

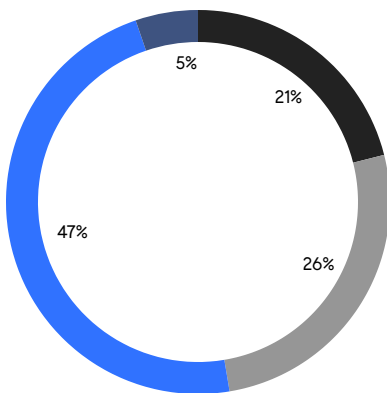
QUEENS WEEKLY LUXURY REPORT



5 CENTER DRIVE

RESIDENTIAL CONTRACTS
\$1.25 MILLION AND UP

- NORTHEASTERN QUEENS
- CENTRAL QUEENS
- NORTHWESTERN QUEENS
- SOUTHWESTERN QUEENS



19

CONTRACTS SIGNED
THIS WEEK

\$30,828,707

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 19 contracts signed this week, made up of 12 condos, and 7 houses. The previous week saw 16 deals. For more information or data, please reach out to a Compass agent.

\$1,622,564

AVERAGE ASKING PRICE

\$1,449,000

MEDIAN ASKING PRICE

\$1,223

AVERAGE PPSF

0%

AVERAGE DISCOUNT

\$30,828,707

TOTAL VOLUME

148

AVERAGE DAYS ON MARKET

14-69 162nd Street in Beechhurst entered contract this week, with a last asking price of \$3,395,000. Built in 2018, this single-family house spans 3,601 square feet with 4 beds and 4 full baths. It features a raised entrance with landscaping and paver walkway, an elegant central spiral staircase, hardwood and stone tile flooring, a rear covered patio and outdoor pool, a kitchen with high-end appliances and large island, an entertainment area with bar, a primary bedroom with en-suite bath, and much more.

Also signed this week was 69-52 Groton Street in Forest Hills, with a last asking price of \$2,150,000. Originally built in 1940, this single-family townhouse spans 2,645 square feet with 5 beds and 3 full baths. It features a landscaped front yard and tiered entrance, a brick and stone facade, and much more.

12

CONDO DEAL(S)

0

CO-OP DEAL(S)

7

TOWNHOUSE DEAL(S)

\$1,472,309

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$1,880,143

AVERAGE ASKING PRICE

\$1,395,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$1,680,000

MEDIAN ASKING PRICE

\$1,489

AVERAGE PPSF

\$636

AVERAGE PPSF

1,033

AVERAGE SQFT

3,452

AVERAGE SQFT



14-69 162ND ST

Beechhurst

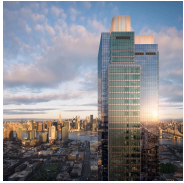
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$3,395,000	INITIAL	\$3,395,000
SQFT	3,601	PPSF	\$943	BEDS	4	BATHS	4.5
FEES	\$1,632	DOM	9				



69-52 GROTON ST

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$2,150,000	INITIAL	\$2,150,000
SQFT	N/A	PPSF	N/A	BEDS	5	BATHS	3.5
FEES	N/A	DOM	3				



3 COURT SQUARE #5809

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,904,417	INITIAL	\$1,904,417
SQFT	975	PPSF	\$1,954	BEDS	2	BATHS	2
FEES	\$2,193	DOM	402				



110-56 67TH RD

Forest Hills

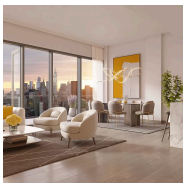
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,899,000	INITIAL	\$1,899,000
SQFT	2,220	PPSF	\$855	BEDS	5	BATHS	3.5
FEES	\$1,293	DOM	37				



107-24 71ST RD #18B

Forest Hills

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,799,000	INITIAL	\$1,899,000
SQFT	1,740	PPSF	\$1,034	BEDS	3	BATHS	3
FEES	\$3,137	DOM	137				



45-30 PEARSON ST #PH4B

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,745,000	INITIAL	\$1,735,000
SQFT	957	PPSF	\$1,824	BEDS	2	BATHS	2
FEES	\$1,638	DOM	227				

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151-31 33RD RD

Murray Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,680,000	INITIAL	\$1,680,000
SQFT	2,800	PPSF	\$600	BEDS	6	BATHS	5
FEES	\$978	DOM	74				



45-30 PEARSON ST #15F

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,490,000	INITIAL	\$1,480,000
SQFT	860	PPSF	\$1,733	BEDS	2	BATHS	2
FEES	\$1,422	DOM	182				



107 QUEENS BLVD #10B

Forest Hills

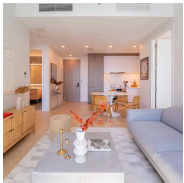
TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,465,000	INITIAL	\$1,595,000
SQFT	1,193	PPSF	\$1,228	BEDS	2	BATHS	2
FEES	\$2,262	DOM	724				



162-03 84TH ST

Rockwood Park

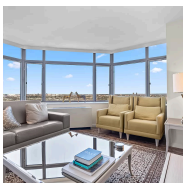
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,449,000	INITIAL	\$1,449,000
SQFT	2,548	PPSF	\$569	BEDS	3	BATHS	3
FEES	\$737	DOM	56				



45-30 PEARSON ST #10F

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,405,000	INITIAL	\$1,405,000
SQFT	N/A	PPSF	N/A	BEDS	2	BATHS	2
FEES	\$1,422	DOM	38				



112-01 QUEENS BLVD #20H

Forest Hills

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,385,000	INITIAL	\$1,385,000
SQFT	1,270	PPSF	\$1,091	BEDS	2	BATHS	2
FEES	\$2,166	DOM	18				

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31-27 CRESCENT ST #PHC

Astoria

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,350,000	INITIAL	\$1,350,000
SQFT	995	PPSF	\$1,357	BEDS	2	BATHS	2
FEES	\$1,790	DOM	N/A				



35-32 LEAVITT ST #PHE

Flushing

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,318,000	INITIAL	\$1,318,000
SQFT	827	PPSF	\$1,594	BEDS	2	BATHS	2
FEES	\$1,525	DOM	50				



24-47 43RD ST

Astoria

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,298,000	INITIAL	\$1,298,000
SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	1.5
FEES	\$521	DOM	25				



5-01 47TH RD #1B

Long Island City

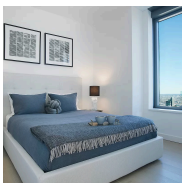
TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,295,000	INITIAL	\$1,295,000
SQFT	910	PPSF	\$1,424	BEDS	2	BATHS	2
FEES	\$1,368	DOM	291				



226-62 77TH AVE

Oakland Gardens

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,290,000	INITIAL	\$1,290,000
SQFT	6,090	PPSF	\$212	BEDS	5	BATHS	4.5
FEES	\$971	DOM	89				



3 COURT SQUARE #5506

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,261,290	INITIAL	\$1,261,290
SQFT	705	PPSF	\$1,790	BEDS	1	BATHS	1
FEES	\$1,585	DOM	N/A				

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5-01 47TH RD #2B

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,250,000	INITIAL	N/A
SQFT	926	PPSF	\$1,350	BEDS	2	BATHS	2
FEES	\$1,330	DOM	N/A				

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