#### QUEENS LUXURY REPORT

Weekly Report on Residential Contracts \$1.25M and Above

#### MAR 27 - APR 02, 2023

The Queens luxury real estate market, defined as all properties priced \$1M and above, saw 16 contracts signed this week, made up of 3 condos, and 13 houses. The previous week saw 25 deals. For more information or data, please reach out to a Compass agent.

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\$1,588,137	\$1,444,444	\$785
Average Asking Price	Median Asking Price	Average PPSF
6%	\$25,410,179	122
Average Discount	Total Volume	Average Days On Market

14-41 159th Street in Beechhurst entered contract this week, with a last asking price of \$3,148,000. Originally built in 1935, this house spans 4,112 square feet with 5 beds and 5 full baths. It features a chef's kitchen with quartzite countertops and high-end appliances, a family room with a wood-burning fireplace, radiant floor heating throughout, durable engineered hardwood floors, a backyard with heated in-ground pool, a 3-car garage, a central vacuum system, and much more.

Also signed this week was 160-11 29th Avenue in Flushing, with a last asking price of \$2,280,000. Originally built in 1950, this single-family home spans approximately 3,100 square feet with 5 beds and 6 full baths. It features solar panels, an eat-in kitchen with a large island, a family room with an electric fireplace, a large balcony, a large backyard with brick pavers, a finished basement with separate entrance, and much more.

3	0	13
Condo Deal(s)	Co-op Deal(s)	Townhouse Deal(s)
\$1,464,597	\$0	\$1,616,646
Average Asking Price	Average Asking Price	Average Asking Price
\$1,540,791	\$0	\$1,400,000
Median Asking Price	Median Asking Price	Median Asking Price
\$1,396	N/A	\$618
Average PPSF	Average PPSF	Average PPSF
1,075	N/A	2,756
Average SqFt	Average SqFt	Average SqFt

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	14 - 4	1 159TH ST			Beechhurst			
	Туре	Townhouse	Status	Contract	Ask	\$3,148,000		
	SqFt	4,112	Beds	5	Baths	5.5		
15. P	PPSF	\$766	Fees	\$1,953	DOM	170		
	160-	160-11 29TH AVE				Flushing		
	Туре	Townhouse	Status	Contract	Ask	\$2,280,000		
	SqFt	3,100	Beds	5	Baths	6.5		
	PPSF	\$735	Fees	\$895	DOM	170		
	193-0	03 45TH AVE			Flushi	ng		
	Туре	Townhouse	Status	Contract	Ask	\$1,789,000		
	SqFt	2,025	Beds	5	Baths	7		
	PPSF	\$883	Fees	\$914	DOM	239		
	19 240TH ST				Douglaston			
	Туре	Townhouse	Status	Contract	Ask	\$1,600,000		
	SqFt	3,183	Beds	5	Baths	3.5		
	PPSF	\$503	Fees	\$1,234	DOM	43		
	10-64 JACKSON AVE #2A				Hunters Point			
ANI T	Туре	Condo	Status	Contract	Ask	\$1,548,000		
	SqFt	1,360	Beds	3	Baths			
A CONTRACTOR	PPSF	\$1,139	Fees	\$2,570	DOM	438		
and the second	3 CO	3 COURT SQUARE #3403				rs Point		
100 A 400	Type	Condo	Status	Temp Off	Ask	\$1,540,791		
	Туре			2	Baths	2		
	SqFt	992	Beds	2		2		

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	61-43 170TH ST				Flushing Heights		
	Туре	Townhouse	Status	Contract	Ask	\$1,500,000	
	Sqft	3,139	Beds	7	Baths	5.5	
	PPSF	\$478	Fees	\$1,137	DOM	27	
	216-1	7 17TH AVE			Bay Te	rrace	
	Туре	Townhouse	Status	Contract	Ask	\$1,488,888	
	Sqft	3,275	Beds	7	Baths	4.5	
	PPSF	\$455	Fees	\$1,178	DOM	58	
Ken Je An	25-20	23RD AVE			Astori	3	
		Townhouse	Status	Contract	Ask	\$1,400,000	
	Type Sqft	2,000	Beds	4	Baths	\$1,400,000 3	
	PPSF	\$700	Fees	\$655	DOM	N/A	
		\$100	1000	<b>\$</b> 555			
	40 77	146TU CT					
		7 165TH ST			Flushir		
	Туре	Townhouse	Status	Contract	Ask	\$1,349,000	
	Type Sqft	Townhouse 2,364	Beds	6	Ask Baths	\$1,349,000 4	
	Туре	Townhouse			Ask	\$1,349,000	
	Type Sqft PPSF	Townhouse 2,364 \$571	Beds	6	Ask Baths	\$1,349,000 4	
	Type Sqft PPSF	Townhouse 2,364	Beds	6	Ask Baths DOM	\$1,349,000 4	
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	Type Sqft PPSF 215-0 Type Sqft	Townhouse 2,364 \$571 <b>4 64TH AVE</b> Townhouse 2,569	Beds Fees	6 \$756 Contract 4	Ask Baths DOM Oaklar Ask Baths	\$1,349,000 4 113 nd Gardens	
	Type Sqft PPSF 215-0 Type	Townhouse 2,364 \$571 <b>4 64TH AVE</b> Townhouse	Beds Fees Status	6 \$756 Contract	Ask Baths DOM Oaklar Ask	\$1,349,000 4 113 <b>nd Gardens</b> \$1,348,500	
	Type Sqft PPSF 215-0 Type Sqft PPSF	Townhouse 2,364 \$571 <b>4 64TH AVE</b> Townhouse 2,569 \$525	Beds Fees Status Beds	6 \$756 Contract 4	Ask Baths DOM Oaklar Ask Baths	\$1,349,000 4 113 <b>nd Gardens</b> \$1,348,500 3.5	
	Type Sqft PPSF 215-0 Type Sqft PPSF	Townhouse 2,364 \$571 <b>4 64TH AVE</b> Townhouse 2,569	Beds Fees Status Beds	6 \$756 Contract 4	Ask Baths DOM Oaklar Ask Baths DOM	\$1,349,000 4 113 <b>nd Gardens</b> \$1,348,500 3.5	
	Type Sqft PPSF 215-0 Type Sqft PPSF	Townhouse 2,364 \$571 <b>4 64TH AVE</b> Townhouse 2,569 \$525	Beds Fees Status Beds	6 \$756 Contract 4	Ask Baths DOM Oaklan Ask Baths DOM	\$1,349,000 4 113 ad Gardens \$1,348,500 3.5 8	
	Type Sqft PPSF 215-0 Type Sqft PPSF	Townhouse 2,364 \$571 4 64TH AVE Townhouse 2,569 \$525 3 170TH ST	Beds Fees Status Beds Fees	6 \$756 Contract 4 \$1,125	Ask Baths DOM Oaklar Ask Baths DOM	\$1,349,000 4 113 <b>nd Gardens</b> \$1,348,500 3.5 8 <b>hg Heights</b>	
	Type Sqft PPSF 215-0 Type Sqft PPSF 69-33 Type	Townhouse 2,364 \$571 4 64TH AVE Townhouse 2,569 \$525 5 170TH ST Townhouse	Beds Fees Status Beds Fees Status	6 \$756 Contract 4 \$1,125 Contract	Ask Baths DOM Oaklar Ask Baths DOM Flushir Ask	\$1,349,000 4 113 <b>Ad Gardens</b> \$1,348,500 3.5 8 <b>By Heights</b> \$1,338,000	

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	45-3	D PEARSON ST	# 4 D		Hunter	rs Point
	Туре	Condo	Status	Contract	Ask	\$1,305,000
200-00	Sqft	873	Beds	2	Baths	2
	PPSF	\$1,495	Fees	\$1,489	DOM	146
	148-5	50 BROOKVILLE	BLVD		Rosed	ale
	Туре	Townhouse	Status	Contract	Ask	\$1,275,000
	Sqft	N/A	Beds	6	Baths	5
	PPSF	N/A	Fees	\$504	DOM	53
	1337	VIRGINIA ST			Far Ro	ckaway
	Туре	Townhouse	Status	Contract	Ask	\$1,250,000
	Sqft	N/A	Beds	4	Baths	3.5
	PPSF	N/A	Fees	\$554	DOM	30
	112-3	6 38TH AVE			North	Corona
	Туре	Townhouse	Status	Contract	Ask	\$1,250,000
910						_
	Sqft	1,800	Beds	8	Baths	2

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