

COMPASS

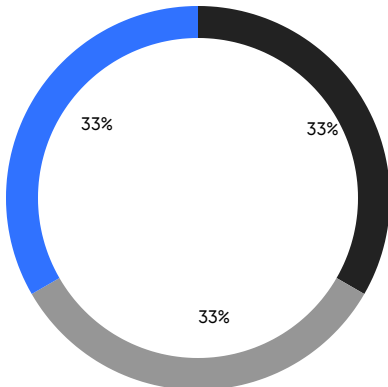
QUEENS WEEKLY LUXURY REPORT



5 CENTER DRIVE

RESIDENTIAL CONTRACTS
\$1.25 MILLION AND UP

- NORTHWESTERN QUEENS
- CENTRAL QUEENS
- NORTHEASTERN QUEENS



12

CONTRACTS SIGNED
THIS WEEK

\$18,795,888

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 12 contracts signed this week, made up of 4 condos, and 8 houses. The previous week saw 12 deals. For more information or data, please reach out to a Compass agent.

\$1,566,324

AVERAGE ASKING PRICE

\$1,388,000

MEDIAN ASKING PRICE

\$913

AVERAGE PPSF

1%

AVERAGE DISCOUNT

\$18,795,888

TOTAL VOLUME

76

AVERAGE DAYS ON MARKET

Unit PH9A at 42-60 Crescent Street in Long Island City entered contract this week, with a last asking price of \$2,350,000. Built in 2016, this penthouse condo unit spans 1,466 square feet with 3 beds and 2 full baths. It features a brick interior, wood floors, large windows, an open kitchen with stainless steel appliances and red oak cabinetry, a 1,144 square-foot terrace, and much more. The building provides on-site parking and bicycle storage, a fitness center, a residents terrace, a lounge area, and many other amenities.

Also signed this week was 184 Ascan Avenue in Forest Hills, with a last asking price of \$2,188,000. Originally built in 1915, this brick single-family house spans 2,640 square feet with 5 beds and 2 full baths. It features a spacious living room with wood-burning fireplace and sunroom, a large formal dining room, an eat-in kitchen with hardwood cabinets and stainless steel appliances, a detached garage, a front patio and garden, abundant storage, hardwood floors throughout, and much more.

4

CONDO DEAL(S)

0

CO-OP DEAL(S)

8

TOWNHOUSE DEAL(S)

\$1,636,250

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$1,531,361

AVERAGE ASKING PRICE

\$1,422,500

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$1,388,000

MEDIAN ASKING PRICE

\$1,310

AVERAGE PPSF

\$715

AVERAGE PPSF

1,232

AVERAGE SQFT

2,141

AVERAGE SQFT



42-60 CRESCENT ST #PH9A

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$2,350,000	INITIAL	\$2,350,000
SQFT	1,466	PPSF	\$1,604	BEDS	3	BATHS	2
FEES	\$1,840	DOM	12				



184 ASCAN AVE

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,188,000	INITIAL	\$2,188,000
SQFT	2,640	PPSF	\$829	BEDS	5	BATHS	2
FEES	\$1,440	DOM	44				



4 PARK END PL

Forest Hills

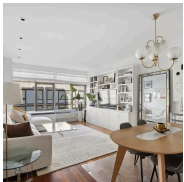
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,829,000	INITIAL	\$1,829,000
SQFT	2,560	PPSF	\$715	BEDS	4	BATHS	2.5
FEES	\$1,172	DOM	9				



28-19 211TH ST

Bayside

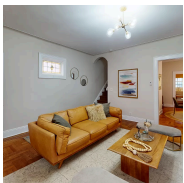
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,599,888	INITIAL	\$1,599,888
SQFT	1,991	PPSF	\$804	BEDS	4	BATHS	3
FEES	\$1,046	DOM	14				



2-17 51ST AVE #1113

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,475,000	INITIAL	\$1,595,000
SQFT	1,187	PPSF	\$1,243	BEDS	2	BATHS	2
FEES	\$1,829	DOM	88				



34-23 88TH ST

Jackson Heights

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,388,000	INITIAL	\$1,388,000
SQFT	2,312	PPSF	\$600	BEDS	5	BATHS	3
FEES	\$741	DOM	42				

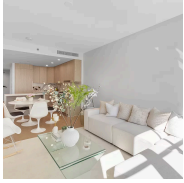
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69-28 FLEET ST

Forest Hills

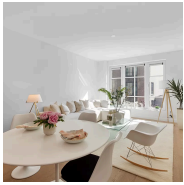
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,388,000	INITIAL	\$1,488,000
SQFT	1,760	PPSF	\$789	BEDS	4	BATHS	2.5
FEES	\$887	DOM	92				



37-26 32ND ST #6A

Astoria

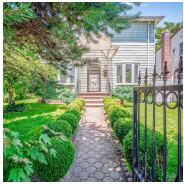
TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,370,000	INITIAL	\$1,370,000
SQFT	1,137	PPSF	\$1,205	BEDS	1	BATHS	2
FEES	\$1,685	DOM	106				



37-26 32ND ST #5A

Astoria

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,350,000	INITIAL	\$1,350,000
SQFT	1,137	PPSF	\$1,188	BEDS	1	BATHS	2
FEES	\$1,685	DOM	N/A				



141-03 15TH AVE

Whitestone

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,290,000	INITIAL	\$1,390,000
SQFT	2,000	PPSF	\$645	BEDS	4	BATHS	3
FEES	\$845	DOM	233				



34 OAK LANE

Douglaston

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,288,000	INITIAL	\$1,288,000
SQFT	1,859	PPSF	\$693	BEDS	3	BATHS	2.5
FEES	\$1,140	DOM	21				



251-25 THORNHILL AVE

Little Neck

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,280,000	INITIAL	\$1,280,000
SQFT	2,000	PPSF	\$640	BEDS	4	BATHS	3
FEES	\$1,209	DOM	166				

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