

MAR 6 - 12, 2023

The Queens luxury real estate market, defined as all properties priced \$1M and above, saw 22 contracts signed this week, made up of 7 condos, and 15 houses. The previous week saw 39 deals. For more information or data, please reach out to a Compass agent.

\$1,701,455

Average Asking Price

\$1,435,000

Median Asking Price

\$952

Average PPSF

1%

Average Discount

\$37,431,999

Total Volume

84

Average Days On Market

6-02 158th Street in Beechhurst entered contract this week, with a last asking price of \$4,750,000. Built in 2009, this Mediterranean villa spans 7,683 square feet with 7 beds and 6 full baths. It features a wrought-iron staircase, crystal chandelier, high ceilings, built-in mahogany cabinetry, a living area with fireplace and kitchenette, a 6-car garage, a sauna, a wine cellar/humidor, a water filtration system, a large backyard with pool, a 100-foot dock and lift system, and much more.

Also signed this week was 14-69 162nd Street in Beechhurst, with a last asking price of \$3,288,000. Built in 2019, this single-family home spans approximately 4,600 square feet with 3 beds and 4 full baths. It features radiant heat, a full gym, high ceilings, venetian plaster walls, a smart home system, a large primary bedroom with en-suite bath and oversized walk-in closet, a landscaped backyard with pool and outdoor kitchen, and much more.

7

Condo Deal(s)

0

Co-op Deal(s)

15

Townhouse Deal(s)

\$1,435,000

Average Asking Price

\$0

Average Asking Price

\$1,825,800

Average Asking Price

\$1,450,000

Median Asking Price

\$0

Median Asking Price

\$1,400,000

Median Asking Price

\$1,479

Average PPSF

N/A

Average PPSF

\$667

Average PPSF

980

Average SqFt

N/A

Average SqFt

2,829

Average SqFt



6-02 158TH ST

Type	Townhouse	Status	Contract
SqFt	7,683	Beds	7
PPSF	\$619	Fees	\$3,319

Beechhurst

Ask	\$4,750,000
Baths	6
DOM	61



14-69 162ND ST

Type	Townhouse	Status	Contract
SqFt	3,601	Beds	3
PPSF	\$913	Fees	\$1,145

Beechhurst

Ask	\$3,288,000
Baths	4.5
DOM	34

1885 EAST 13TH ST

Type	Townhouse	Status	Contract
SqFt	N/A	Beds	5
PPSF	N/A	Fees	N/A

Homecrest

Ask	\$2,100,000
Baths	4.5
DOM	58

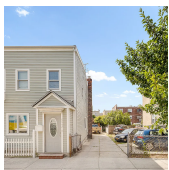


23-32 31ST RD

Type	Townhouse	Status	Contract
SqFt	3,156	Beds	6
PPSF	\$634	Fees	\$704

Astoria

Ask	\$1,999,999
Baths	3
DOM	174

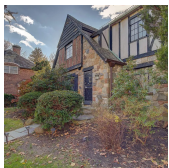


59-42 PALMETTO ST

Type	Townhouse	Status	Contract
SqFt	N/A	Beds	4
PPSF	N/A	Fees	\$576

Ridgewood

Ask	\$1,550,000
Baths	2.5
DOM	234



710 PARSONS BLVD HOUSE

Type	Townhouse	Status	Contract
SqFt	1,660	Beds	3
PPSF	\$934	Fees	\$1,163

Whitestone

Ask	\$1,550,000
Baths	1
DOM	95

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45-30 PEARSON ST #19C

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,535,000
Sqft	947	Beds	2	Baths	2
PPSF	\$1,621	Fees	\$1,622	DOM	90



45-30 PEARSON ST #12C

Hunters Point

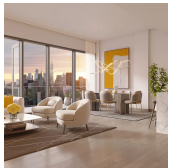
Type	Condo	Status	Contract	Ask	\$1,490,000
Sqft	947	Beds	2	Baths	2
PPSF	\$1,574	Fees	\$1,622	DOM	38



21-26 73RD ST

Astoria Heights

Type	Townhouse	Status	Contract	Ask	\$1,478,000
Sqft	2,640	Beds	5	Baths	3.5
PPSF	\$560	Fees	\$936	DOM	69



45-30 PEARSON ST #11C

Hunters Point

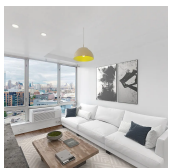
Type	Condo	Status	Contract	Ask	\$1,460,000
Sqft	947	Beds	2	Baths	2
PPSF	\$1,542	Fees	\$1,622	DOM	2



21-10 44TH DR #PHC

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,450,000
Sqft	1,114	Beds	2	Baths	2
PPSF	\$1,302	Fees	\$1,793	DOM	91



13-11 JACKSON AVE #10A

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,420,000
Sqft	1,154	Beds	2	Baths	2
PPSF	\$1,231	Fees	\$1,898	DOM	185

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62-41 CROMWELL CRESCENT

Rego Park

Type	Townhouse	Status	Contract
Sqft	2,464	Beds	3
PPSF	\$569	Fees	\$1,033

Ask	\$1,400,000
Baths	2.5
DOM	344

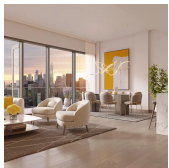


204-15 42ND AVE

Auburndale

Type	Townhouse	Status	Contract
Sqft	1,733	Beds	5
PPSF	\$797	Fees	\$892

Ask	\$1,380,000
Baths	2.5
DOM	25

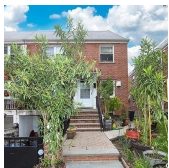


45-30 PEARSON ST #12D

Hunters Point

Type	Condo	Status	Contract
Sqft	873	Beds	2
PPSF	\$1,576	Fees	\$1,456

Ask	\$1,375,000
Baths	2
DOM	2

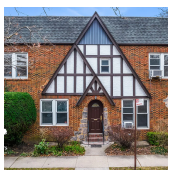


65-34 UTOPIA PKWY

Fresh Meadows

Type	Townhouse	Status	Contract
Sqft	2,909	Beds	6
PPSF	\$467	Fees	\$647

Ask	\$1,358,000
Baths	3
DOM	153

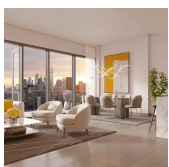


94-20 68TH AVE

Forest Hills

Type	Townhouse	Status	Contract
Sqft	2,300	Beds	3
PPSF	\$587	Fees	\$880

Ask	\$1,348,000
Baths	1.5
DOM	47



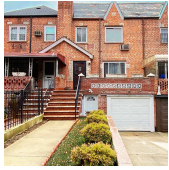
45-30 PEARSON ST #6D

Hunters Point

Type	Condo	Status	Contract
Sqft	873	Beds	2
PPSF	\$1,507	Fees	\$1,489

Ask	\$1,315,000
Baths	2
DOM	2

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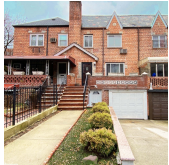


33-12 75TH ST

Type	Townhouse	Status	Contract
Sqft	1,729	Beds	4
PPSF	\$752	Fees	\$590

Jackson Heights

Ask	\$1,300,000
Baths	2
DOM	32



33-56 75TH ST

Type	Townhouse	Status	Contract
Sqft	1,729	Beds	4
PPSF	\$752	Fees	\$514

Jackson Heights

Ask	\$1,300,000
Baths	2
DOM	32



39-45A 49TH ST

Type	Townhouse	Status	Contract
Sqft	1,870	Beds	3
PPSF	\$693	Fees	\$371

Sunnyside

Ask	\$1,295,000
Baths	1
DOM	31



63-45 75TH ST

Type	Townhouse	Status	Contract
Sqft	3,300	Beds	4
PPSF	\$391	Fees	\$903

Middle Village

Ask	\$1,290,000
Baths	3
DOM	28

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