

COMPASS

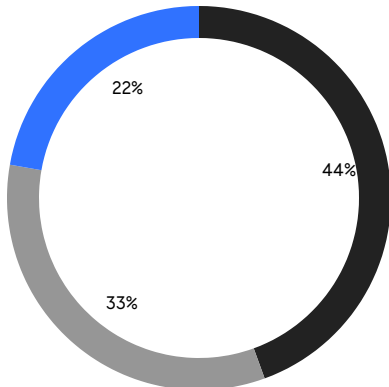
QUEENS WEEKLY LUXURY REPORT



1818 CORNELIA STREET

RESIDENTIAL CONTRACTS
\$1.25 MILLION AND UP

- NORTHEASTERN QUEENS
- CENTRAL QUEENS
- NORTHWESTERN QUEENS



9

CONTRACTS SIGNED
THIS WEEK

\$20,913,000

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 9 contracts signed this week, made up of 2 condos, and 7 houses. The previous week saw 20 deals. For more information or data, please reach out to a Compass agent.

\$2,323,667

AVERAGE ASKING PRICE

\$1,898,000

MEDIAN ASKING PRICE

\$829

AVERAGE PPSF

2%

AVERAGE DISCOUNT

\$20,913,000

TOTAL VOLUME

79

AVERAGE DAYS ON MARKET

144-52 Boulevard in Whitestone entered contract this week, with a last asking price of \$4,200,000. Built in 2020, this single-family house spans 8,643 square feet with 6 beds and 6 full baths. It features a brick facade, a landscaped front yard with a front patio entrance, a paver driveway, stone and wood floors, a wide central wood staircase, a large chef's kitchen with high-end appliances, a dining nook with glass walls, a landscaped back yard and large deck, and much more.

Also signed this week was 144-46 Boulevard in Whitestone, with a last asking price of \$3,900,000. Built in 2020, this single-family house spans 7,723 square feet with 5 beds and 6 full baths. It features a landscaped front yard, a long paver walkway and front entrance patio, a two-car garage, and much more.

2

CONDO DEAL(S)

0

CO-OP DEAL(S)

7

TOWNHOUSE DEAL(S)

\$1,475,000

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$2,566,143

AVERAGE ASKING PRICE

\$1,475,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$2,488,000

MEDIAN ASKING PRICE

\$1,126

AVERAGE PPSF

\$730

AVERAGE PPSF

1,306

AVERAGE SQFT

4,208

AVERAGE SQFT



144-52 BLVD

Whitestone

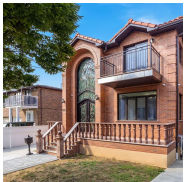
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|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$4,200,000 | INITIAL | \$4,200,000 |
| SQFT | 8,643 | PPSF | \$486 | BEDS | 6 | BATHS | 6 |
| FEES | \$1,750 | DOM | 3 | | | | |



144-46 BLVD

Whitestone

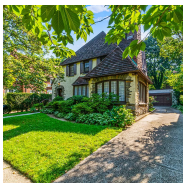
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|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$3,900,000 | INITIAL | \$3,900,000 |
| SQFT | 7,723 | PPSF | \$505 | BEDS | 5 | BATHS | 6 |
| FEES | \$1,750 | DOM | 6 | | | | |



40-20 217TH ST

Bayside

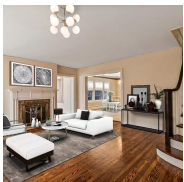
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|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$2,498,000 | INITIAL | \$2,498,000 |
| SQFT | 3,184 | PPSF | \$785 | BEDS | 6 | BATHS | 5.5 |
| FEES | \$1,461 | DOM | 10 | | | | |



118 PURITAN AVE

Forest Hills

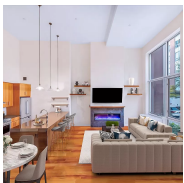
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|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$2,488,000 | INITIAL | \$2,989,000 |
| SQFT | N/A | PPSF | N/A | BEDS | 5 | BATHS | 6 |
| FEES | \$2,171 | DOM | 149 | | | | |



35 ASCAN AVE

Forest Hills

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,898,000 | INITIAL | \$1,898,000 |
| SQFT | 1,885 | PPSF | \$1,007 | BEDS | 4 | BATHS | 3 |
| FEES | \$1,127 | DOM | 45 | | | | |



2-40 51ST AVE #1A

Long Island City

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,675,000 | INITIAL | \$1,737,000 |
| SQFT | 1,368 | PPSF | \$1,225 | BEDS | 2 | BATHS | 2.5 |
| FEES | \$2,369 | DOM | 244 | | | | |

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25-68 34TH ST

Astoria

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,599,000 | INITIAL | \$1,599,000 |
| SQFT | 2,244 | PPSF | \$713 | BEDS | 5 | BATHS | 4 |
| FEES | \$873 | DOM | 142 | | | | |



35-15 213TH ST

Bayside

| | | | | | | | |
|------|-----------|--------|----------|------|-------------|---------|-------------|
| TYPE | TOWNHOUSE | STATUS | CONTRACT | ASK | \$1,380,000 | INITIAL | \$1,380,000 |
| SQFT | 1,568 | PPSF | \$880 | BEDS | 3 | BATHS | 1.5 |
| FEES | \$898 | DOM | 26 | | | | |



107-24 71ST RD #5F

Forest Hills

| | | | | | | | |
|------|---------|--------|----------|------|-------------|---------|-------------|
| TYPE | CONDO | STATUS | CONTRACT | ASK | \$1,275,000 | INITIAL | \$1,275,000 |
| SQFT | 1,243 | PPSF | \$1,026 | BEDS | 2 | BATHS | 2 |
| FEES | \$1,143 | DOM | N/A | | | | |

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