



RESIDENTIAL MARKET REPORTS

Brooklyn Aug 8th - Sep 4th

CHAVES
PERLOWITZ
LUFTIG
LLP

www.cpllawfirm.com

RESIDENTIAL MARKET REPORT

August 8th - September 4th

CHAVES
PERLOWITZ
LUFTIG
LLP

LOCATION	DEAL TYPE	CASH OR FINANCING	PURCHASE PRICE	LISITING PRICE	DISCOUNT %
Bay Ridge	House Purchase	Contingent	\$1,550,000.00	\$1,595,000	2.82%
Bay Ridge	Co Op Purchase	All Cash	\$550,000.00	\$550,000	0.00%
Bedford Stuyvesant	Condo Purchase	Contingent	\$760,000	\$849,000	10.48%
Bedford Stuyvesant	New Dev/Sponsor Purchase	Non-Contingent	\$874,000.00	\$945,000	7.51%
Bedford Stuyvesant	Condo Purchase	Contingent	\$980,000.00	\$995,000	1.51%
Brooklyn Heights	Co Op Purchase	Non-Contingent	\$1,895,000.00	\$1,895,000	0.00%
Crown Heights	Condo Purchase	All Cash	\$1,120,000.00	\$1,150,000	2.61%
Crown Heights	House Purchase	Contingent	\$1,637,500.00	\$1,675,000	2.24%
Flatbush	Co Op Purchase	Contingent	\$275,000.00	\$275,000	0.00%
Greenpoint	Condo Sale	Contingent	\$995,000.00	\$995,000	0.00%

RESIDENTIAL MARKET REPORT

August 8th - September 4th

CHAVES
PERLOWITZ
LUFTIG
LLP

LOCATION	DEAL TYPE	CASH OR FINANCING	PURCHASE PRICE	LISITING PRICE	DISCOUNT %
Prospect Heights	House Sale	Contingent	\$3,360,000.00	\$3,495,000	3.86%
Prospect Heights	Co Op Purchase	Contingent	\$495,000.00	\$500,000	1.00%
Prospect Heights	House Sale	All Cash	\$1,800,000.00	\$1,750,000	-2.86%
Prospect Heights	Co Op Purchase	Contingent	\$1,265,000.00	\$1,225,000	-3.27%
Prospect Park	Co Op Sale	Contingent	\$575,000.00	\$600,000	4.17%
South Slope	Condo Purchase	Contingent	\$475,000.00	\$475,000	0.00%
Stuyvesant Heights	New Dev/Sponsor Purchase	Contingent	\$875,000.00	\$875,000	0.00%
Williamsburg	Condo Purchase	Non-Contingent	\$1,750,000.00	\$1,750,000	0.00%
Williamsburg	Condo Sale	Non-Contingent	\$1,165,000.00	\$1,150,000	-1.30%

AVG Price	AVG Listing Price	AVG Discount %
\$1,178,763.15	\$1,197,053	1.5%