



# **BROWNSTONE BROOKLYN MARKET REPORT**

**JUNE 2022**

**INVESTMENT PROPERTY REALTY GROUP**

### BROWNSTONE BROOKLYN JUNE 2022 COMPLETE MARKET METRICS

# 15

TRANSACTIONS SOLD

# 85

UNITS SOLD

# \$53.41M

\$ VOLUME SOLD

# 0

BSF SOLD



**1467 BEDFORD AVE**



**308 HICKS ST**



**113 CONGRESS ST**



**204 PARK PL**

|    | ADDRESS                | PRICE       | TOTAL UNITS | ASSET TYPE   |
|----|------------------------|-------------|-------------|--------------|
| 1  | 1467 Bedford Avenue    | \$5,400,000 | 13          | Mixed Use    |
| 2  | 308 Hicks Street       | \$5,100,000 | 9           | Multi-Family |
| 3  | 113 Congress Street    | \$4,999,900 | 5           | Multi-Family |
| 4  | 204 Park Place         | \$4,800,000 | 5           | Multi-Family |
| 5  | 605 Carlton Avenue     | \$4,200,000 | 4           | Mixed Use    |
| 6  | 567 Vanderbilt Avenue  | \$3,850,000 | 8           | Mixed Use    |
| 7  | 221 Conover Street     | \$3,750,000 | 6           | Mixed Use    |
| 8  | 69 Lafayette Avenue    | \$3,600,000 | 7           | Mixed Use    |
| 9  | 401 5th Avenue         | \$3,345,000 | 5           | Mixed Use    |
| 10 | 216 Prospect Park West | \$2,850,000 | 3           | Mixed Use    |

**SELECT SALES ACTIVITY ABOVE**

Transactions between **\$1,000,000 - \$50,000,000** from **June 1, 2022 - June 30, 2022**

Does not include 1-3 family properties that are not re-developments

**Zip Codes:** 11201, 11205, 11213, 11215, 11216, 11217, 11231, 11232, 11238

**Neighborhoods:** Boerum Hill, Brooklyn Heights, Carroll Gardens, Clinton Hill, Cobble Hill, Columbia Waterfront, Crown Heights North, Downtown Brooklyn, Fort Greene, Gowanus, Greenwood Heights, Park Slope, Prospect Heights, Red Hook, Windsor Terrace

## MONTH OVER MONTH

COMPARED TO MAY 2022

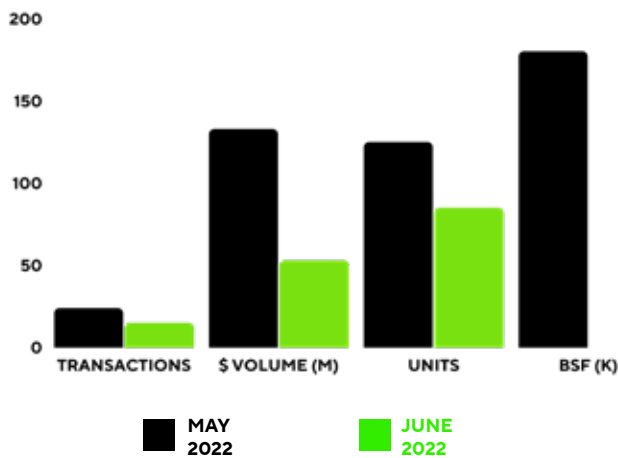
|                    | # OF TRANSACTIONS | DOLLAR VOLUME | # OF UNITS | BSF SOLD    |
|--------------------|-------------------|---------------|------------|-------------|
| <b>MAY 2022</b>    | 24                | \$133,400,590 | 125        | 180,046     |
| <b>JUNE 2022</b>   | 15                | \$53,409,900  | 85         | 0           |
| <b>% of CHANGE</b> | ↓ -38% MoM        | ↓ -60% MoM    | ↓ -32% MoM | ↓ -100% MoM |

## YEAR OVER YEAR

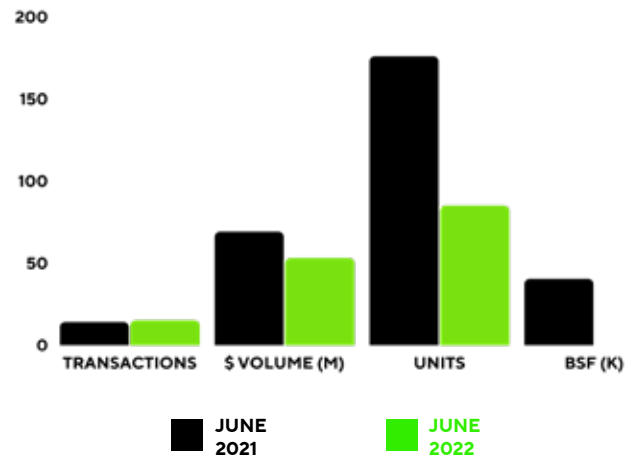
COMPARED TO JUNE 2021

|                    | # OF TRANSACTIONS | DOLLAR VOLUME | # OF UNITS | BSF SOLD    |
|--------------------|-------------------|---------------|------------|-------------|
| <b>JUNE 2021</b>   | 14                | \$69,076,263  | 176        | 39,558      |
| <b>JUNE 2022</b>   | 15                | \$53,409,900  | 85         | 0           |
| <b>% of CHANGE</b> | ↑ +7% YoY         | ↓ -23% YoY    | ↓ -52% YoY | ↓ -100% YoY |

MONTH OVER MONTH



YEAR OVER YEAR



Contact the Brownstone Brooklyn Team For More Information

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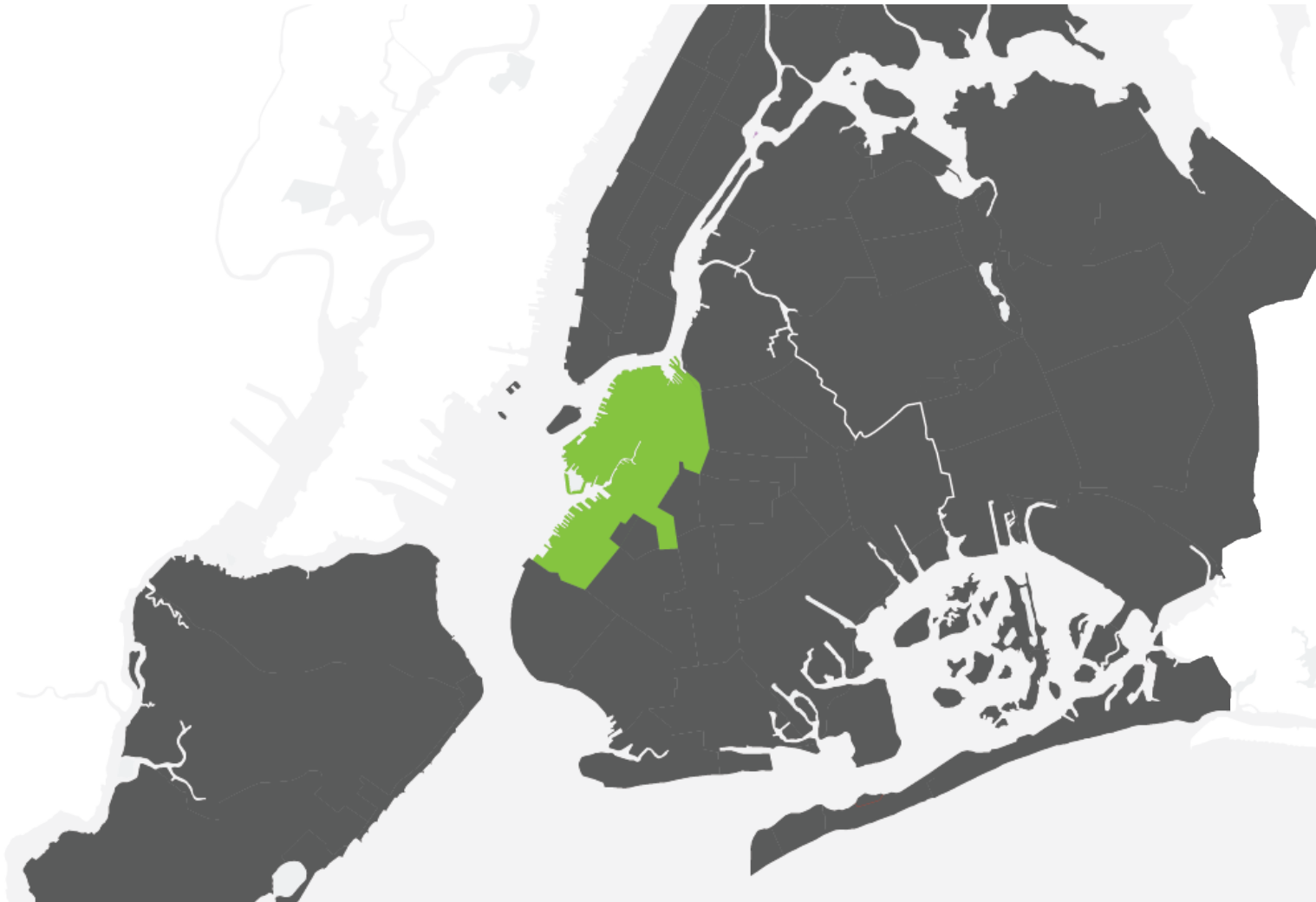
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# BROWNSTONE BROOKLYN JUNE 2022 REPORT

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