

COMPASS

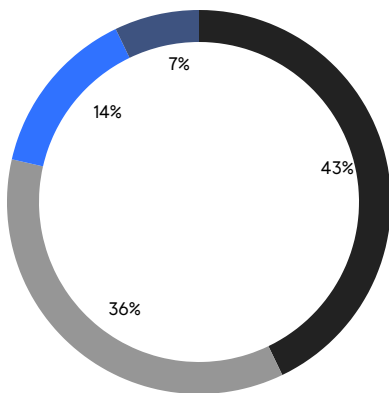
# QUEENS WEEKLY LUXURY REPORT



3364 11TH STREET

RESIDENTIAL CONTRACTS  
\$1.25 MILLION AND UP

- NORTHEASTERN QUEENS
- CENTRAL QUEENS
- NORTHWESTERN QUEENS
- THE ROCKAWAYS



14

CONTRACTS SIGNED  
THIS WEEK

\$23,736,900

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 14 contracts signed this week, made up of 2 condos, 1 co-op, and 11 houses. The previous week saw 16 deals. For more information or data, please reach out to a Compass agent.

**\$1,695,493**

AVERAGE ASKING PRICE

**\$1,492,500**

MEDIAN ASKING PRICE

**\$757**

AVERAGE PPSF

**1%**

AVERAGE DISCOUNT

**\$23,736,900**

TOTAL VOLUME

**110**

AVERAGE DAYS ON MARKET

32 Boulevard in Whitestone entered contract this week, with a last asking price of \$4,500,000. Built in 2009, this single-family house spans 7,218 square feet with 6 beds and 5 full baths. It features a quarter acre lot, four stories, high coffered ceilings throughout, an eat-in kitchen and full outdoor kitchen, a top-floor primary bedroom with en-suite bathroom and multiple closets, a gym with marble bath and steam shower, an in-ground saltwater pool and private backyard, and much more.

Also signed this week was 50-34 Deepdale Place in Little Neck, with a last asking price of \$1,750,000. Originally built in 1960, this single-family house spans 2,670 square feet with 4 beds and 3 full baths. It features a recent full renovation, high-end appliances and fixtures, Quartzite countertops, hardwood flooring, radiant heated tile floors, a landscaped front and back yard, and much more.

**2**

CONDO DEAL(S)

**1**

CO-OP DEAL(S)

**11**

TOWNHOUSE DEAL(S)

**\$1,390,000**

AVERAGE ASKING PRICE

**\$1,350,000**

AVERAGE ASKING PRICE

**\$1,782,446**

AVERAGE ASKING PRICE

**\$1,390,000**

MEDIAN ASKING PRICE

**\$1,350,000**

MEDIAN ASKING PRICE

**\$1,495,000**

MEDIAN ASKING PRICE

**\$1,236**

AVERAGE PPSF

**\$669**

AVERAGE PPSF

**1,160**

AVERAGE SQFT

**2,718**

AVERAGE SQFT



### 32 BLVD

Whitestone

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$4,500,000	INITIAL	\$4,900,000
SQFT	7,218	PPSF	\$624	BEDS	6	BATHS	5.5
FEES	\$2,524	DOM	241				



### 70-26 FLEET ST

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,789,000	INITIAL	\$1,800,000
SQFT	2,100	PPSF	\$852	BEDS	5	BATHS	2
FEES	\$1,105	DOM	126				



### 50-34 DEEPPDALE PL

Little Neck

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,750,000	INITIAL	\$1,750,000
SQFT	2,670	PPSF	\$655	BEDS	4	BATHS	3
FEES	\$866	DOM	42				



### 146-44 BAYSIDE AVE

Murray Hill

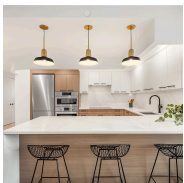
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,595,000	INITIAL	\$1,595,000
SQFT	2,314	PPSF	\$689	BEDS	4	BATHS	3.5
FEES	\$1,160	DOM	38				



### 69-45 266TH ST

Glen Oaks

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,550,000	INITIAL	\$1,580,000
SQFT	2,680	PPSF	\$578	BEDS	3	BATHS	3.5
FEES	\$1,047	DOM	264				



### 22-54 46TH ST #203

Astoria

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,495,000	INITIAL	\$1,495,000
SQFT	1,408	PPSF	\$1,062	BEDS	3	BATHS	2
FEES	\$1,576	DOM	90				

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### 110-24 JEWEL AVE

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,495,000	INITIAL	\$1,499,000
SQFT	2,204	PPSF	\$658	BEDS	4	BATHS	3.5
FEES	\$981	DOM	36				



### 259-03 62ND AVE

Little Neck

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,490,000	INITIAL	\$1,490,000
SQFT	2,082	PPSF	\$716	BEDS	4	BATHS	3
FEES	\$910	DOM	126				



### 37-37 78TH ST

Jackson Heights

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,450,000	INITIAL	\$1,450,000
SQFT	2,193	PPSF	\$661	BEDS	6	BATHS	5
FEES	\$737	DOM	17				



### 414 B 143RD ST

Neponsit

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,369,900	INITIAL	\$1,449,000
SQFT	2,700	PPSF	\$507	BEDS	6	BATHS	4
FEES	\$634	DOM	274				



### 34-48 81ST ST #31

Jackson Heights

TYPE	COOP	STATUS	CONTRACT	ASK	\$1,350,000	INITIAL	N/A
SQFT	N/A	PPSF	N/A	BEDS	4	BATHS	3
FEES	\$1,100	DOM	N/A				



### 33-03 166TH ST

Murray Hill

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,328,000	INITIAL	\$1,328,000
SQFT	2,068	PPSF	\$643	BEDS	3	BATHS	2
FEES	\$950	DOM	31				

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### 71-39 YELLOWSTONE BLVD

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,290,000	INITIAL	\$1,290,000
SQFT	1,664	PPSF	\$775	BEDS	4	BATHS	3.5
FEES	\$786	DOM	35				



### 40-46 24TH ST #3C

Astoria

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,285,000	INITIAL	\$1,285,000
SQFT	912	PPSF	\$1,409	BEDS	2	BATHS	2
FEES	\$1,789	DOM	N/A				

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