## LONG ISLAND CITY LUXURY REPORT

Weekly Report on Residential Contracts \$1M and Above

## MAY 17 - 23, 2021

The Long Island City luxury real estate market, defined as all properties \$1M and above, saw 12 contracts signed this week, made up of 12 condos. The previous week saw 9 deals.

\$1,487,013	\$1,430,232	\$1,444
Average Asking Price	Median Asking Price	Average PPSF
0%	\$17,844,155	125
Average Discount	Total Volume	Average Days On Market

Unit 9F at 5 Court Square in Hunters Point entered contract this week, with a last asking price of \$2,250,000. Built in 2020, this sponsor condo spans 1,621 square feet with 3 beds and 3 baths. It features wide plank hardwood floors, airy 10-foot ceilings, triple-pane floor-to-ceiling windows, Hunter Douglas roller shades, digital entry doors, Wi-Fi-enabled lighting, home automation, custom oak kitchen cabinets, sleep marble countertops, and much more. The building offers a fully-equipped fitness center, children's playroom, private storage, and a penthouse lounge with incredible city views.

Also signed this week was Unit PH1E at Star Tower, located at 27-17 42nd Road in Hunters Point, with a last asking price of \$1,753,888. Built in 2019, this south-facing sponsor unit spans 1,228 square feet with 2 beds and 2 baths. It features floor-to-ceiling windows, 11-foot ceilings, Manhattan views, stainless steel kitchen appliances, solid quartz countertops, spa-like bathrooms, central air conditioning and baseboard heating, washer/dryer hookup, and much more. The building offers a landscaped rooftop, sun terrace, billiards lounge, movie theater, and an attended lobby & doorman.

12	0	0
Condo Deal(s)	Co-op Deal(s)	Townhouse Deal(s)
\$1,487,013	\$0	\$0
Average Asking Price	Average Asking Price	Average Asking Price
\$1,430,232	\$0	\$0
Median Asking Price	Median Asking Price	Median Asking Price
\$1,444	N/A	\$0
Average PPSF	Average PPSF	Average PPSF
1,034	N/A	0
Average SqFt	Average SqFt	Average SqFt

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COMPASS DEVELOPMENT MARKETING GROUP

	Type SqFt PPSF	S Q #9F Condo 1,621 \$1,389	Status Beds Fees	Contract 3 \$3,118	Ask Baths DOM	s Point \$2,250,000 3 N/A	
4	STAR	TOWER (27-17	42 RD)	#PH1E	Hunter	rs Point	
	Туре	Condo	Status	Contract	Ask	\$1,753,888	
	SqFt	1,228	Beds	2	Baths	2	
	PPSF	\$1,429	Fees	\$1,473	DOM	132	
	STAR	STAR TOWER (27-17 42 RD) #22E		Hunters Point			
	Туре	Condo	Status	Contract	Ask	\$1,723,888	
a phantilitan	SqFt	1,228	Beds	2	Baths	2	
	PPSF	\$1,404	Fees	\$1,475	DOM	14	
	SKYL	.INE TOWER (3	ст sq)	「 SQ) #2508		Long Island City	
	Туре	Condo	Status	Contract	Ask	\$1,582,443	
real and a second	SqFt	978	Beds	2	Baths	2	
	PPSF	\$1,618	Fees	N/A	DOM	7	
	SKYL	.INE TOWER (3	#2108	Long Island City			
						\$1,520,557	
	Туре	Condo	Status	Contract	Ask	JI, JCU, JJI	
	Type SqFt	Condo 978					
	Type SqFt PPSF	Condo 978 \$1,555	Status Beds Fees	2 N/A	Ask Baths DOM		
	SqFt PPSF	978	Beds Fees	2 N/A	Baths DOM	2	
	SqFt PPSF SKYL	978 \$1,555	Beds Fees	2 N/A #1008	Baths DOM	2 7 sland City	
	SqFt PPSF	978 \$1,555	Beds Fees CT SQ)	2 N/A	Baths DOM Long I	2 7	

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## COMPASS DEVELOPMENT MARKETING GROUP

	THE Z Type Sqft PPSF	<b>IPPER (5-33 48</b> Condo 1,058 \$1,324	AVE) Status Beds Fees	<b># 2 F</b> Contract 2 \$1,803	Hunters Ask Baths DOM	<b>Point</b> \$1,400,000 2 601
	H E R O Type	(24-16 QUEENS Condo	PLZ Status	S) #20A Contract	Hunters Ask	<b>Point</b> \$1,375,050
	Sqft PPSF	918 \$1,498	Beds Fees	2 \$1,364	Baths DOM	2 N/A
	HERO	(24-16 QUEENS	PLZS	S) #19A	Hunters	Point
	Туре	Condo	Status	Contract	Ask	\$1,295,000
	Sqft	918	Beds	2	Baths	2
	PPSF	\$1,411	Fees	\$1,410	DOM	40
	5 CT	SQ #2D			Hunters	Point
	Туре	Condo	Status	Contract	Ask	\$1,260,000
	Sqft	886	Beds	2	Baths	2
	PPSF	\$1,423	Fees	\$1,699	DOM	N/A
X	THE J	ACKSON (13-33	JACK	SON AVE) #4B	Hunters	Point
	Туре	Condo	Status	Contract	Ask	\$1,170,000
	Sqft	906	Beds	2	Baths	2
	PPSF	\$1,292	Fees	\$1,147	DOM	190
	STAR	TOWER (27-17 4	12 RD)	) #20B	Hunters	Point
	Туре	Condo	Status	Contract	Ask	\$1,052,865
	Sqft	709	Beds	1	Baths	1
	PPSF	\$1,485	Fees	\$545	DOM	129

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