

**MAY 15 - 21, 2023**

The Queens luxury real estate market, defined as all properties priced \$1M and above, saw 26 contracts signed this week, made up of 7 condos, and 19 houses. The previous week saw 13 deals. For more information or data, please reach out to a Compass agent.

**\$1,501,649**

Average Asking Price

**\$1,425,000**

Median Asking Price

**\$901**

Average PPSF

**0%**

Average Discount

**\$39,042,851**

Total Volume

**78**

Average Days On Market

26 Greenway Terrace in Forest Hills entered contract this week, with a last asking price of \$2,288,000. Originally built in 1935, this 26-foot-wide townhouse spans approximately 3,200 square feet with 6 beds and 3 full baths. It features a garden and terrace, a rooftop skylight, original hardwood floors, an open living and dining room, a fireplace with hardwood mantle, an original wooden grand staircase, custom windows with between-glass blinds, an updated deck with composite decking, private parking, and much more.

Also signed this week was Unit 3A at 50-01 5th Street in Hunters Point, with a last asking price of \$1,999,000. Built in 2009, this loft-style condo spans 1,542 square feet with 2 beds and 2 full baths. It features high ceilings, southwest exposure, bamboo flooring, an open chef's kitchen with stainless steel appliances, and much more. The building provides a virtual doorman, a common roof deck, a state-of-the-art fitness center, bike storage, and many other amenities.

**7**

Condo Deal(s)

**0**

Co-op Deal(s)

**19**

Townhouse Deal(s)

**\$1,450,852**

Average Asking Price

**\$0**

Average Asking Price

**\$1,520,363**

Average Asking Price

**\$1,295,000**

Median Asking Price

**\$0**

Median Asking Price

**\$1,450,000**

Median Asking Price

**\$1,500**

Average PPSF

**N/A**

Average PPSF

**\$654**

Average PPSF

**1,018**

Average SqFt

**N/A**

Average SqFt

**2,408**

Average SqFt

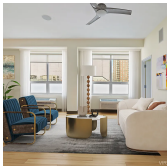


### 26 GREENWAY TERRACE

Forest Hills Gardens

Type	Townhouse	Status	Contract
SqFt	3,200	Beds	6
PPSF	\$715	Fees	\$1,266

Ask	\$2,288,000
Baths	3.5
DOM	21

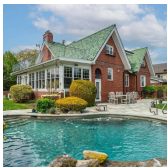


### 50-01 5TH ST #3A

Hunters Point

Type	Condo	Status	Contract
SqFt	1,542	Beds	3
PPSF	\$1,297	Fees	\$1,423

Ask	\$1,999,000
Baths	2
DOM	30



### 10-37 TOTTEN ST

Beechhurst

Type	Townhouse	Status	Contract
SqFt	2,310	Beds	5
PPSF	\$846	Fees	\$1,110

Ask	\$1,955,000
Baths	2
DOM	20



### 110-49 68TH AVE

Forest Hills

Type	Townhouse	Status	Contract
SqFt	2,100	Beds	3
PPSF	\$880	Fees	\$1,252

Ask	\$1,849,000
Baths	2.5
DOM	8

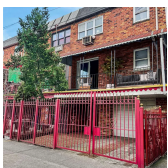


### 30-16 23RD ST

Astoria

Type	Townhouse	Status	Contract
SqFt	2,268	Beds	6
PPSF	\$750	Fees	N/A

Ask	\$1,700,000
Baths	3
DOM	103



### 40-24 CASE ST

Elmhurst

Type	Townhouse	Status	Contract
SqFt	3,058	Beds	8
PPSF	\$520	Fees	\$1,105

Ask	\$1,589,000
Baths	3
DOM	106

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### 148-08 84TH DR

**Briarwood**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,808	<b>Beds</b>	6
<b>PPSF</b>	\$555	<b>Fees</b>	\$833

<b>Ask</b>	\$1,558,888
<b>Baths</b>	5
<b>DOM</b>	22

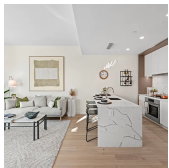


### 45-30 PEARSON ST #20D

**Hunters Point**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	873	<b>Beds</b>	2
<b>PPSF</b>	\$1,753	<b>Fees</b>	\$1,489

<b>Ask</b>	\$1,530,000
<b>Baths</b>	2
<b>DOM</b>	155

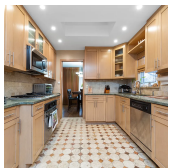


### 45-30 PEARSON ST #13C

**Hunters Point**

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	947	<b>Beds</b>	2
<b>PPSF</b>	\$1,600	<b>Fees</b>	\$1,588

<b>Ask</b>	\$1,515,000
<b>Baths</b>	2
<b>DOM</b>	65



### 25-25 148TH ST

**Flushing**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	N/A	<b>Beds</b>	4
<b>PPSF</b>	N/A	<b>Fees</b>	\$735

<b>Ask</b>	\$1,495,000
<b>Baths</b>	2.5
<b>DOM</b>	19



### 21-11 23 TERRACE

**Astoria**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	N/A	<b>Beds</b>	5
<b>PPSF</b>	N/A	<b>Fees</b>	\$750

<b>Ask</b>	\$1,495,000
<b>Baths</b>	2
<b>DOM</b>	1



### 56-09 135TH ST

**Queensboro Hill**

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,680	<b>Beds</b>	5
<b>PPSF</b>	\$545	<b>Fees</b>	\$832

<b>Ask</b>	\$1,460,000
<b>Baths</b>	2
<b>DOM</b>	137

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### 196-44 45TH DR

Auburndale

Type	Townhouse	Status	Contract
Sqft	2,400	Beds	5
PPSF	\$604	Fees	\$934

Ask	\$1,450,000
Baths	3
DOM	73



### 74-05 DITMARS BLVD

Astoria Heights

Type	Townhouse	Status	Contract
Sqft	1,882	Beds	3
PPSF	\$744	Fees	\$583

Ask	\$1,400,000
Baths	3
DOM	12

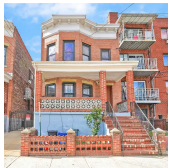


### 25-32 97TH ST

East Elmhurst

Type	Townhouse	Status	Contract
Sqft	2,240	Beds	5
PPSF	\$625	Fees	N/A

Ask	\$1,399,000
Baths	3
DOM	28



### 104-49 42ND AVE

Corona

Type	Townhouse	Status	Contract
Sqft	2,820	Beds	5
PPSF	\$496	Fees	\$662

Ask	\$1,399,000
Baths	3
DOM	16



### 14-18 138TH ST

College Point

Type	Townhouse	Status	Contract
Sqft	2,768	Beds	4
PPSF	\$501	Fees	\$1,023

Ask	\$1,388,000
Baths	3
DOM	11



### 57-54 HEWLETT ST

Little Neck

Type	Townhouse	Status	Contract
Sqft	2,430	Beds	5
PPSF	\$563	Fees	\$1,028

Ask	\$1,368,000
Baths	3
DOM	26

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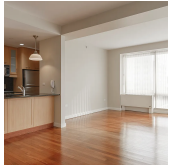


### 5-19 BORDEN AVE #9J

Hunters Point

Type	Condo	Status	Contract
Sqft	1,083	Beds	2
PPSF	\$1,196	Fees	\$1,455

Ask	\$1,295,000
Baths	2
DOM	336



### 107-24 71ST RD #8B

Forest Hills

Type	Condo	Status	Contract
Sqft	1,297	Beds	2
PPSF	\$995	Fees	\$1,947

Ask	\$1,290,000
Baths	2
DOM	72



### 47-26 196TH PL

Auburndale

Type	Townhouse	Status	Contract
Sqft	1,946	Beds	5
PPSF	\$662	Fees	\$796

Ask	\$1,288,000
Baths	3
DOM	28

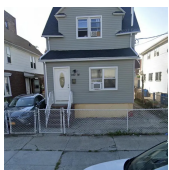


### 73-12 196TH ST

Fresh Meadows

Type	Townhouse	Status	Contract
Sqft	2,160	Beds	4
PPSF	\$590	Fees	\$671

Ask	\$1,275,000
Baths	2.5
DOM	19

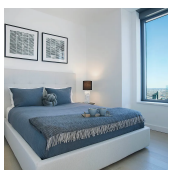


### 143-14 HOLLY AVE

Flushing

Type	Townhouse	Status	Contract
Sqft	1,218	Beds	5
PPSF	\$1,043	Fees	\$485

Ask	\$1,270,000
Baths	3.5
DOM	139



### 3 COURT SQUARE #5706

Hunters Point

Type	Condo	Status	Contract
Sqft	705	Beds	1
PPSF	\$1,800	Fees	\$1,528

Ask	\$1,268,840
Baths	1
DOM	N/A

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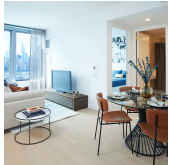


### 69-14 FRESH MEADOW LANE

Hillcrest

<b>Type</b>	Townhouse	<b>Status</b>	Contract
<b>Sqft</b>	2,646	<b>Beds</b>	4
<b>PPSF</b>	\$476	<b>Fees</b>	\$686

<b>Ask</b>	\$1,260,000
<b>Baths</b>	3
<b>DOM</b>	106



### 3 COURT SQUARE #3410

Hunters Point

<b>Type</b>	Condo	<b>Status</b>	Contract
<b>Sqft</b>	678	<b>Beds</b>	1
<b>PPSF</b>	\$1,856	<b>Fees</b>	\$1,470

<b>Ask</b>	\$1,258,123
<b>Baths</b>	1
<b>DOM</b>	381

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