



NORTH BROOKLYN MARKET REPORT

JANUARY 2023

INVESTMENT PROPERTY REALTY GROUP

NORTH BROOKLYN JANUARY 2023 COMPLETE MARKET METRICS

6

TRANSACTIONS SOLD

\$74.74M

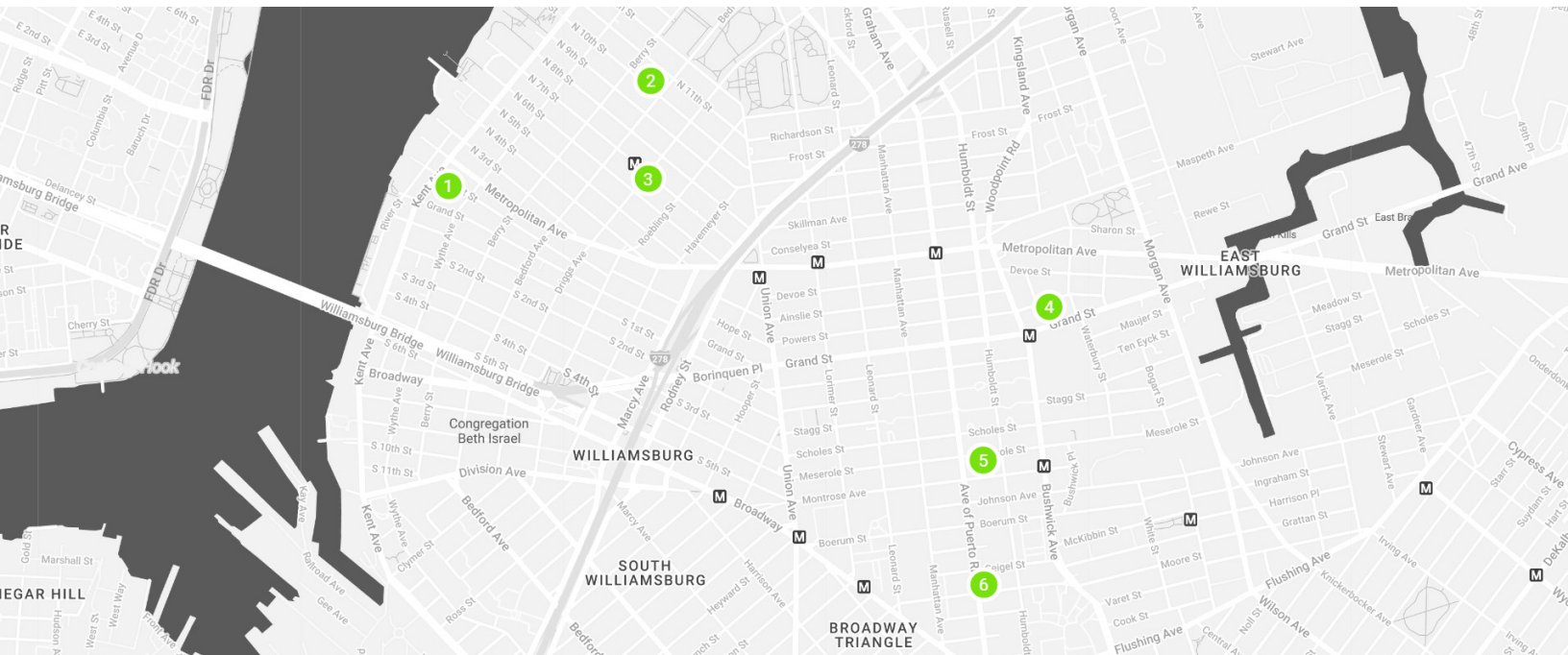
\$ VOLUME SOLD

104

UNITS SOLD

0

BUILDABLE SF SOLD



	ADDRESS	PRICE	NEIGHBORHOOD	ASSET TYPE	UNITS
1	50 North 1st Street	\$34,926,000	Williamsburg	Multi-Family	46
2	139 North 10th Street	\$27,815,000	Williamsburg	Multi-Family	36
3	555 Driggs Avenue	\$5,000,000	Williamsburg	Mixed Use	4
4	280 Powers Street	\$3,201,525	Williamsburg	Multi-Family	6
5	174 Meserole Street	\$2,650,000	Williamsburg	Multi-Family	5
6	84 Graham Avenue	\$1,150,000	Williamsburg	Mixed Use	7



50 NORTH 1ST ST



139 NORTH 10TH ST



555 DRIGGS AVE



280 POWERS ST

NORTH BROOKLYN

JANUARY 2023 MARKET ANALYSIS

Transactions between \$1,000,000 - \$50,000,000 from JANUARY 1, 2023 - JANUARY 31, 2023

Zip Codes: 11206, 11211, 11222, 11249

Neighborhoods: Greenpoint, Williamsburg

MONTH OVER MONTH

COMPARED TO DECEMBER 2022

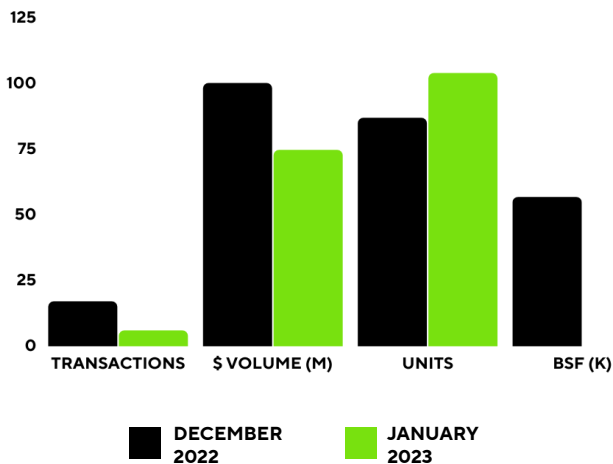
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
DECEMBER 2022	17	\$100,187,546	87	56,681
JANUARY 2023	6	\$74,742,525	104	0
% of CHANGE	↓ -65% MoM	↓ -25% MoM	↑ +20% MoM	↓ -100% MoM

YEAR OVER YEAR

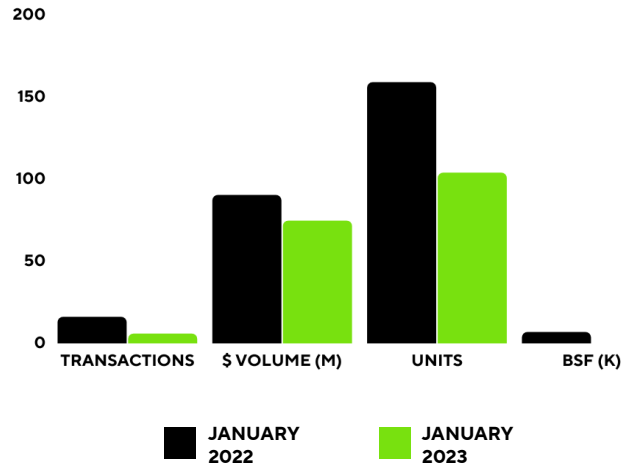
COMPARED TO JANUARY 2022

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
JANUARY 2022	16	\$90,285,000	159	6,600
JANUARY 2023	6	\$74,742,525	104	0
% of CHANGE	↓ -63% YoY	↓ -17% YoY	↓ -35% YoY	↓ -100% YoY

MONTH OVER MONTH



YEAR OVER YEAR



Contact the North Brooklyn Team For More Information

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NORTH BROOKLYN JANUARY 2023 REPORT

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