

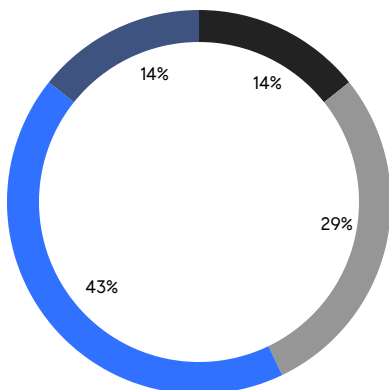
QUEENS WEEKLY LUXURY REPORT



46-30 CENTER BLVD, UNIT PH8

RESIDENTIAL CONTRACTS
\$1.25 MILLION AND UP

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



7

CONTRACTS SIGNED
THIS WEEK

\$10,336,000

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 7 contracts signed this week, made up of 3 condos, and 4 houses. The previous week saw 6 deals. For more information or data, please reach out to a Compass agent.

\$1,476,572

AVERAGE ASKING PRICE

\$1,288,000

MEDIAN ASKING PRICE

\$1,056

AVERAGE PPSF

0%

AVERAGE DISCOUNT

\$10,336,000

TOTAL VOLUME

73

AVERAGE DAYS ON MARKET

32 Overhill Road in Forest Hills entered contract this week, with a last asking price of \$1,998,000. Originally built in 1925, this single-family house offers 4 beds and 2 full baths. It features an open living space with wood-burning fireplace and expansive windows, a private terrace, a spacious yard and garden, a rear patio, and much more.

Also signed this week was Unit 2301 at 27-21 44th Drive in Long Island City, with a last asking price of \$1,595,000. This condo unit spans 1,017 square feet with 2 beds and 2 baths. It features casement windows, high ceilings, a chef's kitchen with quartz countertops and high-end appliances, as well as a breakfast bar, a large primary bedroom with en-suite bath and walk-in closet, and much more. The building provides a fitness center, a roof deck, a resident lounge, and many other amenities.

3

CONDO DEAL(S)

0

CO-OP DEAL(S)

4

TOWNHOUSE DEAL(S)

\$1,375,000

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$1,552,750

AVERAGE ASKING PRICE

\$1,280,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$1,481,500

MEDIAN ASKING PRICE

\$1,451

AVERAGE PPSF

\$662

AVERAGE PPSF

969

AVERAGE SQFT

2,147

AVERAGE SQFT



32 OVERHILL ROAD

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,998,000	INITIAL	\$1,998,000
SQFT	N/A	PPSF	N/A	BEDS	4	BATHS	2
FEES	\$1,450	DOM	84				



227-06 56TH AVE

Bayside

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,675,000	INITIAL	\$1,675,000
SQFT	2,160	PPSF	\$775	BEDS	5	BATHS	3
FEES	\$1,109	DOM	107				



27-21 44TH DR #2301

Long Island City

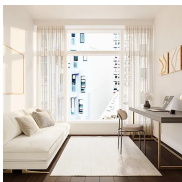
TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,595,000	INITIAL	\$1,645,000
SQFT	1,017	PPSF	\$1,569	BEDS	2	BATHS	2
FEES	\$1,223	DOM	121				



129-01 133RD AVE

South Ozone Park

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,288,000	INITIAL	\$1,288,000
SQFT	2,457	PPSF	\$524	BEDS	5	BATHS	4
FEES	\$974	DOM	26				



27-20 42ND ROAD #8A

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,280,000	INITIAL	\$1,280,000
SQFT	768	PPSF	\$1,667	BEDS	2	BATHS	1
FEES	\$1,511	DOM	3				



41-15 39TH PL #2

Sunnyside

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,250,000	INITIAL	\$1,250,000
SQFT	1,122	PPSF	\$1,115	BEDS	2	BATHS	2
FEES	\$722	DOM	86				

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6-09 150TH ST

Whitestone

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,250,000	INITIAL	\$1,250,000
SQFT	1,824	PPSF	\$685	BEDS	3	BATHS	2.5
FEES	\$833	DOM	80				

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