Weekly Report on Residential Contracts \$1M and Above

## AUGUST 2 - 8, 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, and 2 houses. The previous week saw 3 deals. For more information or data, please reach out to a Compass agent.

\$1,478,968	\$1,400,000	\$1,190
Average Asking Price	Median Asking Price	Average PPSF
0%	\$8,873,805	114
Average Discount	Total Volume	Average Days On Market

21-20 45th Avenue in Long Island City entered contract this week, with a last asking price of \$2,100,000. Originally built in 1891, this historic limestone townhouse spans 2,860 square feet on a 20-foot wide lot, with 5 beds and 3 full baths. It features hardwood floors, city views, a lush backyard garden with stone pavers and trellis, high ceilings, original moldings, exposed interior brick, and much more.

Also signed this week was Unit 808 at Galerie, located at 22-18 Jackson Avenue in Hunters Point, with a last asking price of \$1,590,000. Built in 2018, this condo unit spans 1,267 square feet with 2 beds and 2 full baths. It features an open living area, custom oak flooring, modern finishes, bright white lacquer cabinets, high-end stainless steel appliances, exquisite tiled bathrooms, and much more. The building provides a number of amenities, including a private off-street entrance, a 24-hour attended lobby, a fitness center including a full-size indoor pool, a full-time live-in resident manager, and an expansive landscaped rooftop with city views.

4	0	2
Condo Deal(s)	Co-op Deal(s)	Townhouse Deal(s)
\$1,368,452	\$0	\$1,700,000
Average Asking Price	Average Asking Price	Average Asking Price
\$1,400,000	\$0	\$1,700,000
Median Asking Price	Median Asking Price	Median Asking Price
\$1,417	N/A	\$737
Average PPSF	Average PPSF	Average PPSF
1,000	N/A	2,310
Average SqFt	Average SqFt	Average SqFt

## LONG ISLAND CITY LUXURY REPORT

COMPASS DEVELOPMENT MARKETING GROUP

	21-20	45 AVE			Long l	sland City
	Туре	Townhouse	Status	Contract	Ask	\$2,100,000
	SqFt	2,860	Beds	5	Baths	3.5
	PPSF	\$734	Fees	\$592	DOM	1
Æ	GALE	RIE (22-18 J	ACKSON A	AVE) #808	Hunter	rs Point
	Туре	Condo	Status	Contract	Ask	\$1,590,000
		1,267	Beds	2	Baths	2
The second secon	PPSF	\$1,255	Fees	\$2,742	DOM	48
	GALE	RIE (22-18 J	ACKSON A	VE) #615	Hunter	rs Point
Contraction of the second	Туре	Condo	Status	Contract	Ask	\$1,465,000
	0 E.	114 /	Beds	2	Baths	2
	SqFt	1,164	Deas	L	Datiis	2
	SqFt PPSF	\$1,259	Fees	\$2,526	DOM	48
	PPSF		Fees	\$2,526	DOM	
	PPSF	\$1,259	Fees	\$2,526	DOM	48
	PPSF P R I M E Type	\$1,259 E LIC (22-43	Fees	\$2,526 NAVE) #3B	DOM Hunter	48 rs Point
	PPSF P R I M E Type	\$1,259 E LIC (22-43 Condo	Fees JACKSON Status	\$2,526	DOM Hunter Ask	48 <b>*s Point</b> \$1,335,000
	PPSF PRIME Type SqFt PPSF	\$1,259 E LIC (22-43 Condo 944	Fees JACKSON Status Beds	\$2,526 AVE) #3B Contract 2	DOM Hunter Ask Baths	48 <b>*s Point</b> \$1,335,000 2 130
	PPSF PRIME Type SqFt PPSF 32-17	\$1,259 E LIC (22-43 Condo 944 \$1,415 38 AVE	Fees JACKSON Status Beds Fees	\$2,526 <b>AVE) #3B</b> Contract 2 \$1,316	DOM Hunter Ask Baths DOM Astori	48 <b>*s Point</b> \$1,335,000 2 130 a
	PPSF PRIME Type SqFt PPSF 32-17 Type	\$1,259 E LIC (22-43 Condo 944 \$1,415 38 AVE Townhouse	Fees JACKSON Status Beds Fees Status	\$2,526 <b>I AVE) #3B</b> Contract 2 \$1,316 Contract	DOM Hunter Ask Baths DOM Astori Ask	48 *s Point \$1,335,000 2 130 ************************************
	PPSF PRIME Type SqFt PPSF 32-17	\$1,259 E LIC (22-43 Condo 944 \$1,415 38 AVE	Fees JACKSON Status Beds Fees	\$2,526 <b>AVE) #3B</b> Contract 2 \$1,316	DOM Hunter Ask Baths DOM Astori	48 <b>*s Point</b> \$1,335,000 2 130 a
	PPSF PRIME Type SqFt PPSF 32-17 Type SqFt PPSF	\$1,259 E LIC (22-43 Condo 944 \$1,415 38 AVE Townhouse 1,760	Fees JACKSON Status Beds Fees Status Beds Fees	\$2,526 <b>I AVE) #3B</b> Contract 2 \$1,316 Contract 4 \$633	DOM Hunter Ask Baths DOM Astori Ask Baths DOM	48 <b>* Point</b> \$1,335,000 2 130 <b>*</b> \$1,300,000 3
	PPSF PRIME Type SqFt PPSF 32-17 Type SqFt PPSF	\$1,259 E LIC (22-43 Condo 944 \$1,415 38 AVE Townhouse 1,760 \$739	Fees JACKSON Status Beds Fees Status Beds Fees	\$2,526 <b>I AVE) #3B</b> Contract 2 \$1,316 Contract 4 \$633	DOM Hunter Ask Baths DOM Astori Ask Baths DOM	48 <b>rs Point</b> \$1,335,000 2 130 <b>a</b> \$1,300,000 3 132
	PPSF PRIME Type SqFt PPSF 32-17 Type SqFt PPSF SKYLI	\$1,259 E LIC (22-43 Condo 944 \$1,415 <b>38 AVE</b> Townhouse 1,760 \$739	Fees JACKSON Status Beds Fees Status Beds Fees	\$2,526 AVE) #3B Contract 2 \$1,316 Contract 4 \$633 #4005	DOM Hunter Ask Baths DOM Astori Ask Baths DOM	48 <b>*s Point</b> \$1,335,000 2 130 <b>*</b> \$1,300,000 3 132 <b>*s Point</b>

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