

SEP 18 - 24, 2023

The Queens luxury real estate market, defined as all properties priced \$1M and above, saw 4 contracts signed this week, made up of 1 condo, and 3 houses. The previous week saw 11 deals. For more information or data, please reach out to a Compass agent.

\$2,414,033

Average Asking Price

\$2,159,066

Median Asking Price

\$1,217

Average PPSF

0%

Average Discount

\$9,656,131

Total Volume

59

Average Days On Market

102 Shore Road in Douglaston entered contract this week, with a last asking price of \$3,950,000. Completely renovated in 2013, this single-family home spans 3,968 square feet with 5 beds and 3 full baths. It features custom finishes and fixtures throughout, granite and walnut floors, air conditioning and radiant heating, a chef's kitchen with custom cabinetry and high-end appliances, a primary suite with two walk-in closets and balcony, and much more.

Also signed this week was Unit 4511 at 3 Court Square in Hunters Point, with a last asking price of \$2,519,131. Built in 2021, this condo unit spans 1,326 square feet with 3 beds and 2 full baths. It features white oak engineered floors, an oversized primary bedroom with en-suite bath and walk-in closet, a chef-inspired kitchen with abundant cabinet space, incredible natural lighting, and much more. The building provides a state-of-the-art fitness center, a spa and steam room, a business center, storage units, a bicycle room, and many other amenities.

1

Condo Deal(s)

0

Co-op Deal(s)

3

Townhouse Deal(s)

\$2,519,131

Average Asking Price

\$0

Average Asking Price

\$2,379,000

Average Asking Price

\$2,519,131

Median Asking Price

\$0

Median Asking Price

\$1,799,000

Median Asking Price

\$1,900

Average PPSF

N/A

Average PPSF

\$875

Average PPSF

1,326

Average SqFt

N/A

Average SqFt

3,178

Average SqFt

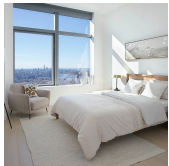


102 SHORE ROAD

Douglaston

Type	Townhouse	Status	Contract
SqFt	3,968	Beds	5
PPSF	\$995	Fees	\$1,678

Ask	\$3,950,000
Baths	3.5
DOM	106



3 COURT SQUARE #4511

Hunters Point

Type	Condo	Status	Contract
SqFt	1,326	Beds	3
PPSF	\$1,900	Fees	\$2,917

Ask	\$2,519,131
Baths	2.5
DOM	N/A



69-31 INGRAM ST

Forest Hills

Type	Townhouse	Status	Contract
SqFt	2,387	Beds	4
PPSF	\$754	Fees	\$1,189

Ask	\$1,799,000
Baths	3.5
DOM	11



84-15 118TH ST

Kew Gardens

Type	Townhouse	Status	Contract
SqFt	N/A	Beds	5
PPSF	N/A	Fees	\$740

Ask	\$1,388,000
Baths	3.5
DOM	N/A

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 solicit property already listed. Nothing herein shall be construed as legal, accounting or other professional advice outside the realm of real estate brokerage.