Weekly Report on Residential Contracts \$1M and Above

APRIL 12 - 18, 2021

The Long Island City luxury real estate market, defined as all properties priced \$1M and above, saw 6 contracts signed this week, made up of 4 condos, 1 co-op, and 1 house. The previous week saw 3 deals.

\$1,413,801	\$1,377,500	\$1,221
Average Asking Price	Median Asking Price	Average PPSF
-1%	\$8,482,805	47
Average Discount	Total Volume	Average Days On Market

9-09 43rd Avenue in Hunters Point entered contract this week, with a last asking price of \$1,749,000. Built in 1901, this fully-renovated, 25-foot wide townhouse spans 2,475 square feet with 4 beds and 3 baths. It features 1,428 square feet of exterior space, a large backyard with a cherry tree, views of the Empire State Building, the Chrysler Building, and the 59th Street Bridge, 10-foot ceilings on the first floor and 9-foot ceilings on the second floor, zoning for an additional 2,000 square feet, and much more.

Also signed this week was Unit 4H at CORTE, located at 21-30 44th Drive in Hunters Point, with a last asking price of \$1,595,000. This sponsor split condo unit was built in 2019 and spans 1,228 square feet with 2 beds and 2 baths. It features high ceilings, 9'6" floor-to-ceiling windows, pre-engineered white oak floors, a spacious kitchen with high-end appliances, and much more. The primary bedroom offers a walk-in closet, ensuite bath with vertical stone tiles and radiant heat floors, and is sized for king-sized furniture.

4	1	1
Condo Deal(s)	Co-op Deal(s)	Townhouse Deal(s)
\$1,352,202	\$1,325,000	\$1,749,000
Average Asking Price	Average Asking Price	Average Asking Price
\$1,377,500	\$1,325,000	\$1,749,000
Median Asking Price	Median Asking Price	Median Asking Price
\$1,374	\$1,120	\$707
Average PPSF	Average PPSF	Average PPSF
994	1,184	2,475
Average SqFt	Average SqFt	Average SqFt

LONG ISLAND CITY LUXURY REPORT

COMPASS DEVELOPMENT MARKETING GROUP

	9-09	43 AVE			Hunter	s Point
	Туре	Townhouse	Status	Contract	Ask	\$1,749,000
	SqFt	2,475	Beds	4	Baths	3
	PPSF	\$707	Fees	\$427	DOM	48
	Corte	e (21-30 44 D	DR) #4H		Long I	sland City
	Туре	Condo	Status	Contract	Ask	\$1,595,000
	SqFt	1,228	Beds	2	Baths	2
	PPSF	\$1,298	Fees	\$2,397	DOM	19
- Shine	PRIM	E LIC (22-43	JACKSON	AVE) #101	Hunter	s Point
	Туре	Condo	Status	Contract	Ask	\$1,425,000
	SqFt	997	Beds	2	Baths	2
	PPSF	\$1,430	Fees	\$1,559	DOM	N/A
	5-49	BORDEN AVE	E #E3		Hunter	s Point
	5 - 4 9 Type	BORDEN AVE	E #E3 Status	Contract	Hunter Ask	s Point \$1,330,000
				Contract 2		
	Туре	Condo	Status		Ask	\$1,330,000
	Type SqFt PPSF	Condo 1,037	Status Beds Fees	2	Ask Baths DOM	\$1,330,000 2
	Type SqFt PPSF 4 2 - 14	Condo 1,037 \$1,283 4 CRESCENT	Status Beds Fees ST #11A	2 \$843	Ask Baths DOM Hunter	\$1,330,000 2 80 s Point
	Type SqFt PPSF 4 2 - 14 Type	Condo 1,037 \$1,283 4 CRESCENT Coop	Status Beds Fees ST #11A Status	2 \$843 Contract	Ask Baths DOM Hunter Ask	\$1,330,000 2 80 s Point \$1,325,000
	Type SqFt PPSF 4 2 - 14	Condo 1,037 \$1,283 4 CRESCENT	Status Beds Fees ST #11A	2 \$843	Ask Baths DOM Hunter	\$1,330,000 2 80 s Point
	Type SqFt PPSF 4 2 - 14 Type SqFt PPSF	Condo 1,037 \$1,283 4 CRESCENT Coop 1,184 \$1,120	Status Beds Fees ST #11A Status Beds Fees	2 \$843 Contract 2 N/A	Ask Baths DOM Hunter Ask Baths DOM	\$1,330,000 2 80 s Point \$1,325,000 2
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	Type SqFt PPSF 4 2 - 14 Type SqFt PPSF	Condo 1,037 \$1,283 4 CRESCENT Coop 1,184 \$1,120	Status Beds Fees ST #11A Status Beds Fees	2 \$843 Contract 2 N/A	Ask Baths DOM Hunter Ask Baths DOM	\$1,330,000 2 80 s Point \$1,325,000 2 N/A

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