

COMPASS

# Queens Market Insights

MARCH 2023

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### NEIGHBORHOOD MAP

#### NORTHWESTERN QUEENS

- Astoria Heights
- Astoria
- Blissville
- Hunters Point
- Sunnyside

#### NORTHEASTERN QUEENS

- Auburndale
- Bay Terrace
- Bayside
- Bellerose
- College Point
- Douglaston-Little Neck
- Floral Park
- Flushing Meadows/Corona Park
- Flushing
- Fresh Meadows
- Glen Oaks
- Hillcrest
- Kew Gardens Hills
- Malba
- Murray Hill
- Oakland Gardens
- Pomonok
- Utopia
- Whitestone

#### CENTRAL QUEENS

- Briarwood
- Corona
- East Elmhurst
- Forest Hills Gardens
- Forest Hills
- Glendale
- Jackson Heights
- Kew Gardens
- Maspeth
- Middle Village
- Rego Park
- Ridgewood
- Woodside

#### SOUTHWESTERN QUEENS

- Howard Beach
- Ozone Park
- Richmond Hill
- South Ozone Park
- Woodhaven

#### SOUTHEASTERN QUEENS

- Cambria Heights
- Hollis
- Holliswood
- Jamaica Estates
- Jamaica Hills
- Jamaica
- Laurelton
- Queens Village
- Rochdale
- Rosedale
- Springfield Gardens
- St. Albans

#### THE ROCKAWAYS

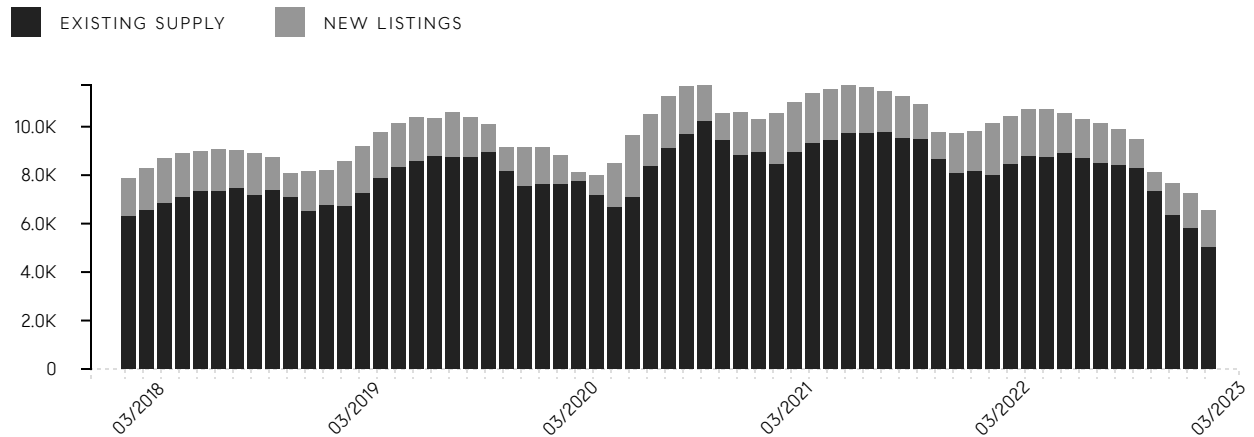
- Arverne
- Belle Harbor
- Breezy Point
- Broad Channel
- Far Rockaway
- Fort Tilden
- Jacob Riis Park
- Neponsit
- Rockaway Beach
- Rockaway Park
- Roxbury

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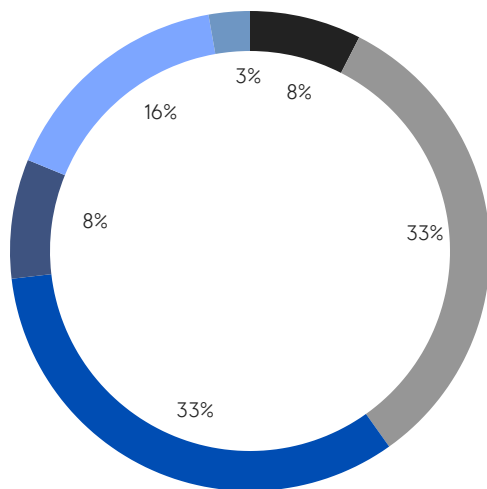
## March 2023

### INVENTORY

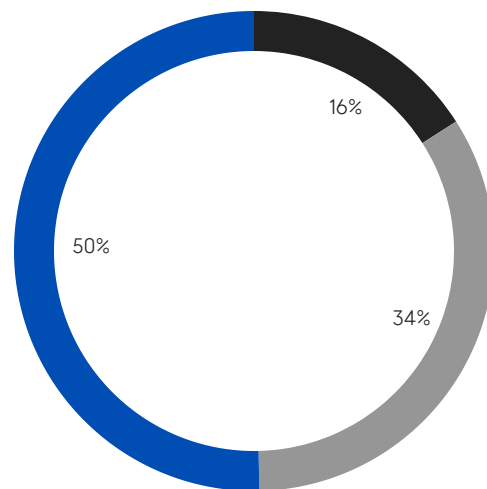
#### Total Inventory



#### By Neighborhood



#### By Type



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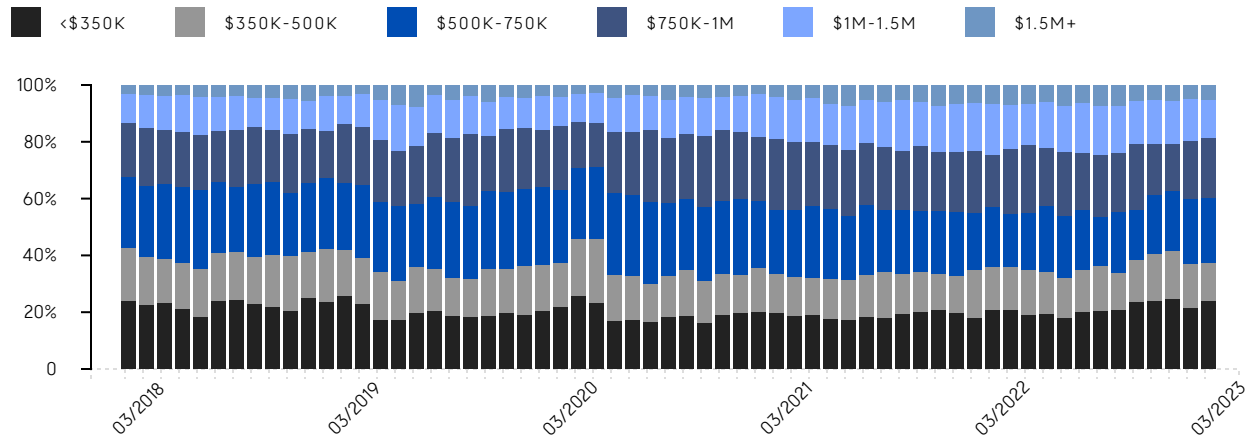


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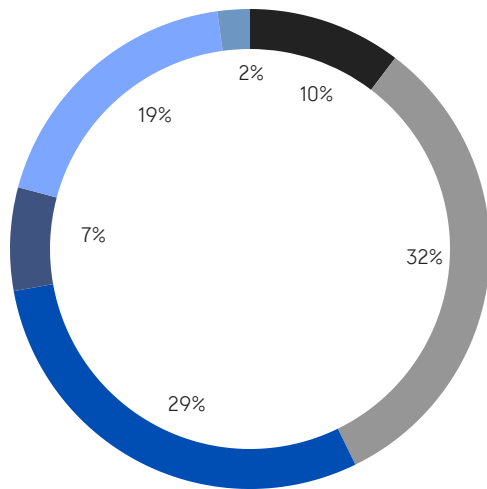
## March 2023

CONTRACTS SIGNED

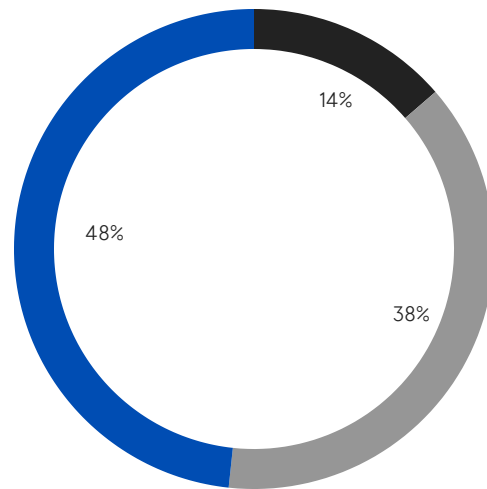
### Market Share By Price (Last Ask)



### By Neighborhood



### By Type



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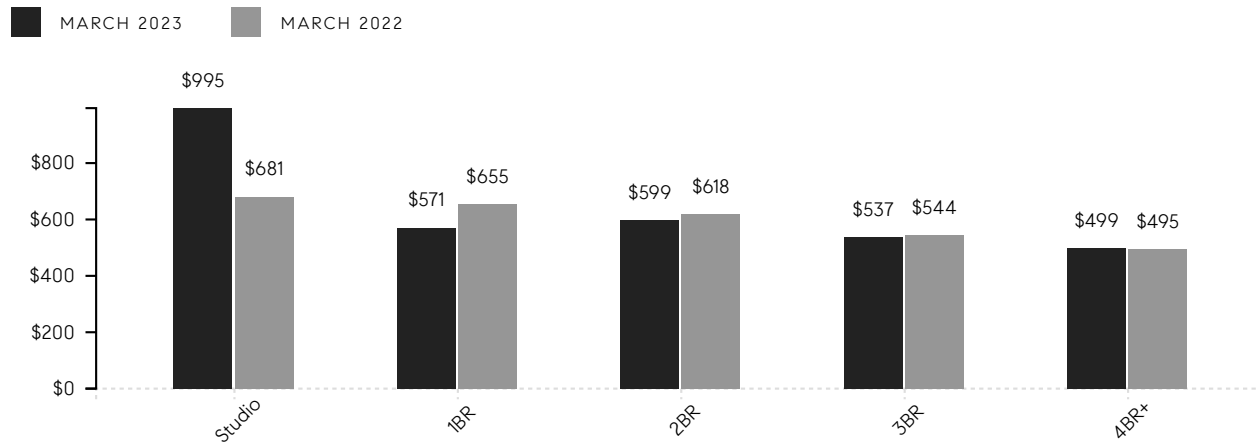
# Queens Market Insights

## March 2023

### OVERALL

	MAR 2023	FEB 2023	% CHANGE	MAR 2022	% CHANGE
AVERAGE SALE PRICE	\$687,043	\$679,659	1.1%	\$752,980	-8.8%
MEDIAN SALE PRICE	\$598,500	\$605,000	-1.1%	\$690,000	-13.3%
AVERAGE PRICE PER SQUARE FOOT	\$568	\$545	4.2%	\$577	-1.6%
AVERAGE DAYS ON MARKET	116	116	0.0%	111	4.5%
AVERAGE DISCOUNT	6%	8%		6%	
INVENTORY	6,544	7,234	-9.5%	10,145	-35.5%
CONTRACTS SIGNED	1,246	1,042	19.6%	1,642	-24.1%

### Average Price Per Square Foot



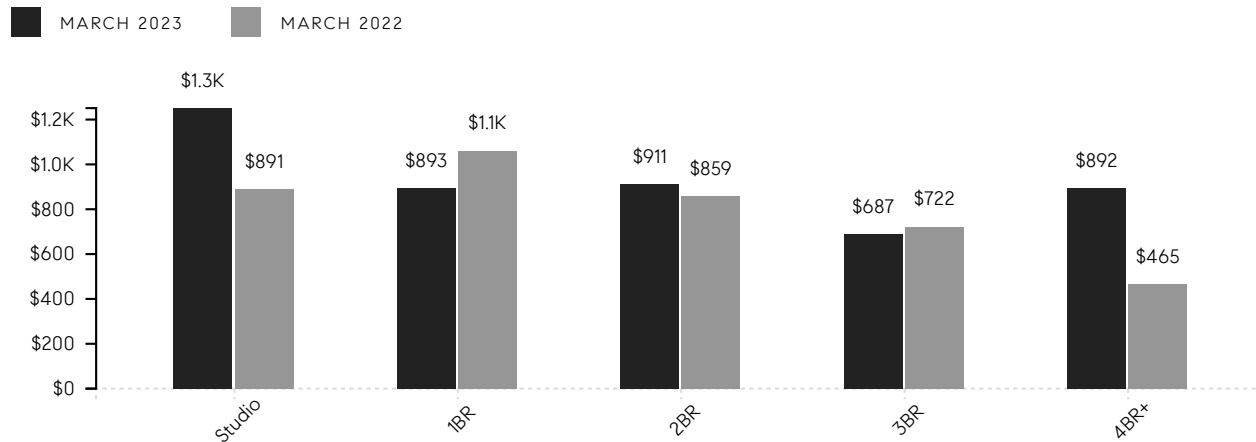
# Queens Market Insights

## March 2023

### CONDOS

	MAR 2023	FEB 2023	% CHANGE	MAR 2022	% CHANGE
AVERAGE SALE PRICE	\$734,588	\$684,809	7.3%	\$744,948	-1.4%
MEDIAN SALE PRICE	\$596,500	\$562,519	6.0%	\$636,500	-6.3%
AVERAGE PRICE PER SQUARE FOOT	\$904	\$846	6.9%	\$921	-1.8%
AVERAGE DAYS ON MARKET	150	147	2.0%	129	16.3%
AVERAGE DISCOUNT	5%	8%		6%	
INVENTORY	1,217	1,264	-3.7%	1,714	-29.0%
CONTRACTS SIGNED	170	143	18.9%	275	-38.2%

### Average Price Per Square Foot



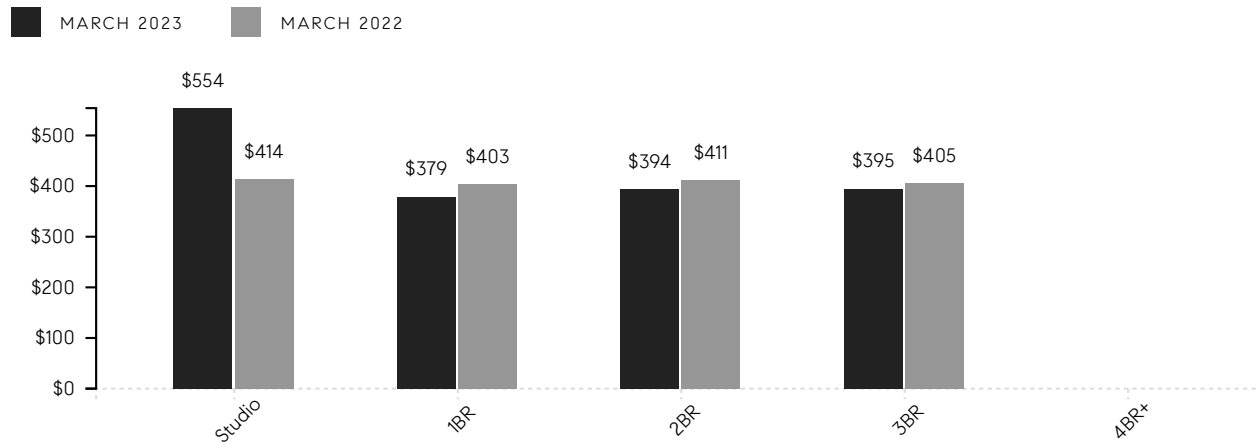
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### CO-OPS

	MAR 2023	FEB 2023	% CHANGE	MAR 2022	% CHANGE
AVERAGE SALE PRICE	\$332,035	\$331,162	0.3%	\$351,916	-5.6%
MEDIAN SALE PRICE	\$318,000	\$305,000	4.3%	\$320,000	-0.6%
AVERAGE PRICE PER SQUARE FOOT	\$393	\$391	0.5%	\$407	-3.4%
AVERAGE DAYS ON MARKET	135	138	-2.2%	121	11.6%
AVERAGE DISCOUNT	6%	7%		6%	
INVENTORY	2,266	2,477	-8.5%	3,741	-39.4%
CONTRACTS SIGNED	474	390	21.5%	549	-13.7%

### Average Price Per Square Foot



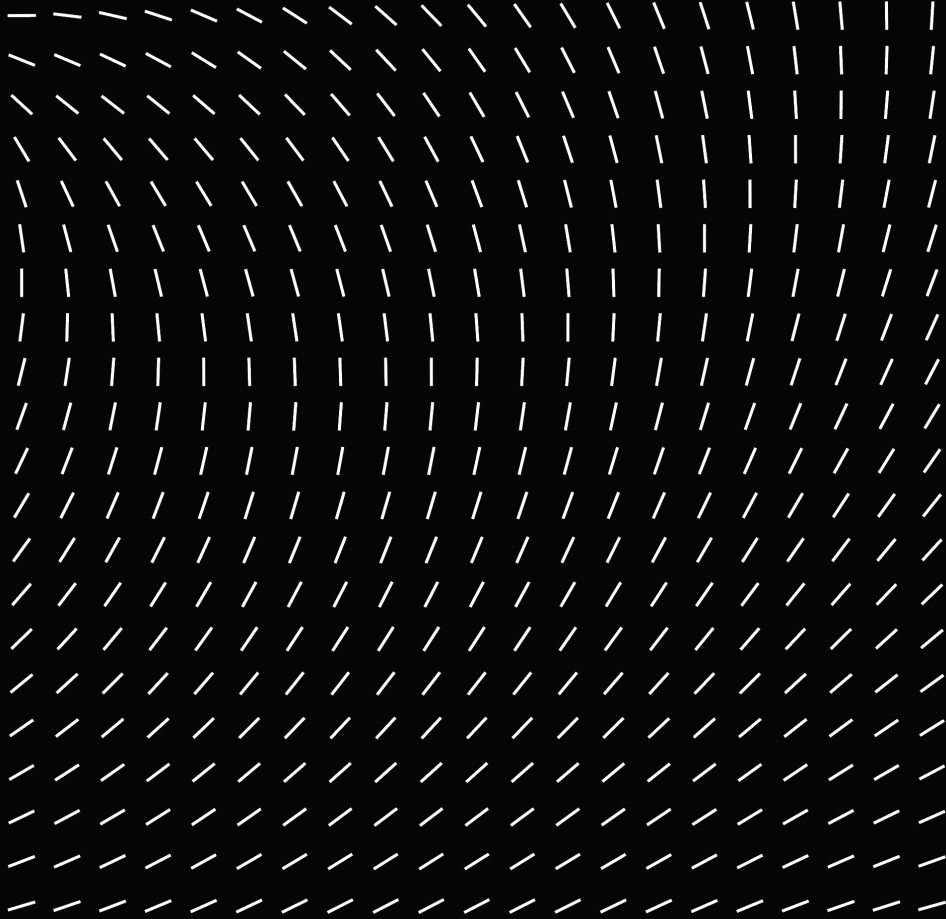
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### HOUSES

	MAR 2023	FEB 2023	% CHANGE	MAR 2022	% CHANGE
AVERAGE SALE PRICE	\$912,178	\$887,203	2.8%	\$943,067	-3.3%
MEDIAN SALE PRICE	\$850,000	\$829,000	2.5%	\$880,000	-3.4%
AVERAGE PRICE PER SQUARE FOOT	\$510	\$504	1.2%	\$513	-0.6%
AVERAGE DAYS ON MARKET	89	81	9.9%	98	-9.2%
AVERAGE DISCOUNT	6%	10%		5%	
INVENTORY	3,011	3,445	-12.6%	4,690	-35.8%
CONTRACTS SIGNED	602	509	18.3%	818	-26.4%





# COMPASS

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