

COMPASS

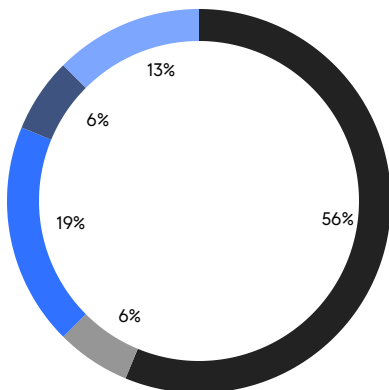
# QUEENS WEEKLY LUXURY REPORT



1818 CORNELIA STREET

RESIDENTIAL CONTRACTS  
\$1.25 MILLION AND UP

- NORTHEASTERN QUEENS
- NORTHWESTERN QUEENS
- CENTRAL QUEENS
- SOUTHWESTERN QUEENS
- THE ROCKAWAYS



16

CONTRACTS SIGNED  
THIS WEEK

\$24,582,688

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 16 contracts signed this week, made up of 3 condos, and 13 houses. The previous week saw 11 deals. For more information or data, please reach out to a Compass agent.

**\$1,536,418**

AVERAGE ASKING PRICE

**\$1,488,000**

MEDIAN ASKING PRICE

**\$817**

AVERAGE PPSF

**0%**

AVERAGE DISCOUNT

**\$24,582,688**

TOTAL VOLUME

**57**

AVERAGE DAYS ON MARKET

Unit PH2C at 133-36 37th Avenue in Flushing entered contract this week, with a last asking price of \$2,212,677. This penthouse condo unit spans 1,639 square feet with 3 beds and 3 full baths. It features an extended private balcony, skyline and water views, a dining and living area with built-in gas fireplace and hearth, A gourmet kitchen with high-end appliances, French oak floors, floor-to-ceiling double-paned glass walls, 10-foot ceilings, and much more. The building provides various fitness areas including a heated pool, tennis courts, and yoga room, a library, a party room, and many other amenities.

Also signed this week was Unit 6209 at 3 Court Square in Long Island City, with a last asking price of \$1,925,927. Built in 2019, this condo unit spans 975 square feet with 2 beds and 2 full baths. It features white oak engineered flooring throughout, a contemporary L-shaped kitchen with abundant cabinet space and high-end appliances, an oversized primary bedroom with en-suite bath, and much more. The building provides a state-of-the-art fitness center, a lounge and social room, a spa, a business center, storage, and many other amenities.

**3**

CONDO DEAL(S)

**0**

CO-OP DEAL(S)

**13**

TOWNHOUSE DEAL(S)

**\$1,864,635**

AVERAGE ASKING PRICE

**\$0**

AVERAGE ASKING PRICE

**\$1,460,676**

AVERAGE ASKING PRICE

**\$1,925,927**

MEDIAN ASKING PRICE

**\$0**

MEDIAN ASKING PRICE

**\$1,488,000**

MEDIAN ASKING PRICE

**\$1,476**

AVERAGE PPSF

**\$652**

AVERAGE PPSF

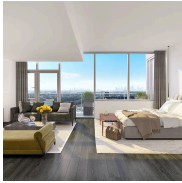
**1,313**

AVERAGE SQFT

**2,382**

AVERAGE SQFT

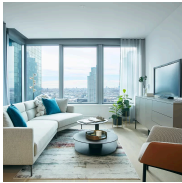




### 133-36 37TH AVE #PH2C

Flushing

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,212,677	INITIAL	\$2,212,677
SQFT	1,639	PPSF	\$1,351	BEDS	3	BATHS	3
FEES	\$3,201	DOM	N/A				



### 3 COURT SQUARE #6209

Hunters Point

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,925,927	INITIAL	\$1,925,927
SQFT	975	PPSF	\$1,976	BEDS	2	BATHS	2
FEES	\$2,193	DOM	N/A				



### 229-10 53RD AVE

Bayside

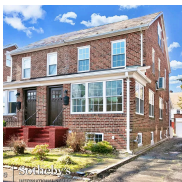
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,798,000	INITIAL	\$1,799,000
SQFT	3,450	PPSF	\$521	BEDS	4	BATHS	4
FEES	\$1,057	DOM	12				



### 14-12 156TH ST

Beechhurst

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,599,898	INITIAL	\$1,599,898
SQFT	2,970	PPSF	\$539	BEDS	5	BATHS	4
FEES	\$1,233	DOM	14				



### 101-23 75TH RD

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,599,000	INITIAL	N/A
SQFT	2,200	PPSF	\$727	BEDS	3	BATHS	3.5
FEES	\$782	DOM	N/A				



### 9-07 160TH ST

Beechhurst

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,568,888	INITIAL	\$1,568,888
SQFT	2,460	PPSF	\$638	BEDS	4	BATHS	2
FEES	\$1,250	DOM	4				

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### 160-16 92ND ST

Rockwood Park

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,499,999	INITIAL	\$1,499,999
SQFT	2,949	PPSF	\$509	BEDS	4	BATHS	3.5
FEES	\$752	DOM	25				



### 211-03 33RD RD

Bayside

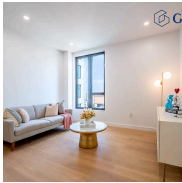
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,488,000	INITIAL	\$1,488,000
SQFT	2,392	PPSF	\$622	BEDS	3	BATHS	2.5
FEES	\$1,099	DOM	16				



### 36-06 CORPORAL KENNEDY ST

Bayside

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,488,000	INITIAL	\$1,488,000
SQFT	2,350	PPSF	\$633	BEDS	4	BATHS	3
FEES	\$581	DOM	26				



### 134-16 35TH AVE #12F

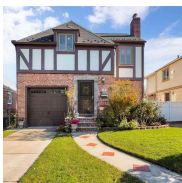
Flushing

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,455,300	INITIAL	\$1,455,300
SQFT	1,323	PPSF	\$1,100	BEDS	3	BATHS	2
FEES	\$1,216	DOM	2				

### 2 IRVING WALK

Breezy Point

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,400,000	INITIAL	N/A
SQFT	N/A	PPSF	N/A	BEDS	5	BATHS	3
FEES	N/A	DOM	N/A				

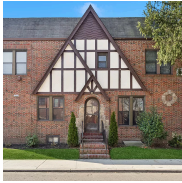


### 75-57 186TH ST

Utopia

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,350,000	INITIAL	\$1,350,000
SQFT	1,760	PPSF	\$767	BEDS	4	BATHS	3
FEES	\$781	DOM	143				

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### 68-10 INGRAM ST

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,348,000	INITIAL	\$1,348,000
SQFT	1,840	PPSF	\$733	BEDS	3	BATHS	2
FEES	\$921	DOM	14				



### 64-14 BEACH FRONT RD

Arverne

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,299,999	INITIAL	\$1,500,000
SQFT	3,134	PPSF	\$415	BEDS	5	BATHS	5
FEES	\$518	DOM	217				



### 17-44 STARR ST

Ridgewood

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,299,000	INITIAL	\$1,299,000
SQFT	1,278	PPSF	\$1,017	BEDS	3	BATHS	1.5
FEES	\$515	DOM	46				



### 50-39 202ND ST

Auburndale

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,250,000	INITIAL	\$1,250,000
SQFT	1,790	PPSF	\$698	BEDS	3	BATHS	2.5
FEES	\$633	DOM	160				

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