

COMPASS

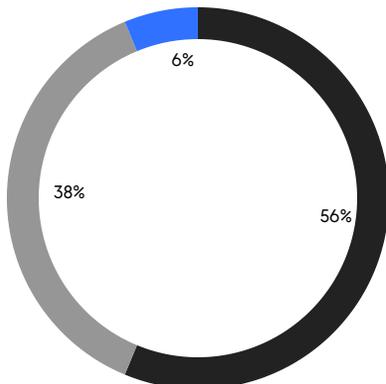
QUEENS WEEKLY LUXURY REPORT



5-09 48TH AVE, UNIT 3M

RESIDENTIAL CONTRACTS
\$1.25 MILLION AND UP

- NORTHEASTERN QUEENS
- CENTRAL QUEENS
- NORTHWESTERN QUEENS



16

CONTRACTS SIGNED
THIS WEEK

\$22,454,435

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 10 condos, and 6 houses. The previous week saw 11 deals. For more information or data, please reach out to a Compass agent.

\$1,403,403

AVERAGE ASKING PRICE

\$1,302,000

MEDIAN ASKING PRICE

\$1,167

AVERAGE PPSF

0%

AVERAGE DISCOUNT

\$22,454,435

TOTAL VOLUME

42

AVERAGE DAYS ON MARKET

Unit PHF at 35-32 Leavitt Street in Flushing entered contract this week, with a last asking price of \$2,120,360. This penthouse condo unit spans 1,342 square feet with 2 beds and 2 baths. It features high ceilings, outdoor space, porcelain and quartz bathrooms with radiant heat floors, smart home features, south-facing city views, abundant natural light, and much more. The building provides a state-of-the-art fitness center, a resident lounge, 24-hour concierge and doorman service, and many other amenities.

Also signed this week was 38-43 Regatta Place in Douglaston, with a last asking price of \$1,600,000. Originally built in 1930, this single-family house spans 2,340 square feet with 3 beds and 3 full baths. It features a large living room with fireplace, a formal dining area, an eat-in kitchen, an unfinished basement with abundant storage, central air conditioning and gas heating, an attached garage, a landscaped yard with in-ground sprinklers, and much more.

10

CONDO DEAL(S)

0

CO-OP DEAL(S)

6

TOWNHOUSE DEAL(S)

\$1,434,944

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$1,350,834

AVERAGE ASKING PRICE

\$1,333,500

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$1,293,500

MEDIAN ASKING PRICE

\$1,357

AVERAGE PPSF

\$694

AVERAGE PPSF

1,071

AVERAGE SQFT

2,336

AVERAGE SQFT



35-32 LEAVITT ST #PHF

Flushing

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$2,120,360 | INITIAL | \$2,120,360 |
| SQFT | 1,342 | PPSF | \$1,580 | BEDS | 2 | BATHS | 2 |
| FEES | \$2,468 | DOM | 14 | | | | |



38-43 REGATTA PL

Douglaston

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,600,000 | INITIAL | \$1,600,000 |
| SQFT | 2,340 | PPSF | \$684 | BEDS | 3 | BATHS | 3 |
| FEES | \$1,055 | DOM | 27 | | | | |



78-29 AUSTIN ST #310

Forest Hills

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,582,075 | INITIAL | \$1,582,075 |
| SQFT | 1,423 | PPSF | \$1,112 | BEDS | 3 | BATHS | 2.5 |
| FEES | \$1,986 | DOM | N/A | | | | |



35-32 LEAVITT ST #12K

Flushing

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|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,489,500 | INITIAL | \$1,489,500 |
| SQFT | 993 | PPSF | \$1,500 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,826 | DOM | 14 | | | | |



78-29 AUSTIN ST #307

Forest Hills

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,386,000 | INITIAL | \$1,386,000 |
| SQFT | 1,136 | PPSF | \$1,221 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,735 | DOM | N/A | | | | |



78-29 AUSTIN ST #309

Forest Hills

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,362,000 | INITIAL | \$1,362,000 |
| SQFT | 1,112 | PPSF | \$1,225 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,714 | DOM | N/A | | | | |

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13-35 143RD ST

Malba

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,350,000 | INITIAL | \$1,350,000 |
| SQFT | 1,404 | PPSF | \$962 | BEDS | 3 | BATHS | 1.5 |
| FEES | \$954 | DOM | 47 | | | | |



13-33 JACKSON AVE #5F

Long Island City

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,305,000 | INITIAL | \$1,305,000 |
| SQFT | 939 | PPSF | \$1,390 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,493 | DOM | 49 | | | | |



206-15 RICHLAND AVE

Oakland Gardens

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,299,000 | INITIAL | \$1,299,000 |
| SQFT | N/A | PPSF | N/A | BEDS | 4 | BATHS | 3 |
| FEES | \$880 | DOM | 97 | | | | |



35-32 LEAVITT ST #PHD

Flushing

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,290,000 | INITIAL | \$1,290,000 |
| SQFT | 810 | PPSF | \$1,593 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,490 | DOM | 14 | | | | |



85-20 60TH AVE

Middle Village

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,288,000 | INITIAL | \$1,288,000 |
| SQFT | 4,000 | PPSF | \$322 | BEDS | 3 | BATHS | 2.5 |
| FEES | \$355 | DOM | 41 | | | | |



85-11 214TH ST

Oakland Gardens

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,288,000 | INITIAL | \$1,288,000 |
| SQFT | 1,600 | PPSF | \$805 | BEDS | 4 | BATHS | 1.5 |
| FEES | \$893 | DOM | 22 | | | | |

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78-29 AUSTIN ST #419

Forest Hills

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|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,282,250 | INITIAL | \$1,282,250 |
| SQFT | 1,072 | PPSF | \$1,197 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,610 | DOM | N/A | | | | |



78-29 AUSTIN ST #417

Forest Hills

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,282,250 | INITIAL | \$1,282,250 |
| SQFT | 1,069 | PPSF | \$1,200 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,610 | DOM | N/A | | | | |



17-32 MURRAY ST

Whitestone

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,280,000 | INITIAL | \$1,199,000 |
| SQFT | N/A | PPSF | N/A | BEDS | 2 | BATHS | 1 |
| FEES | \$648 | DOM | 119 | | | | |



35-32 LEAVITT ST #12D

Flushing

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,250,000 | INITIAL | \$1,250,000 |
| SQFT | 810 | PPSF | \$1,544 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,490 | DOM | 17 | | | | |

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