Runs from Metropolitan Avenue on the south, to the BQE on the east, to Newton Creek & Long Island City at the Pulaski Bridge on the north and to the East River on the west.

Once called the “garden spot of Brooklyn,” Greenpoint is the northernmost neighborhood in Brooklyn, and this hangout has it all: Condos, condos and more condos for sale and for rent, including endless new condo developments that offer lofts and a large number of bedrooms at different levels of luxury. Rentals in Greenpoint, some in apartments and many in wood-frame houses, are less expensive than in neighboring Williamsburg.

Greenpoint was for years an industrial neighborhood with factories, docks, warehouses. But after Williamsburg exploded and priced artists out, Greenpoint began thriving from the spillover. Now, a planned redevelopment of the Greenpoint waterfront includes high-rises that are slated to open to join Greenpoint’s new developments of apartments to buy and apartments to rent. Residents will take advantage of staggering views of Manhattan. But if you’re looking for something older, Greenpoint also boasts a beautiful historic district and amazing architecture. Turn-of-the-century classic row houses and red brick and limestone brownstones and townhouses can be found on numerous side streets, surrounded by historic churches. And a great selection of art galleries, yoga studios, cafés, shops and restaurants (including the brunch capital of Brooklyn, Enid’s), make this neighborhood one of the best places to be in Brooklyn. McCarren Park offers green spaces with a farmer’s market, athletic track and dog run in the park to help keep Greenpoint’s “neighborhood” feel.

**Saturday Morning**

*My favorite thing to do on Saturday morning is to walk down Manhattan Avenue to Peter Pan for the best doughnuts in the city, then head to McCarren Park to the fantastic farmer’s market to do my grocery shopping for the week!*
Runs from Atlantic Avenue on the South to Nassau Street on the north; from Flatbush Avenue on the West to Washington Avenue on the East.

If you want to live in Fort Greene why not start at the top? One Hanson Place, Brooklyn’s tallest building, has been converted into spectacular new condos with showplace views.

When you come back to earth, saunter over to Fort Greene Park, created in 1848 at the instigation of poet/newspaper editor Walt Whitman. Now tennis players, joggers, and dog people all share this spot of greenery, which was planned by Frederick Law Olmsted and Calvert Vaux, the designers of Central Park. Over on Dekalb Avenue, you can find boutique shops like Carol’s Daughter (a beauty products company backed by Will Smith and Jay-Z) and great eats ranging from soul food to sushi. The area, built up mostly around the Civil War, is architecture heaven. There are beautiful churches like that of St. Michael and St. Edward (a twin-towered beauty that looks like a medieval French castle); rows of lovely brownstones near the park; and, great for renters, reasonably priced apartments with lots of sunlight! Best of all, home’s amazingly convenient; you’re walking distance from Brooklyn’s active and antic downtown.
Brooklyn Heights

Runs from Atlantic Avenue in the south to the Brooklyn Promenade on the west and north, Cadman Plaza and Clinton Street on the east.

The elegant townhouses that line the Brooklyn Promenade are some of the most coveted homes for sale in Brooklyn Heights. These 19th-Century mansions were built to take advantage of Brooklyn Heights' sweeping views of the water and the Manhattan skyline, and these townhouses can have details like multiple fireplaces, libraries, and even the occasional elevator. The Promenade itself is the gem of Brooklyn Heights, a half-mile long waterfront esplanade that draws visitors all year round. With panoramic views of Manhattan and yet an easy commute in, Brooklyn Heights is the perfect marriage of convenience and beauty.

But the charm of Brooklyn Heights is that beautiful, tree-lined streets are everywhere. Many sport historic brownstones which have been converted into small co-ops, so that you can buy or rent a two- or three-bedroom Brooklyn Heights apartment which still boasts many of its original Greek Revival details. New condo buildings are designed with common roof decks to take advantage of Brooklyn Heights' marvelous location. There are converted warehouses, too, like the Eagle, which sits on the site of the Brooklyn newspaper once run by Walt Whitman, and now offers Brooklyn Heights lofts with high ceilings, chef’s kitchens, and a doorman. Everything you need — from dog runs to banks to grocery stores — is here in Brooklyn Heights. If you’re an adventurous diner, check out Henry’s End, which has a Wild Game Festival which features dishes like “BBQ Rattlesnake Salad” and “Antelope Au Poivre.”

Having lived in Brooklyn Heights for over 25 years, I can honestly say I have seen this neighborhood survive every growing pain and come out on top. As "Gateway to Brooklyn" The Heights is "old school" Brooklyn which can be a really cool thing.
One of Brooklyn’s largest neighborhoods, Park Slope offers an amazing array of meticulously renovated brownstone and limestone townhouses — both single-family and with rental units — as well as full-service loft and apartment co-op and condominium buildings. Apartment- and house-hunters alike will find Park Slope’s elegant layouts, 12-foot ceilings, wood-burning fireplaces, pocket doors and other turn-of-the-century details irresistible. One- and two-bedroom apartments in large apartment buildings are also plentiful in Park Slope. Newer zoning changes on Fourth Avenue are adding condos to Park Slope, with new buildings including The Argyle, Novo Park Slope at Fourth Avenue and Fourth Street, and the Crest at Fourth Avenue and Second Street.

Many of Park Slope’s brownstones and condos are “upslope” near the Park on Prospect Park West or Eighth Avenue. Seventh Avenue is a Park Slope commercial strip, with banks, restaurants and hardware stores. Move west (or “down slope”) and you’ll be drawn by the bars and restaurants of Fifth Avenue and the artsy programming of the Brooklyn Lyceum. You can also try the South Slope as Park Slope shades towards Windsor Terrace — all are areas of leafy brownstone-y goodness, and all are convenient to the F, R, or Q trains. Also important is what the neighborhood slopes to: Fans of Prospect Park, which was designed by the same landscapers as Central Park, love this swath of green, which contains a sixty-acre lake, and is indeed gorgeous and gigantic. For other entertainment, there’s The Brooklyn Museum, the Brooklyn Botanic Garden, and the central branch of the Brooklyn Public Library, all a stone’s throw away.
Runs from Old Fulton Street in the south to the Brooklyn Navy Yard in the north, from Nassau Street and the Brooklyn-Queens Expressway on the east, to the Brooklyn Bridge on the west.

DUMBO (which stands for Down Under the Manhattan Bridge Overpass) is a neighborhood of lofts and views; DUMBO offers spectacular views of both the Brooklyn and Manhattan bridges and the Manhattan skyline from many of its modern luxury condos. To take advantage of those views, the 33-story J Condo, the tallest building in DUMBO, offers an observatory deck as well as deep soaking tubs and a 24-hour doorman.

For fun, DUMBO renters and owners head to St. Ann’s Warehouse, which hosts bands and performances; tour DUMBO art galleries, which showcase some of the work produced in those marvelous lofts, and enjoy the magic of Jacques Torres, who runs a chocolate factory in the area. Just to the north is the neighborhood of Vinegar Hill, which boasts nineteenth-century houses and Belgian-block streets. Despite the area’s historical name (after the site of a 1798 British-Irish military battle), there are modern luxury condos sprouting here in Vinegar Hill too. For example, 100 Gold Street, which bills itself as Vinegar Hill’s first “green” condo, offers such eco-luxury features as recycled glass tile, water-conserving fixtures, and compact fluorescent lights, along with a shared roof deck with great views. Transport from both Vinegar Hill and DUMBO is by subway (the F train at York Street and the A train at High Street) or by Water Taxi from the Fulton Ferry landing, making it a quick commute to downtown Manhattan.

A Hidden Treasure

Peace, quiet and charm await you when you stroll through these cobble stone streets on your way to restaurants, antique shops and galleries; worth the visit.
Runs from Degraw Street in the south to Atlantic Avenue in the north, from the Brooklyn-Queens Expressway to the West to Court Street to the east.

Even though Cobble Hill is in Northwest Brooklyn, don’t be surprised if you hear old-timers call this neighborhood of serene brownstones “South Brooklyn” — because Cobble Hill was once south of the city of Brooklyn, where Brooklyn Heights and Downtown Brooklyn are today. In fact, Cobble Hill’s one-way streets, bluestone sidewalks, and turn-of-the-century buildings, now mostly co-ops, give you the sensation of having slipped back a century or two. Apartments are often brownstone floor-throughs, many with renovated baths and kitchens.

The Cobble Hill area is separated from Red Hook by the Brooklyn-Queens Expressway, though condos and rowhouses on the dividing line are sometimes called “Cobble Hill West.” Cooks from throughout Brooklyn make pilgrimages to Staubitz Market, often voted “the best butcher shop in Brooklyn.” The Cobble Hill feel in general is very mom-and-pop, with specialties for sale that no one else quite seems to have. If you love to read check out Bookcourt, Cobble Hill’s indie-bookstore-with-a-cat kind of bookshop.

For recreation, you can also take in a movie at the Cobble Hill cinemas on Court Street, a theater which shows a mix of art-house flicks and current blockbusters. Fans of greenery should head over to Cobble Hill Park (known to Cobble Hill locals as Verandah Park, after the street it sits on) which plays host to free concerts in the summer.

A Perfect Saturday in BoCoCa?

Apple Cardamom Danish at Bien Cuit, Coffee at Pedlar, Swings in Carroll Park, Groceries at Union Market, Nap, Scooter in Boerum Park, Early Dinner at Colonie & on date night - cocktail at Clover Club and dinner at Battersby or Rucola.
Runs from Flushing Avenue to Metropolitan Avenue and Bushwick Avenue, east from the Brooklyn Navy Yard.

Williamsburg has undergone one of the most exciting real estate transformations of any area in New York City. Williamsburg’s garages and warehouses have been converted into amazing industrial lofts, which rub shoulders with new high-rise condos.

The area is divided in half into North Williamsburg and South Williamsburg by Grand Street. In North Williamsburg there is the Mason-Fisk building, a new brick loft condo conversion at 72 Berry which offers a virtual doorman, a shared roof terrace, central air conditioning, washer-dryer hookups, and floors made of Douglas fir. In South Williamsburg, 238 South 3rd is a condo which boasts wide-plank pine floors and stainless steel appliances in blowout loft configurations. In the 19th Century Williamsburgh (yes, then it had an “h,”) was its own city and home to businessmen such as Charles Pfizer. In more recent times, the availability of large loft spaces available for sale and for rent has made Williamsburg something of a draw for artists and musicians. You can catch bands at the Music Hall of Williamsburg (formerly NorthSix) or Public Assembly, and there’s nightly jazz at Zebulon Café. If it’s visuals you want, head over to an art gallery housed in a converted garage. Carnivores will enjoy the porterhouse at Peter Luger’s in Williamsburg, called by many the best steakhouse in New York City. Every July, Williamsburg’s “dancing of the Giglio,” an Italian feast, transforms the area around North 8th into a 5th Century Italian village.

Roni Dotan
Email Me

My favorite neighborhood!
After spending over ten years living in Manhattan, I never imagined that I would fall in love with another borough until I came to live/work in Williamsburg. The people, businesses, and the views are unbeatable and you get more space for your money.
Prospect Heights has recently been the recipient of one of the most magnificent buildings in Brooklyn, as Richard Meier’s glass condo One Prospect Park offer stunning park views. That’s not to mention large balconies, Zuma soaking tubs in the bathrooms, microwave ranges in the kitchens, and wiring for motorized shades on those days when you want just the right amount of sun — all bringing a new standard of luxury to Prospect Heights condominiums.

The Prospect Heights neighborhood has co-ops too, many of them in wide 19th century brownstones that have been divided up into apartments. There are also larger apartment buildings that have bigger building amenities, for example a live-in super and shared laundry. But these perks aren’t the only amenities enticing buyers and renters to Prospect Heights.

Imagine having Prospect Park as your backyard — and on the days when you’re hanging in Prospect Heights and want some flowers, how about the Brooklyn Botanical Garden, especially gorgeous in April when the cherry blossoms are out? For a local hangout, why not the Brooklyn Museum of Art, the second-largest art museum in New York City? For produce, Prospect Heights residents shop the Grand Army Plaza greenmarket; for other shopping and entertainment, the trendy boutiques, delicious restaurants and fun bars along Vanderbilt Avenue are all within walking distance.
Boerum Hill

Runs from Court St to Fourth Avenue, with Degraw Street as its southern boundary and Atlantic, Hoyt & Fulton streets forming its border with downtown.

Known for its row houses built between 1840 and 1870, Boerum Hill has plenty of condos too. The Boerum Hill neighborhood is extremely convenient to many of Brooklyn’s top attractions such as the Brooklyn Academy of Music — it’s just south of the borough’s downtown — and its central location and distinctive charm have attracted many buyers and renters.

The Boerum Hill Historic District, an irregularly shaped area bounded by Hoyt, Nevins, Pacific and Wyckoff Streets, has many gorgeous row homes that were built in the mid-19th century townhouses. Long-time resident, author Jonathan Lethem’s Brooklyn novel "The Fortress of Solitude." Some of these early Victorian townhouses have been lovingly renovated, and many of the Boerum Hill brownstones are duplexes, with the owner living in one unit and renting out the other. Newer condos in Boerum Hill often feature outdoor space such as terraces in addition to their open kitchens and oversized windows. For a green oasis in Boerum Hill, there’s the community garden on Hoyt Street, and for a pint, you can stop by the Brooklyn Inn, where the carved wooden bar came over from Germany in the 1870s. Meanwhile, Smith Street on the edge of Boerum Hill is Brooklyn’s restaurant row. Grocery serves seasonal favorites, and Restaurant Saul is known for its baked Alaska with a chocolate-cookie crust.
Runs from Degraw Street on the north and the Gowanus Canal on the east, to the Brooklyn-Queens Expressway on the west and south.

Carroll Gardens offers many exciting new condos: Third + Bond, an award winning contextual complex of townhouse-style condos, 523 Court Street, a modern seven story elevator building with private terraces and Manhattan views, and the wide open lofts at 505 Court Street.

Many potential residents, though, are equally drawn by Carroll Gardens’ stock of historic townhouses for sale and for rent. In the ‘70s, some 150 buildings along Carroll and President streets were put in a landmark district, and the report on those Carroll Gardens townhouses noted their “quiet dignity.” That’s mainly because the streets in Carroll Gardens were designed with thirty-three-foot setbacks, which created unusually large and welcoming front yards for its rowhouses. True to its name, the Carroll Gardens neighborhood (which was the setting for the bakery in “Moonstruck”) is a great place to live if you have a green thumb. Step inside the Carroll Gardens brownstones and you’ll find incredible detailing like original wood trim, lead-paned windows, fireplaces, and high, sculptured ceilings. Step outside, and you might think that you’re in Greenwich Village — you’ll find cozy area spots like Cafe Doré for roti, Caputo’s Fine Foods for fresh mozzarella, and Olive’s Very Vintage for party dresses and bracelets. Carroll Park, which runs from Court to Smith streets, is Brooklyn’s third-oldest park. In addition to its welcome greenery, this Carroll Gardens park has picnic tables and two Bocce courts.

Eat in Carroll Gardens!

If you like your food, be sure to make a trip to Carroll Gardens. Smith Street became a destination where delicious restaurants are always cooking the most yammie meals!