

JUNE 14 - 20, 2021

The Long Island City luxury real estate market, defined as all properties \$1M and above, saw 5 contracts signed this week, made up of 5 condos. The previous week saw 7 deals.

\$1,606,747	\$1,595,000	\$1,342
Average Asking Price	Median Asking Price	Average PPSF
10%	\$8,033,731	612
Average Discount	Total Volume	Average Days On Market

Unit 340 at Arris Lofts, located at 27-28 Thompson Ave in Hunters Point, entered contract this week, with a last asking price of \$2,375,000. Built in 1920, this corner loft condo spans 2,200 square feet with 3 beds and 3 baths. It features airport-grade windows, triple exposures with views of the Manhattan skyline, 16-foot beamed ceilings, gray Porcelanosa flooring, a gallery hall, an open gourmet chefs kitchen with high-end appliances, and much more. The bedrooms all feature en-suite baths with updated cabinetry, while the primary suite offers a custom dressing room and private windowed bathroom with a soaking tub and rain shower. The building provides a 24-hour doorman and concierge service, a furnished roof terrace, a fitness center with swimming pool, and a parking garage.

Also signed this week was Unit 18E at Star Tower, located at 27-17 42nd Road in Hunters Point, with a last asking price of \$1,663,888. Built in 2019, this sponsor unit condo spans 1,228 square feet with 2 beds and 2 baths. It features 11-foot ceilings with floor-to-ceiling windows providing views of Manhattan, high-end stainless steel kitchen appliances, a solid quartz wraparound counter with glass backsplash, 8-foot interior doors, central air conditioning, and more. The bedrooms feature walk-in closets, and spa-like bathrooms with Italian limestone tiling and luxury finishes & fixtures. The building offers a landscaped rooftop, billiards lounge, sun lounge, state-of-the-art fitness center, and a doorman-attended lobby.

5	0	0
Condo Deal(s)	Co-op Deal(s)	Townhouse Deal(s)
\$1,606,747	\$0	\$0
Average Asking Price	Average Asking Price	Average Asking Price
\$1,595,000	\$0	\$0
Median Asking Price	Median Asking Price	Median Asking Price
\$1,342	N/A	\$0
Average PPSF	Average PPSF	Average PPSF
1,253	N/A	0
Average SqFt	Average SqFt	Average SqFt



**ARRIS LOFTS (27-28 THOMPSON AVE)
340**

Hunters Point

Type	Condo	Status	Contract	Ask	\$2,375,000
SqFt	2,200	Beds	3	Baths	3
PPSF	\$1,080	Fees	\$1,943	DOM	763



STAR TOWER (27-17 42 RD) #18E

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,663,888
SqFt	1,228	Beds	2	Baths	2
PPSF	\$1,355	Fees	\$1,475	DOM	788



THE HARRISON (27-21 44 DR) #PH2501

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,595,000
SqFt	1,027	Beds	2	Baths	2
PPSF	\$1,554	Fees	\$1,231	DOM	98



STAR TOWER (27-17 42 RD) #8A

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,339,888
SqFt	1,097	Beds	2	Baths	2
PPSF	\$1,222	Fees	\$1,217	DOM	804



STAR TOWER (27-17 42 RD) #22B

Hunters Point

Type	Condo	Status	Contract	Ask	\$1,059,955
SqFt	709	Beds	1	Baths	1
PPSF	\$1,495	Fees	\$557	DOM	606

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