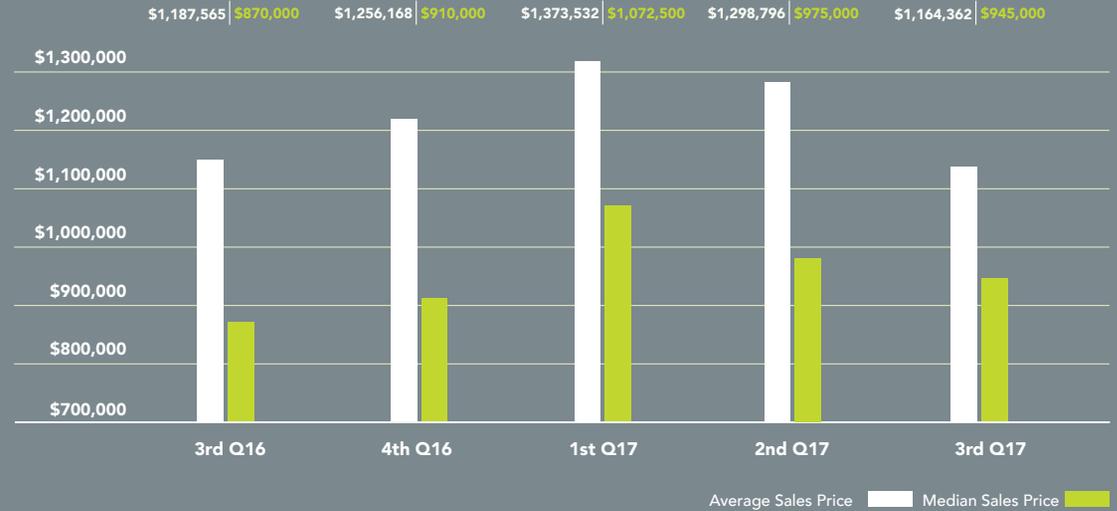
COOPERATIVES & CONDOMINIUMS

The average apartment price fell 2% over the past year, while the median price rose 9%.

Condo prices averaged \$1,213 per square foot, a 10% improvement compared to a year ago.

## COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



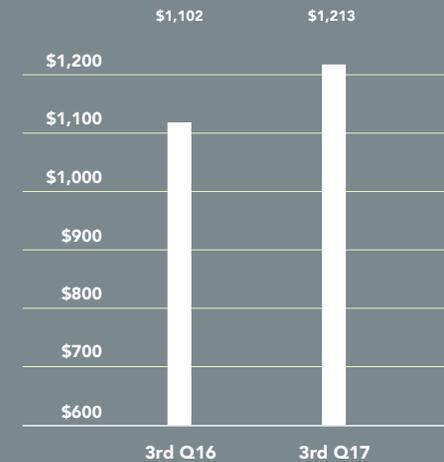
## COOPERATIVE

Average Price Per Room



## CONDOMINIUM

Average Price Per Square Foot



# Brownstone Brooklyn

1-4 FAMILY HOUSES

Both the average and median  
townhouse prices were **15%**  
higher than the third quarter of  
2016.

## AVERAGE & MEDIAN SALES PRICE



## AVERAGE PRICE PER SQUARE FOOT



# North Brooklyn

## COOPERATIVES & CONDOMINIUMS

Condo prices rose sharply in North Brooklyn, with their average price per square foot 18% higher than a year ago.

### COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



### CONDOMINIUM

Average Price Per Square Foot



# North Brooklyn

1-4 FAMILY HOUSES

The median townhouse price

rose slightly over the past

year, while the average price fell in

North Brooklyn.

## AVERAGE & MEDIAN SALES PRICE



## AVERAGE PRICE PER SQUARE FOOT



# Central Brooklyn

COOPERATIVES & CONDOMINIUMS

Apartments in Central Brooklyn

posted **strong** price

increases compared to a year ago.

Condo prices rose 18% over the past

year to an average of **\$774** per

square foot.

## COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



## CONDOMINIUM

Average Price Per Square Foot



# Central Brooklyn

1-4 FAMILY HOUSES

The average townhouse price

rose 15% from a year ago to

\$964,985.

## AVERAGE & MEDIAN SALES PRICE



## AVERAGE PRICE PER SQUARE FOOT



# South Brooklyn

COOPERATIVES & CONDOMINIUMS

South Brooklyn apartment prices

averaged \$449,238, 10% more than 2016's third quarter.

## COOPERATIVES & CONDOMINIUMS

Average & Median Sales Price



## COOPERATIVE



## CONDOMINIUM

Average Price Per Square Foot



# South Brooklyn

1-4 FAMILY HOUSES

At \$964,485, the average

townhouse price was 10%

higher than a year ago.

## AVERAGE & MEDIAN SALES PRICE



## AVERAGE PRICE PER SQUARE FOOT





## OFFICES MANHATTAN

**PARK AVENUE**  
499 Park Avenue  
New York, NY 10022  
212.734.0010

**EAST SIDE**  
770 Lexington Avenue  
New York, NY 10065  
212.317.7800

**WEST SIDE**  
408 Columbus Avenue  
New York, NY 10024  
212.769.3000

**VILLAGE**  
831 Broadway  
New York, NY 10003  
212.381.6500

**SOHO**  
451 West Broadway  
New York, NY 10012  
212.381.4200

**HARLEM**  
2169 Frederick Douglass Boulevard  
New York, NY 10026  
212.381.2570

**WASHINGTON HEIGHTS**  
819 West 187th Street  
New York, NY 10033  
212.381.2452

**RIVERDALE**  
**RIVERDALE JOHNSON**  
3531 Johnson Avenue  
Riverdale, NY 10463  
718.878.1700

**RIVERDALE MOSHOLU**  
5626 Mosholu Avenue  
Riverdale, NY 10471  
718.549.4116

**BROOKLYN**  
**BROOKLYN HEIGHTS**  
122 Montague Street  
Brooklyn, NY 11201  
718.613.2000

**NORTH SLOPE**  
76 Seventh Avenue  
Brooklyn, NY 11217  
718.399.2222

**PARK SLOPE**  
160 7th Avenue  
Brooklyn, NY 11215  
718.878.1960

**COBBLE HILL**  
162 Court Street  
Brooklyn, NY 11201  
718.613.2020

**BEDFORD STUYVESANT**  
316 Stuyvesant Avenue  
Brooklyn, NY 11233  
718.613.2800

**SOUTH SLOPE**  
1214 8th Avenue  
Brooklyn, NY 11215  
718.878.1888

**FORT GREENE**  
725 Fulton Street  
Brooklyn, NY 1127  
718.613.2800

**HUDSON VALLEY**  
**HUDSON**  
526 Warren Street  
Hudson, NY 12534  
518.828.0181

**CONNECTICUT**  
**DARIEN**  
671 Boston Post Road  
Darien, CT 06820  
203.655.1418

**NEW CANAAN - ELM STREET**  
183 Elm Street  
New Canaan, CT 06840  
203.966.7800

**NEW CANAAN - SOUTH AVENUE**  
6 South Avenue  
New Canaan, CT 06840  
203.966.7772

**ROWAYTON**  
140 Rowayton Avenue  
Rowayton, CT 06853  
203.655.1418

**GREENWICH**  
125 Mason Street  
Greenwich, CT 06830  
203.869.8100

**STAMFORD**  
1099 High Ridge Road  
Stamford, CT 06905  
203.329.8801

**WESTPORT**  
379 Post Road East  
Westport, CT 06880  
203.221.0666

**WILTON**  
21 River Road  
Wilton, CT 06897  
203.762.8118

**QUEENS**  
**LONG ISLAND CITY**  
47-12 Vernon Boulevard  
Queens, NY 1110  
718.878.1800

**FOREST HILLS**  
108-23 Ascan Avenue  
Forest Hills, NY 11375  
Main #: 718-520-0303

**NEW JERSEY**  
**HOBOKEN**  
200 Washington Street  
Hoboken, NJ 07030  
201.478.6700

**MONTCLAIR**  
635 Valley Road,  
Montclair, NJ 07030  
973.744.6033

**HAMPTONS**  
**EAST HAMPTON**  
2 Newtown Lane  
East Hampton, NY 11937  
631.324.6100

**SOUTHAMPTON**  
31 Main Street  
Southampton, NY 11968  
631.283.2883

**CORPORATE**  
**COMMERCIAL SALES**  
770 Lexington Avenue  
New York, NY 10065  
212.381.3208

**DEVELOPMENT MARKETING**  
445 Park Avenue  
New York, NY 10022  
212.521.5703

**GLOBAL SERVICES**  
770 Lexington Avenue  
New York, NY 10065  
212.381.6521

**MANAGEMENT COMPANY**  
770 Lexington Avenue, 7th floor  
New York, NY, 10065  
212.508.7272

Prepared by Gregory Heym,  
Chief Economist,  
Halstead Property, LLC.

©2017 by Halstead Property, LLC. All Rights Reserved. This information may not be copied, commercially used or distributed without Halstead Property's prior consent. While information is believed true, no guaranty is made of accuracy.