



DYKER HEIGHTS

A monthly analysis of residential sales
in Dyker Heights, Brooklyn

January 2017





Residential Market Report, January 2017

Dyker Heights, Brooklyn

SUMMARY

MEDIAN SALE PRICE

\$561K

-25% YoY

NO. OF TRANSACTIONS

7

133% YoY

MEDIAN PRICE/SQ.FT.

\$615

3% YoY

BROOKLYN
MEDIAN SALE PRICE

\$672K

10% YoY

NEIGHBORHOOD BOUNDARIES

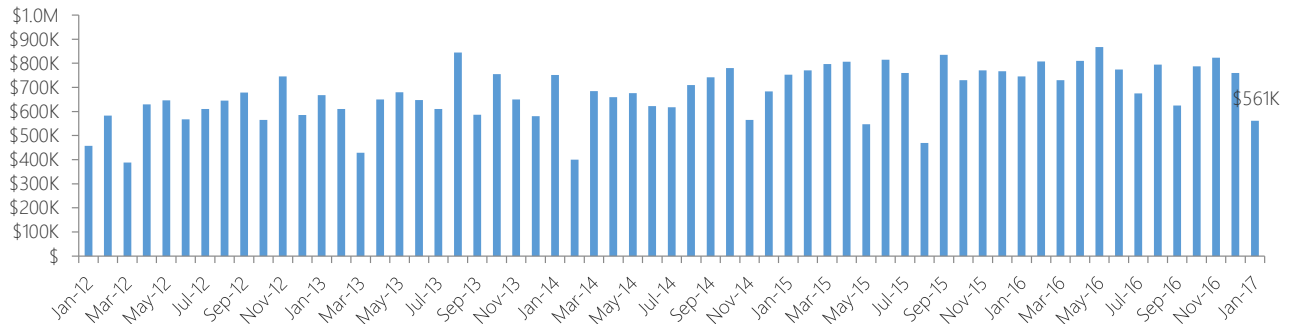




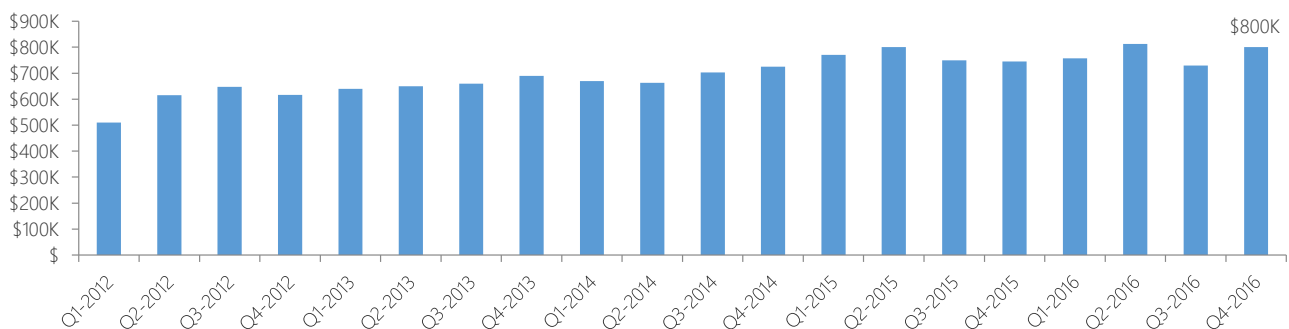
The RATNER Team Market Reports

RESIDENTIAL STATS

Median Sale Price by Month

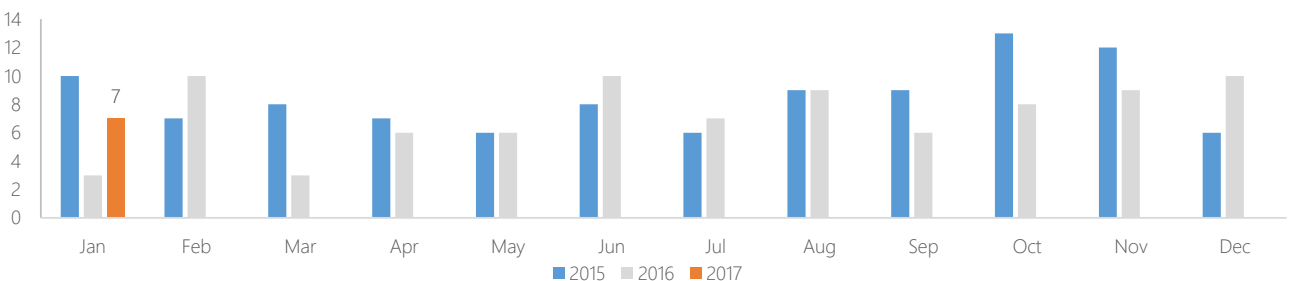


Median Sale Price by Quarter



Number of Transactions

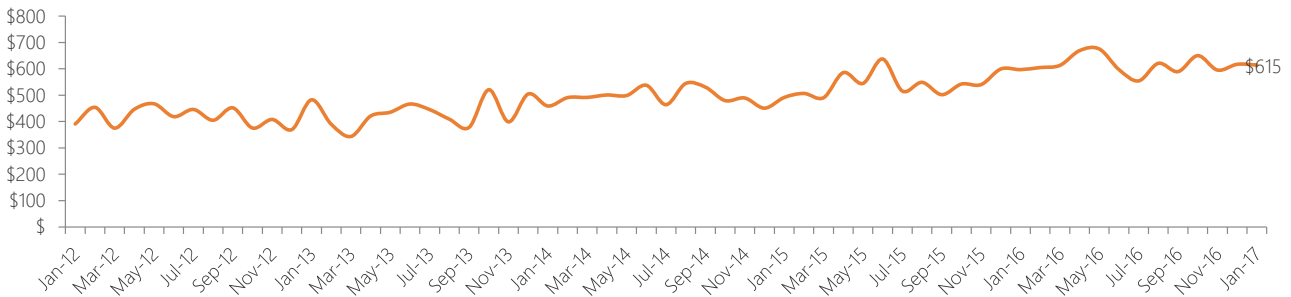
Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
2012	16	7	7	8	10	10	7	15	16	8	9	5
2013	8	9	8	11	5	11	8	2	8	16	9	4
2014	9	5	9	10	6	8	14	8	8	11	8	17
2015	10	7	8	7	6	8	6	9	9	13	12	6
2016	3	10	3	6	6	10	7	9	6	8	9	10
2017	7											





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Median Sale Price per Square Foot

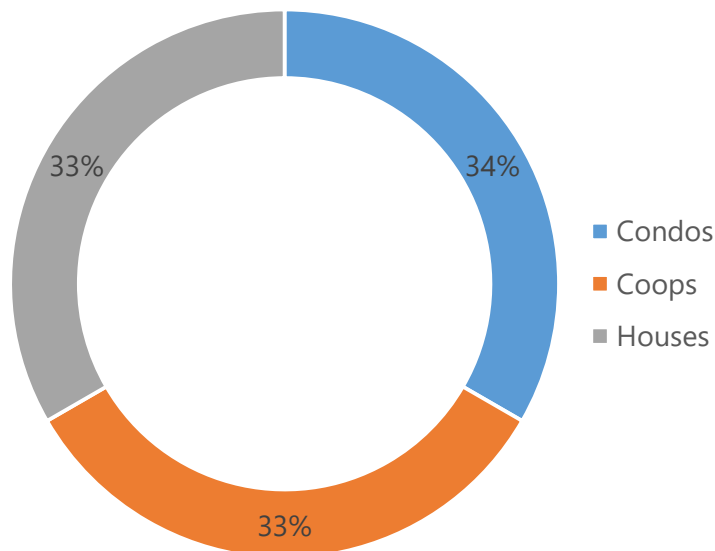


RESIDENTIAL SALES BREAKDOWN

Type of Residential Properties Sold

Property Type	Median sale price	Y-o-Y	Median sale price/sqft	Y-o-Y	Transactions
Condos	\$561,085	8%	\$615	-2%	2
Coops	\$218,678	-	-	-	2
Houses	\$985,000	32%	\$614	4%	2

Number of Sales by Building Type





LIST OF TRANSACTIONS

Address	BBL	Sale date	Sale price	Property type	Sqft
7701 10 Ave	3-05965-0010	25-Jan-17	\$1,150,000	House	1,888
1143 74 St	3-06198-0061	10-Jan-17	\$820,000	House	1,326
1309 Ovington Ave #2	3-05768-1302	3-Jan-17	\$623,169	Condo	
1369 Bay Ridge Ave #3A	3-05775-1015	10-Jan-17	\$499,000	Condo	812
880 68 St #3C	3-05770-0036	31-Jan-17	\$327,357	Coop	
760 67 St #1F	3-05858-0030	31-Jan-17	\$110,000	Coop	