



# **NORTH BROOKLYN MARKET REPORT**

**JULY 2022**

**INVESTMENT PROPERTY REALTY GROUP**

## NORTH BROOKLYN JULY 2022 COMPLETE MARKET METRICS

9

TRANSACTIONS SOLD

\$38.59M

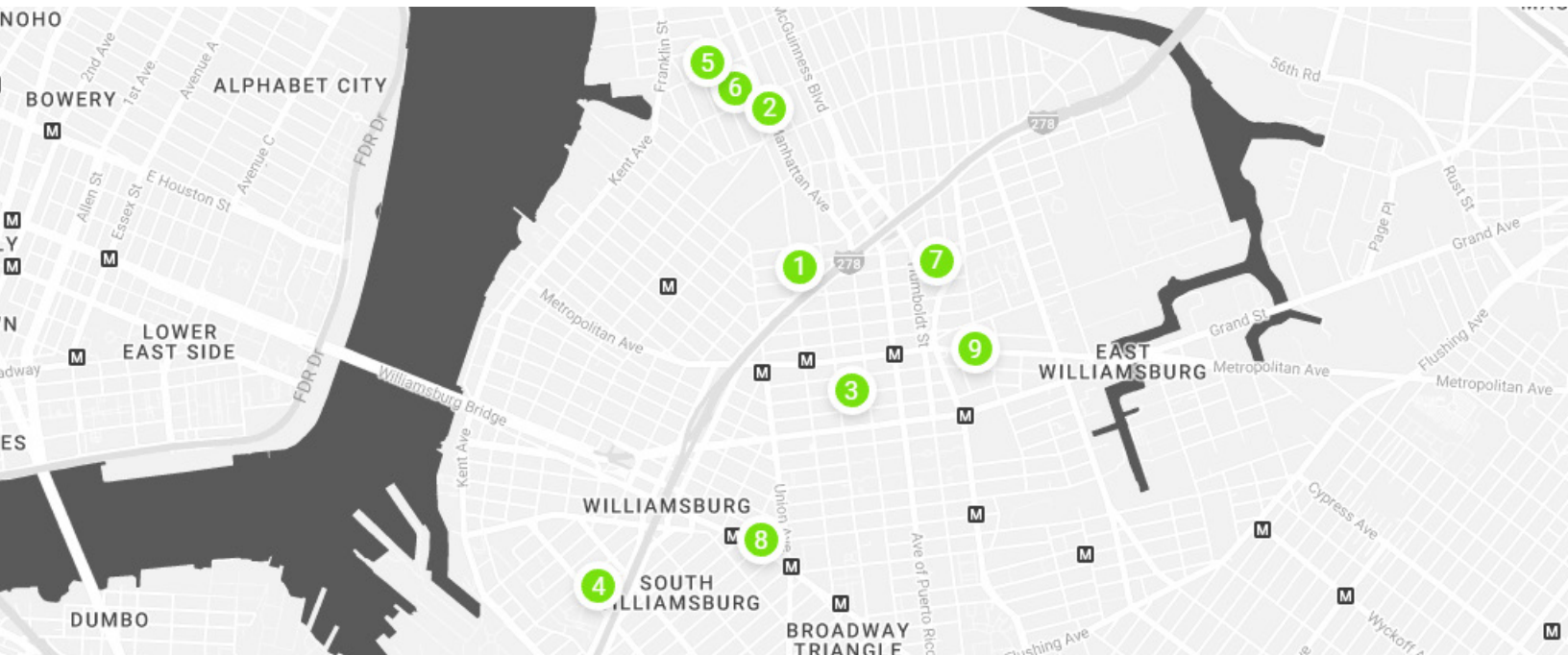
\$ VOLUME SOLD

39

UNITS SOLD

27,320

BUILDABLE SF SOLD



	ADDRESS	PRICE	NEIGHBORHOOD	ASSET TYPE	UNITS
1	68-70 Richardson St & 60 A Lorimer St	\$21,500,000	Williamsburg	Multi-Family	25
2	676 Manhattan Avenue	\$3,499,999	Greenpoint	Mixed Use	5
3	185 Ainslie Street	\$2,600,000	Williamsburg	Development	*5,800 BSF
4	139 Rodney Street	\$2,500,000	Williamsburg	Multi-Family	4
5	78 Meserole Avenue	\$2,085,500	Greenpoint	Development	*5,000 BSF
6	1005 Lorimer Street	\$1,925,000	Greenpoint	Development	*5,000 BSF
7	223 Frost Street	\$1,825,000	Williamsburg	Development	*5,000 BSF
8	5 New Montrose Avenue	\$1,650,000	Williamsburg	Development	*4,420 BSF
9	871 Metropolitan Avenue	\$1,000,000	Williamsburg	Development	*2,100 BSF

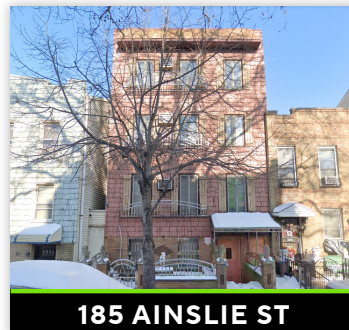
\*Development Site / Buildable Square Footage



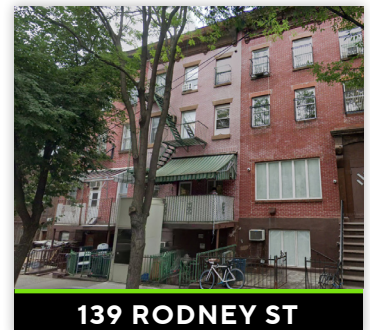
68-70 RICHARDSON ST



676 MANHATTAN AVE



185 AINSLIE ST



139 RODNEY ST

# NORTH BROOKLYN

## JULY 2022 MARKET ANALYSIS

Transactions between \$1,000,000 - \$50,000,000 from JULY 1, 2022 - JULY 31, 2022

Zip Codes: 11206, 11211, 11222, 11249

Neighborhoods: Greenpoint, Williamsburg

### MONTH OVER MONTH

COMPARED TO JUNE 2022

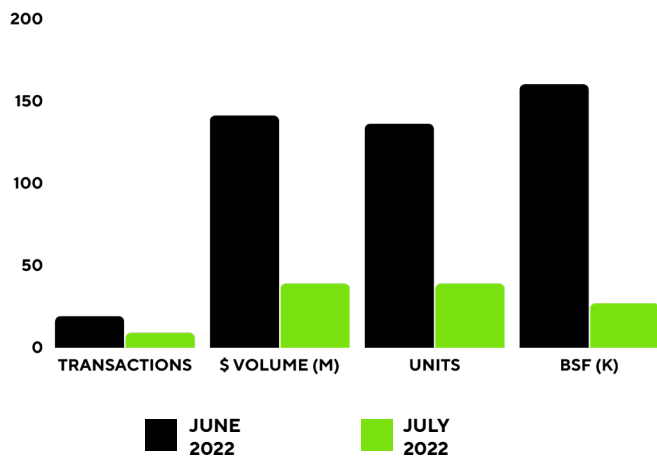
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
JUNE 2022	19	\$140,847,833	136	160,049
JULY 2022	9	\$38,585,499	39	27,320
% of CHANGE	↓ -53% MoM	↓ -73% MoM	↓ -71% MoM	↓ -83% MoM

### YEAR OVER YEAR

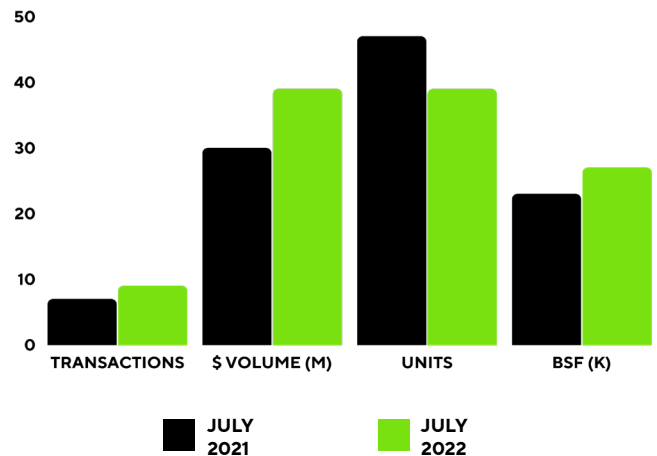
COMPARED TO JULY 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
JULY 2021	7	\$29,732,501	47	22,800
JULY 2022	9	\$38,585,499	39	27,320
% of CHANGE	↑ +29% YoY	↑ +30% YoY	↓ -17% YoY	↑ +20% YoY

#### MONTH OVER MONTH



#### YEAR OVER YEAR



Contact the North Brooklyn Team For More Information

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## NORTH BROOKLYN JULY 2022 REPORT

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