

NYC INVESTMENT SALES AND ADVISORY

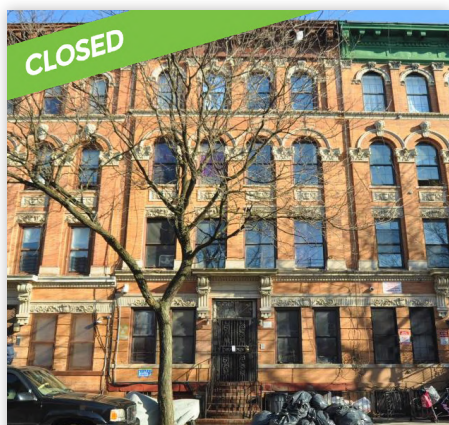
NORTHEAST BROOKLYN & QUEENS MARKET REPORT

MAY
2021

MANHATTAN | BROOKLYN | BRONX | QUEENS

MAY 2021 SALES ACTIVITY

NORTHEAST BROOKLYN & QUEENS



22 Covert Street
(Part of 7 Building Package)



707 Hart Street



72-04 Forest Avenue

ADDRESS	SALE PRICE	TOTAL	ASSET CLASS	NEIGHBORHOOD
1 7 Building Package	\$19,440,000	36	Mixed Use	Bushwick
2 707 Hart Street	\$3,990,000	8	Multi-Family	Bushwick
3 326 Eldert Street	\$2,550,000	4	Multi-Family	Bushwick
4 72-04 Forest Avenue	\$2,150,000	6	Mixed Use	Ridgewood
5 301 Halsey Street	\$2,110,000	11	Mixed Use	Bed-Stuy
6 17-16 Linden Street	\$1,900,000	6	Multi-Family	Ridgewood
7 20-31 Palmetto Street	\$1,700,000	6	Multi-Family	Ridgewood
8 61-05 Catalpa Avenue	\$1,600,000	8	Multi-Family	Ridgewood
9 17-25 Himrod Street	\$1,600,000	6	Multi-Family	Ridgewood
10 225 Malcolm X Boulevard	\$1,600,000	4	Mixed Use	Bed-Stuy

SELECT SALES ABOVE

*Transactions above \$1,000,000-\$50,000,000 from May 1, 2021 - May 31, 2021

*Zip Codes: 11205,11206,11207,11216,11221,11233,11237,11385

*Neighborhoods include: Bedford-Stuyvesant, Bushwick, Ocean Hill, & Ridgewood

COMPLETE MARKET METRICS

19

TRANSACTIONS
SOLD

\$51.23M

\$ VOLUME
SOLD

128

UNITS
SOLD

28,225

BSF
SOLD

For More Information, Contact:

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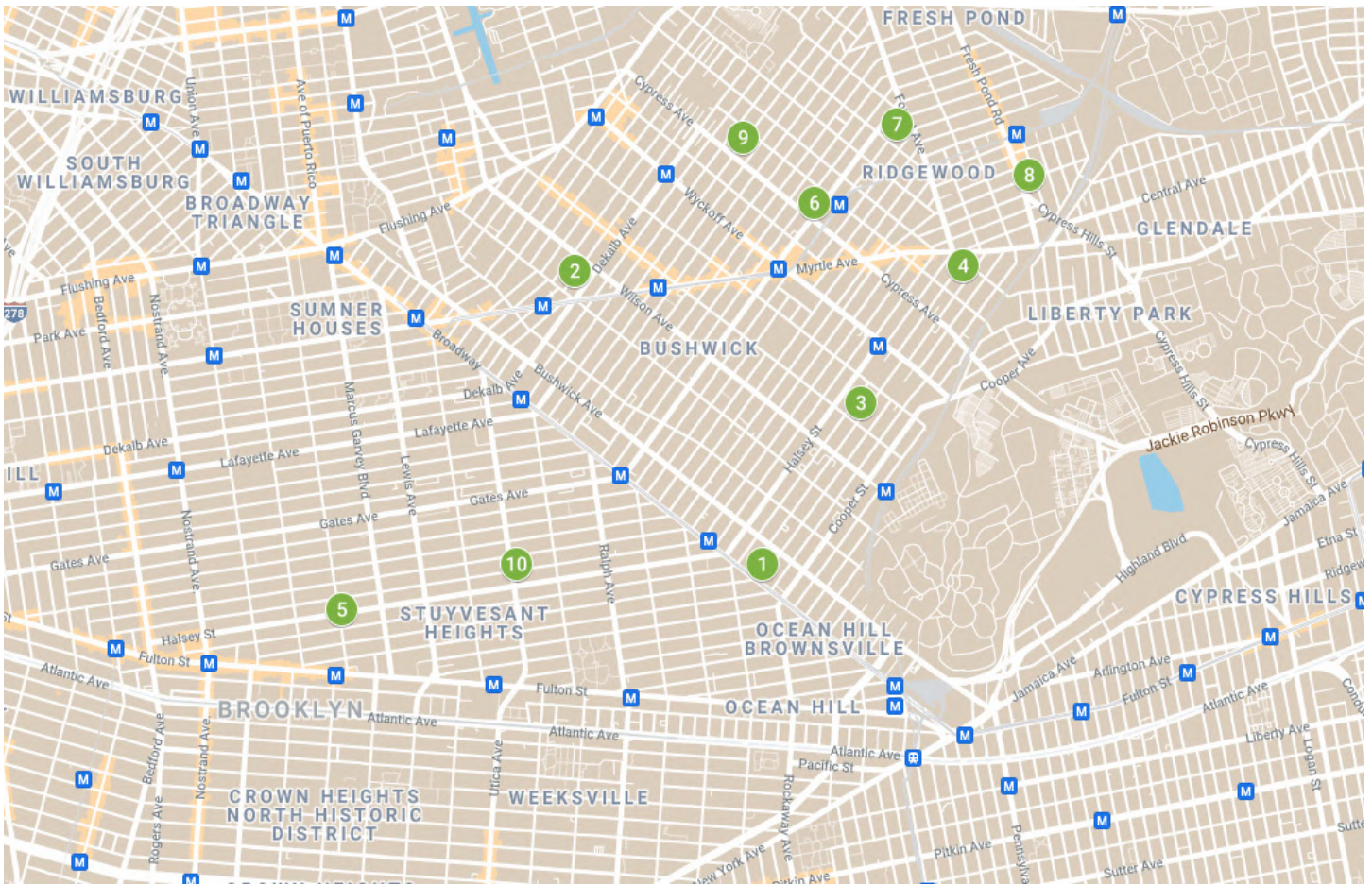
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MONTH OVER MONTH

COMPARED TO APRIL 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
MAY 2021	19	\$51,227,500	128
APRIL 2021	8	\$23,313,488	77
% of CHANGE	↑ +138% MoM	↑ +102% MoM	↑ +66% MoM

YEAR OVER YEAR

COMPARED TO MAY 2020

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
MAY 2021	19	\$51,227,500	128
MAY 2020	5	\$9,353,500	28
% of CHANGE	↑ +280% YoY	↑ +448% YoY	↑ +357% YoY

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IPRG ADVANTAGE



1
POWERFUL
TEAM

650+
PROPERTIES SOLD

OVER
\$2B
TOTAL SALES

WHY US?



Track Record

The market specialists.

We have sold hundreds of NYC investment properties for over \$2 billion, with numerous price records across all asset classes.



Our People

All brokers are not created equal.

We are expert brokers that provide strategic guidance to best navigate the sales process and achieve optimal results.



Tech + Data

Information is power.

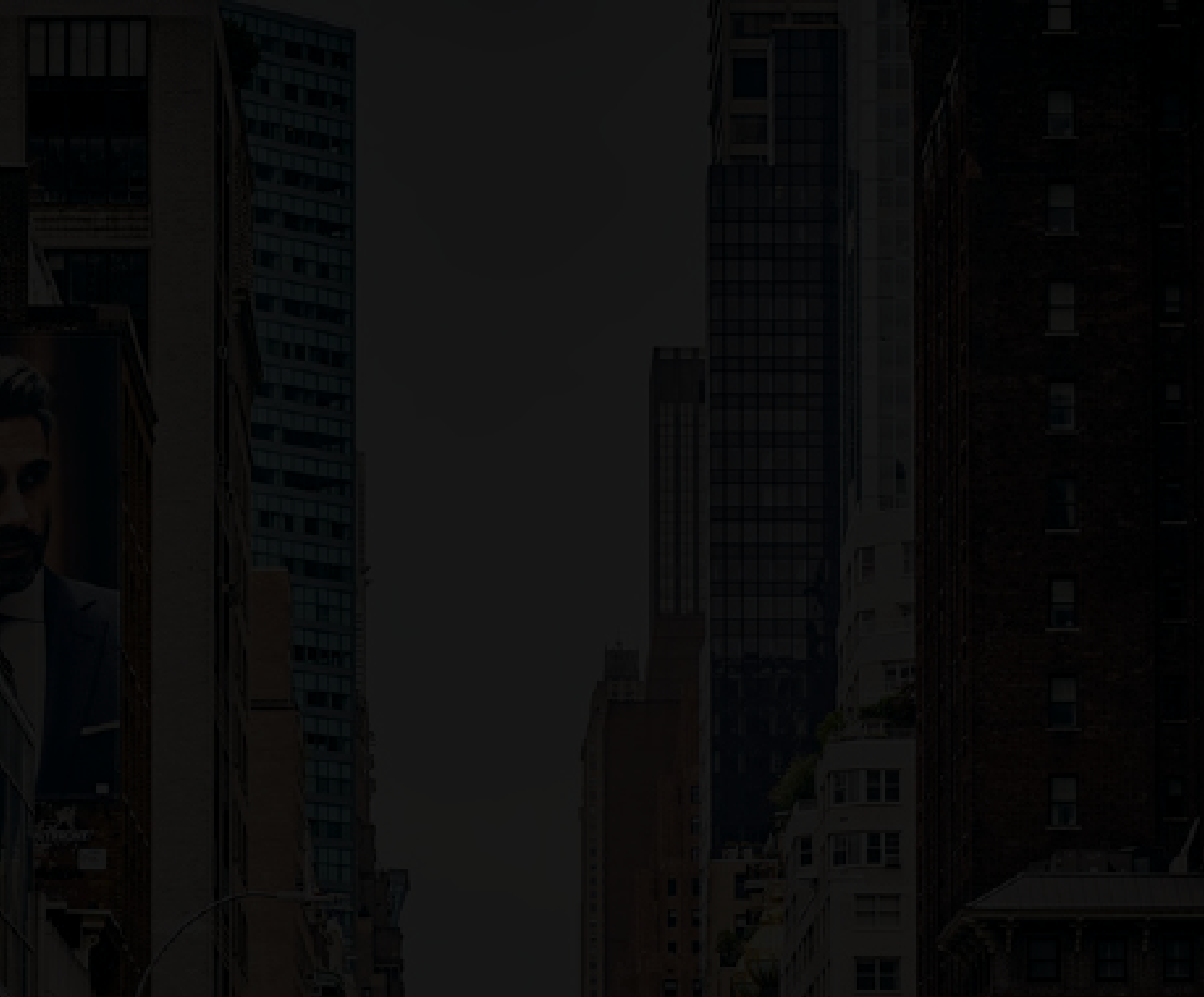
We utilize our proprietary database firm-wide to efficiently connect sellers with buyers.



One Team

Strength in numbers.

We've created a collaborative team and territory approach with NYC market coverage and information sharing.



IPRG

WWW.IPRG.COM | 718.360.8801

