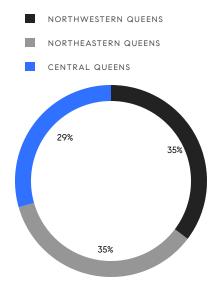
QUEENS WEEKLY LUXURY REPORT



46-30 CENTER BLVD, UNIT 1204

RESIDENTIAL CONTRACTS \$1.25 MILLION AND UP



17 CONTRACTS SIGNED THIS WEEK

\$23,351,000

AUG 05 - 11, 2024

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 17 contracts signed this week, made up of 7 condos, and 10 houses. The previous week saw 8 deals. For more information or data, please reach out to a Compass agent.

\$1,373,589

\$1,299,000

AVERAGE ASKING PRICE

MEDIAN ASKING PRICE

0%

\$23,351,000

AVERAGE DISCOUNT

TOTAL VOLUME

AVERAGE DAYS ON MARKET

112

\$903

AVERAGE PPSF

Unit 615 at 2-17 51st Avenue in Long Island City entered contract this week, with a last asking price of \$1,980,000. Built in 2008, this condo unit spans 1,285 square feet with 1 bed and 2 full baths. It features 20-foot ceilings, a primary bedroom with en-suite bath, a large home office, an upper-level mezzanine space, and much more. The building provides a 24-hour concierge, a state-of-the-art fitness center, a lounge and business center, a rooftop entertainment area, and many other amenities.

Also signed this week was 157-40 11th Avenue in Beechhurst, with a last asking price of \$1,658,000. Originally built in 1935, this single-family house spans 2,140 square feet with 4 beds and 2 full baths. It features a finished basement, stunning views, heated bathroom floors, a smart snowmelt system, a large saltwater pool, and much more.

CONDO DEAL(S)

7

\$1,434,000

AVERAGE ASKING PRICE

\$1,350,000 median asking price

\$1,264

AVERAGE PPSF

1,143 Average sqft O CO-OP DEAL(S)

\$0

AVERAGE ASKING PRICE

\$O MEDIAN ASKING PRICE 10

TOWNHOUSE DEAL(S)

\$1,331,300

AVERAGE ASKING PRICE

\$1,299,000

\$662

AVERAGE PPSF

2,201

QUEENS LUXURY REPORT

CONTRACTS \$1.25M AND ABOVE AUG 05 - 11, 2024

	2-17 51 TYPE SQFT FEES	ST AVE #61 CONDO 1,285 \$1,255	5 status ppsf dom	CONTRACT \$1,541 36	ASK BEDS	\$1,980,000 1	Long Isla INITIAL BATHS	and City \$1,980,000 2.5
	157-40 type sqft fees	11TH AVE TOWNHOUSE 2,140 \$792	STATUS PPSF DOM	CONTRACT \$775 27	ASK BEDS	\$1,658,000 4	Whitesto Initial Baths	one \$1,658,000 2.5
	13-11 J type sqft fees	ACKSON AV CONDO 1,176 \$1,749	VE #3B status ppsf dom	CONTRACT \$1,212 29	ASK BEDS	\$1,425,000 2	Long Isla initial baths	and City \$1,420,000 2
A DEM	24-12 A TYPE SQFT FEES	42ND RD #6 CONDO N/A \$583	STATUS PPSF DOM	CONTRACT N/A 50	ASK BEDS	\$1,375,000 2	Long Isla initial baths	and City \$1,375,000 2
	133-27 TYPE SQFT FEES	39TH AVE CONDO 953 \$1,303	# 11M status ppsf dom	CONTRACT \$1,417 101	ASK BEDS	\$1,350,000 2	Flushing	\$1,350,000 2
	58-24 TYPE SQFT FEES	189TH ST TOWNHOUSE 2,100 \$1,119	STATUS PPSF DOM	CONTRACT \$633 32	ASK BEDS	\$1,330,000 6	Auburno initial baths	lale \$1,398,888 1

Compass is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicity property already listed. Nothing herein shall be construed as legal, accounting or other profesional advice outside the realm of real estate brokerage.

© 2024 Compass. This report and information provided in this report are proprietary to Compass and may not be sold, used or reprinted, in whole or part, without the prior written consent in each instance of Compass. Data is subject to revision. Sourced from Compass proprietary database. All rights reserved.

compass.com

QUEENS LUXURY REPORT

CONTRACTS \$1.25M AND ABOVE AUG 05 - 11, 2024

	107 QUEENS BLVD #8G							Forest Hills	
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$1,325,000	INITIAL	\$1,325,000	
	SQFT	1,134	PPSF	\$1,169	BEDS	2	BATHS	2	
TADA	FEES	\$1,984	DOM	N/A					
	43-19	20TH RD					Astoria		
	ТҮРЕ	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,299,000	INITIAL	\$1,299,000	
A WHILE AND A	SQFT	1,324	PPSF	\$982	BEDS	3	BATHS	2.5	
	FEES	\$6,356	DOM	12					
	47-35 GLENWOOD ST						Little Neck		
THE				CONTRACT		<u> </u>			
	T Y P E S Q F T	TOWNHOUSE		CONTRACT		. , ,		\$1,299,000 2	
	FEES	2,000 \$672	P P S F D O M	\$650 19	BEDS	3	BATHS	2	
	FEES	\$072	DOM	19					
	48-03 195TH ST								
	48-03	195TH ST					Auburne	lale	
	48-03 type	195TH ST TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,299,000		lale \$1,388,000	
			STAT U S P P S F	CONTRACT \$325	A S K B E D S	\$1,299,000 3			
	ΤΥΡΕ	TOWNHOUSE					INITIAL	\$1,388,000	
	TYPE SQFT FEES	TOWNHOUSE 4,000	PPSF	\$325			INITIAL	\$1,388,000 2.5	
	type sqft fees 85-56	TOWNHOUSE 4,000 \$836 151ST ST	PPSF DOM	\$325 31	BEDS	3	INITIAL BATHS Briarwoo	\$1,388,000 2.5	
	TYPE SQFT FEES 85-56 TYPE	TOWNHOUSE 4,000 \$836 151ST ST TOWNHOUSE	PPSF DOM STATUS	\$325 31 CONTRACT	BEDS	3 \$1,299,000	INITIAL BATHS Briarwoo	\$1,388,000 2.5 od \$1,379,000	
	type sqft fees 85-56	TOWNHOUSE 4,000 \$836 151ST ST	PPSF DOM	\$325 31	BEDS	3	INITIAL BATHS Briarwoo	\$1,388,000 2.5	
	type sqft fees 85-56 type sqft fees	TOWNHOUSE 4,000 \$836 151ST ST TOWNHOUSE 2,705 \$738	PPSF DOM STATUS PPSF	\$325 31 CONTRACT \$472	BEDS	3 \$1,299,000	INITIAL BATHS Briarwoo INITIAL BATHS	\$1,388,000 2.5 od \$1,379,000 4	
	type sqft fees 85-56 type sqft fees	TOWNHOUSE 4,000 \$836 151ST ST TOWNHOUSE 2,705	PPSF DOM STATUS PPSF	\$325 31 CONTRACT \$472	BEDS	3 \$1,299,000	INITIAL BATHS Briarwoo	\$1,388,000 2.5 od \$1,379,000 4	
	type sqft fees 85-56 type sqft fees	TOWNHOUSE 4,000 \$836 151ST ST TOWNHOUSE 2,705 \$738	PPSF DOM STATUS PPSF	\$325 31 CONTRACT \$472	BEDS	3 \$1,299,000	INITIAL BATHS Briarwoo INITIAL BATHS East Elm	\$1,388,000 2.5 od \$1,379,000 4	
	TYPE SQFT FEES 85-56 TYPE SQFT FEES 101-12	TOWNHOUSE 4,000 \$836 151ST ST TOWNHOUSE 2,705 \$738 27TH AVE	PPSF DOM STATUS PPSF DOM	\$325 31 CONTRACT \$472 156	BEDS ASK BEDS	3 \$1,299,000 5	INITIAL BATHS Briarwoo INITIAL BATHS East Elm	\$1,388,000 2.5 od \$1,379,000 4	
	түре sqft fees 85-56 түре sqft fees 101-12 түре	TOWNHOUSE 4,000 \$836 151ST ST TOWNHOUSE 2,705 \$738 27TH AVE TOWNHOUSE	PPSF DOM STATUS PPSF DOM	\$325 31 CONTRACT \$472 156 CONTRACT	BEDS ASK BEDS ASK	3 \$1,299,000 5 \$1,299,000	INITIAL BATHS Briarwoo INITIAL BATHS East Elm INITIAL	\$1,388,000 2.5 od \$1,379,000 4 hurst \$1,299,000	

Compass is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicity property already listed. Nothing herein shall be construed as legal, accounting or other profesional advice outside the realm of real estate brokerage.

© 2024 Compass. This report and information provided in this report are proprietary to Compass and may not be sold, used or reprinted, in whole or part, without the prior written consent in each instance of Compass. Data is subject to revision. Sourced from Compass proprietary database. All rights reserved.

QUEENS LUXURY REPORT

CONTRACTS \$1.25M AND ABOVE AUG 05 - 11, 2024

	37-26 32ND ST #4A							Astoria	
	ΤΥΡΕ	CONDO	STATUS	CONTRACT	ASK	\$1,295,000	INITIAL	\$1,193,000	
	SQFT	1,137	PPSF	\$1,139	BEDS	1	BATHS	2	
	FEES	\$1,685	DOM	785					
	67-31 INGRAM ST							Forest Hills	
	ТҮРЕ	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,295,000	INITIAL	\$1,295,000	
ALLAN C	SQFT	2,143	PPSF	\$605	BEDS	3	BATHS	2.5	
	FEES	\$820	DOM	67					
	11-32 31ST AVE #3B						Astoria		
	ТҮРЕ	CONDO	STATUS	CONTRACT	ASK	\$1,288,000	INITIAL	\$1,288,000	
	SQFT	1,168	PPSF	\$1,103	BEDS	3	BATHS	2	
	FEES	\$942	DOM	62					
	34-29 72ND ST					Jackson Heights			
	ΤΥΡΕ	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,275,000	INITIAL	\$1,275,000	
	SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	2	
	FEES	\$650	DOM	71					
	246-19 54TH AVE						Little Neck		
	ТҮРЕ	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,260,000	INITIAL	\$1,260,000	
	SQFT	1,637	PPSF	\$770	BEDS	4	BATHS	3	
And the second second	FEES	\$683	DOM	114					

Compass is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicity property already listed. Nothing herein shall be construed as legal, accounting or other profesional advice outside the realm of real estate brokerage.

© 2024 Compass. This report and information provided in this report are proprietary to Compass and may not be sold, used or reprinted, in whole or part, without the prior written consent in each instance of Compass. Data is subject to revision. Sourced from Compass proprietary database. All rights reserved.

compass.com