

COMPASS

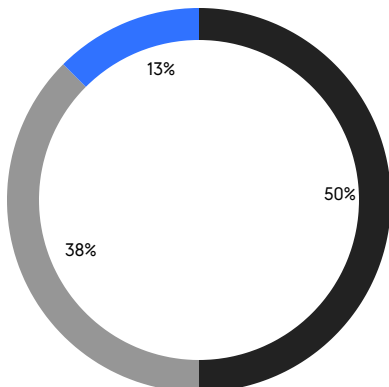
QUEENS WEEKLY LUXURY REPORT



3 COURT SQUARE, UNIT PH202

RESIDENTIAL CONTRACTS
\$1.25 MILLION AND UP

- NORTHEASTERN QUEENS
- NORTHWESTERN QUEENS
- CENTR



8

CONTRACTS SIGNED
THIS WEEK

\$11,943,092

TOTAL CONTRACT VOLUME

The Queens luxury real estate market, defined as all properties priced \$1.25M and above, saw 8 contracts signed this week, made up of 3 condos, and 5 houses. The previous week saw 15 deals. For more information or data, please reach out to a Compass agent.

\$1,492,887

AVERAGE ASKING PRICE

\$1,459,000

MEDIAN ASKING PRICE

\$1,131

AVERAGE PPSF

2%

AVERAGE DISCOUNT

\$11,943,092

TOTAL VOLUME

143

AVERAGE DAYS ON MARKET

72-21 Park Drive East in Kew Gardens Hills entered contract this week, with a last asking price of \$1,790,000. Originally built in 1960, this single-family house spans 1,650 square feet with 3 beds and 2 full baths. It features a tiered paver entranceway, a landscaped front and back yard, a brick exterior, a fireplace, a two-car garage, and much more.

Also signed this week was Unit 6308 at 3 Court Square in Long Island City, with a last asking price of \$1,787,092. This condo unit spans 964 square feet with 2 beds and 2 full baths. It features white oak engineered flooring, a double-exposure living room with oversized windows, an L-shaped kitchen with abundant cabinet space and quartz countertops, and much more. The building provides a state-of-the-art fitness center and pool, a spa with sauna and steam room, a business center, parking, storage, and many other amenities.

3

CONDO DEAL(S)

0

CO-OP DEAL(S)

5

TOWNHOUSE DEAL(S)

\$1,589,031

AVERAGE ASKING PRICE

\$0

AVERAGE ASKING PRICE

\$1,435,200

AVERAGE ASKING PRICE

\$1,550,000

MEDIAN ASKING PRICE

\$0

MEDIAN ASKING PRICE

\$1,398,000

MEDIAN ASKING PRICE

\$1,540

AVERAGE PPSF

\$825

AVERAGE PPSF

1,041

AVERAGE SQFT

1,837

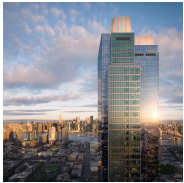
AVERAGE SQFT



72-21 PARK DRIVE EAST

Kew Gardens Hills

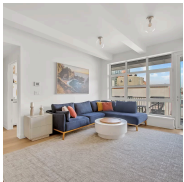
TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,790,000	INITIAL	\$1,900,000
SQFT	1,650	PPSF	\$1,085	BEDS	3	BATHS	2
FEES	\$1,083	DOM	150				



3 COURT SQUARE #6308

Long Island City

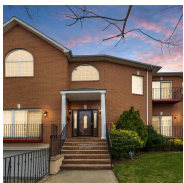
TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,787,092	INITIAL	\$1,787,092
SQFT	964	PPSF	\$1,854	BEDS	2	BATHS	2
FEES	\$2,090	DOM	439				



5-33 48TH AVE #4A

Long Island City

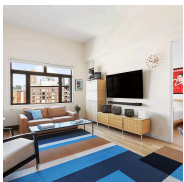
TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,550,000	INITIAL	\$1,650,000
SQFT	1,071	PPSF	\$1,448	BEDS	2	BATHS	2
FEES	\$2,172	DOM	62				



66-22 246TH ST

Little Neck

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,488,000	INITIAL	\$1,488,000
SQFT	2,270	PPSF	\$656	BEDS	4	BATHS	3
FEES	\$637	DOM	28				



11-02 49TH AVE #6G

Long Island City

TYPE	CONDO	STATUS	CONTRACT	ASK	\$1,430,000	INITIAL	\$1,575,000
SQFT	1,087	PPSF	\$1,316	BEDS	2	BATHS	2
FEES	\$1,782	DOM	236				



66-27 COMMONWEALTH BLVD

Little Neck

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,398,000	INITIAL	\$1,398,000
SQFT	1,913	PPSF	\$731	BEDS	3	BATHS	5
FEES	\$975	DOM	15				

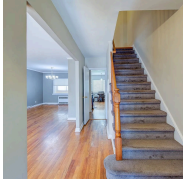
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53-44 BELL BLVD

Bayside

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,250,000	INITIAL	\$1,250,000
SQFT	N/A	PPSF	N/A	BEDS	3	BATHS	2.5
FEES	\$937	DOM	194				



67-27 HARROW ST

Forest Hills

TYPE	TOWNHOUSE	STATUS	CONTRACT	ASK	\$1,250,000	INITIAL	\$1,250,000
SQFT	1,512	PPSF	\$827	BEDS	3	BATHS	1
FEES	\$823	DOM	19				

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