

# Elliman Report

## Q1-2022 Brooklyn, NY Sales

“Low listing inventory has kept the record pricing pattern going.”

Brooklyn Matrix	Q1-2022	%Δ (QTR)	Q4-2021	%Δ (YR)	Q1-2021
Average Sales Price	\$1,208,929	2.6%	\$1,178,237	8.5%	\$1,114,193
Median Sales Price	\$948,500	0.8%	\$941,000	5.4%	\$900,000
Number of Sales (Closed)	3,666	14.0%	3,217	29.9%	2,822
Days on Market (From Last List Date)	110	11.1%	99	22.2%	90
Listing Discount (From Last List Price)	1.6%		2.3%		2.2%
Listing Inventory	2,913	5.0%	2,773	1.0%	2,885
Months of Supply	2.4	-7.7%	2.6	-22.6%	3.1
Year-to-Date	Q1-2022	%Δ (QTR)	Q4-2021	%Δ (YR)	Q1-2021
Average Sales Price (YTD)	\$1,208,929	N/A	N/A	8.5%	\$1,114,193
Median Sales Price (YTD)	\$948,500	N/A	N/A	5.4%	\$900,000
Number of Sales (YTD)	3,666	N/A	N/A	29.9%	2,822

Median sales price rose to a record during seven of the past eight quarters, with nearly the same pattern observed for the average sales price. Median sales price rose 5.4% year over year to a record \$948,500, 18.1% above the same period in 2020, just before the pandemic. Average sales price increased

8.5% annually to a record \$1,208,929, 19.2% more than the pre-pandemic level. The average sales price has exceeded the \$1.2 million threshold for two of three quarters. The number of sales surged 29.9% to 3,666, the highest first-quarter total in fifteen years and 45.2% higher than pre-pandemic levels.