



COMPASS

Queens Market Insights

JANUARY 2022

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January 2022

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

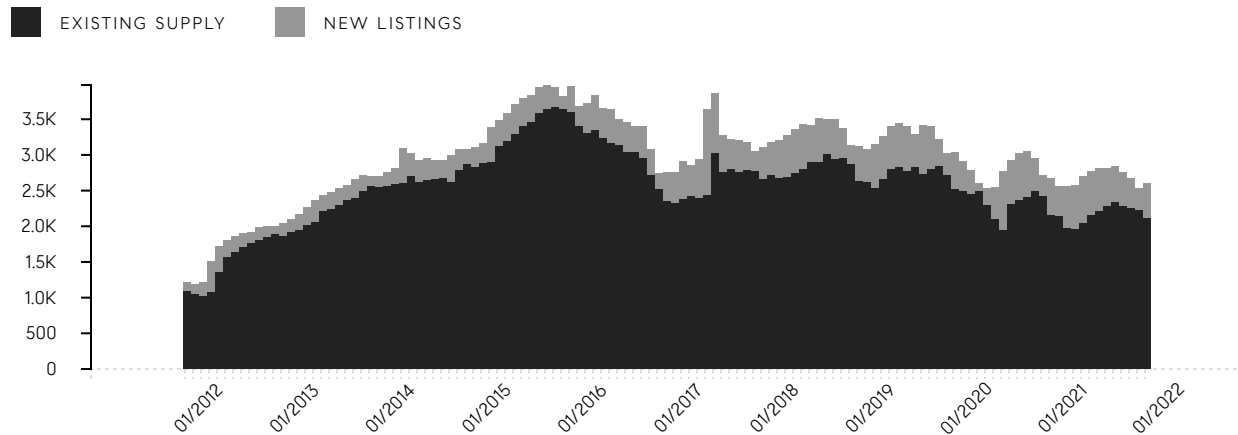
- Arverne
- Belle Harbor
- Breezy Point
- Broad Channel
- Far Rockaway
- Fort Tilden
- Jacob Riis Park
- Neponsit
- Rockaway Beach
- Rockaway Park
- Roxbury

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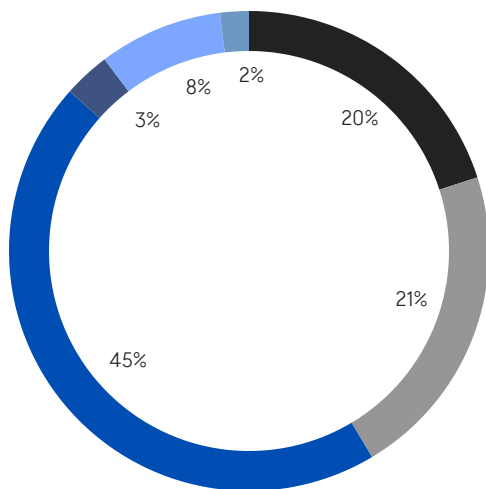
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INVENTORY

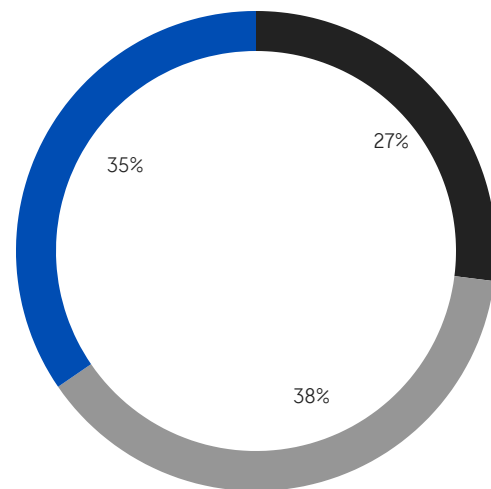
Total Inventory



By Neighborhood



By Type



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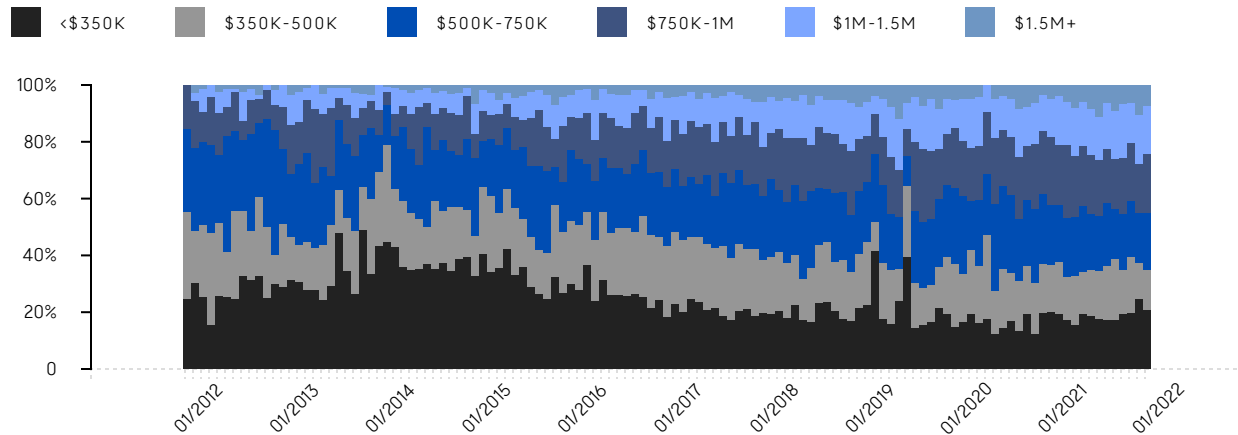


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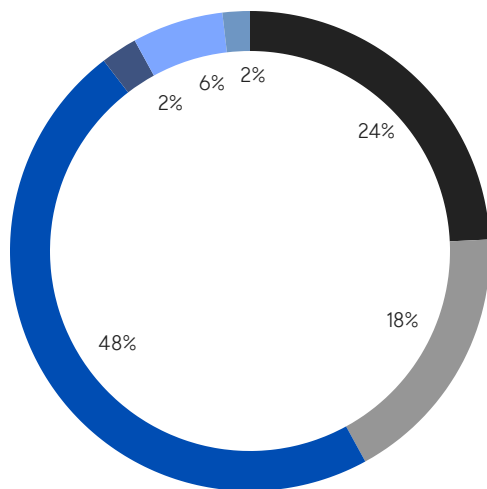
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CONTRACTS SIGNED

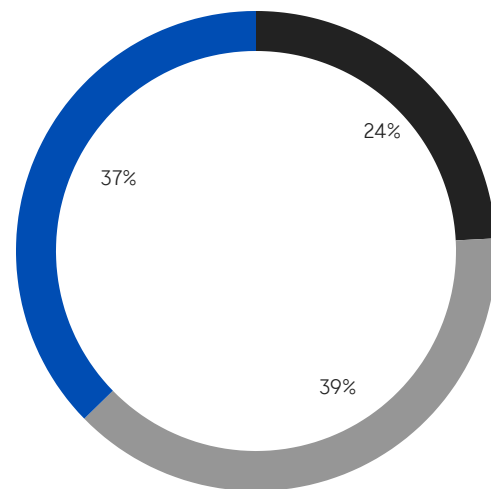
Market Share By Price (Last Ask)



By Neighborhood



By Type



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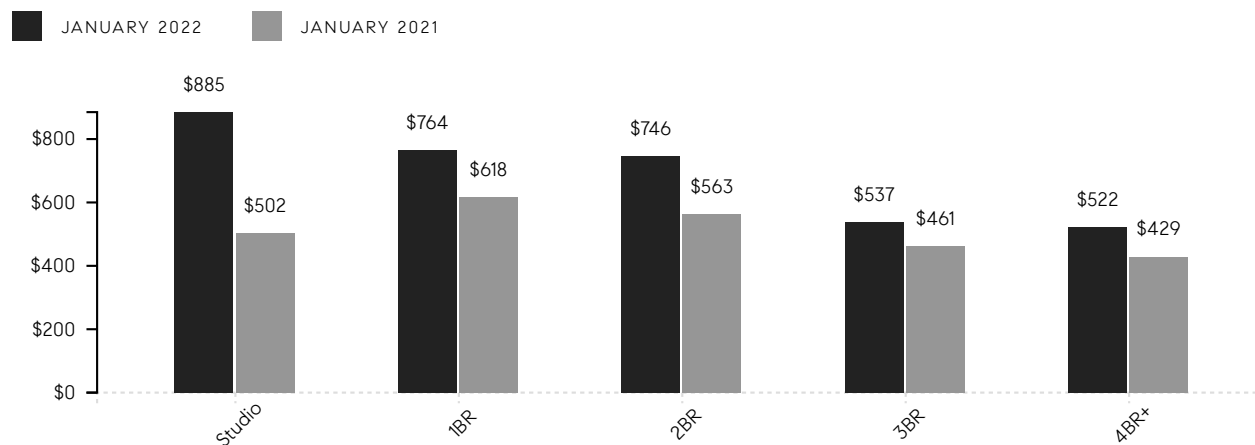
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OVERALL

	JAN 2022	DEC 2021	% CHANGE	JAN 2021	% CHANGE
AVERAGE SALE PRICE	\$751,509	\$733,186	2.5%	\$685,954	9.6%
MEDIAN SALE PRICE	\$640,000	\$672,045	-4.8%	\$642,000	-0.3%
AVERAGE PRICE PER SQUARE FOOT	\$676	\$590	14.6%	\$506	33.6%
AVERAGE DAYS ON MARKET	124	128	-3.1%	117	6.0%
AVERAGE DISCOUNT	3%	6%		6%	
INVENTORY	2,606	2,528	3.1%	2,670	-2.4%
CONTRACTS SIGNED	327	341	-4.1%	372	-12.1%

Average Price Per Square Foot



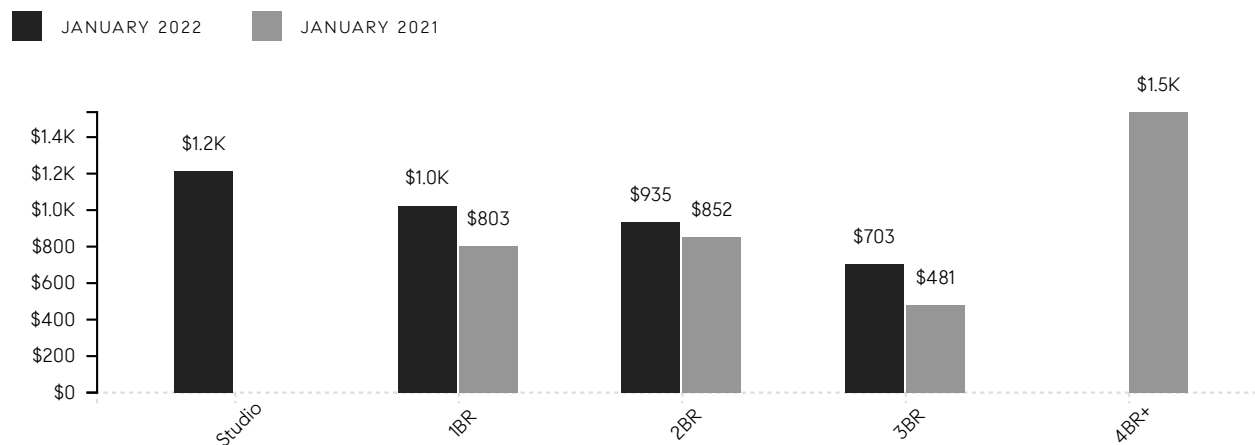
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CONDOS

	JAN 2022	DEC 2021	% CHANGE	JAN 2021	% CHANGE
AVERAGE SALE PRICE	\$780,289	\$667,263	16.9%	\$638,524	22.2%
MEDIAN SALE PRICE	\$689,000	\$594,000	16.0%	\$567,299	21.5%
AVERAGE PRICE PER SQUARE FOOT	\$969	\$886	9.4%	\$831	16.6%
AVERAGE DAYS ON MARKET	173	156	10.9%	153	13.1%
AVERAGE DISCOUNT	3%	5%		3%	
INVENTORY	660	632	4.4%	721	-8.5%
CONTRACTS SIGNED	79	97	-18.6%	88	-10.2%

Average Price Per Square Foot



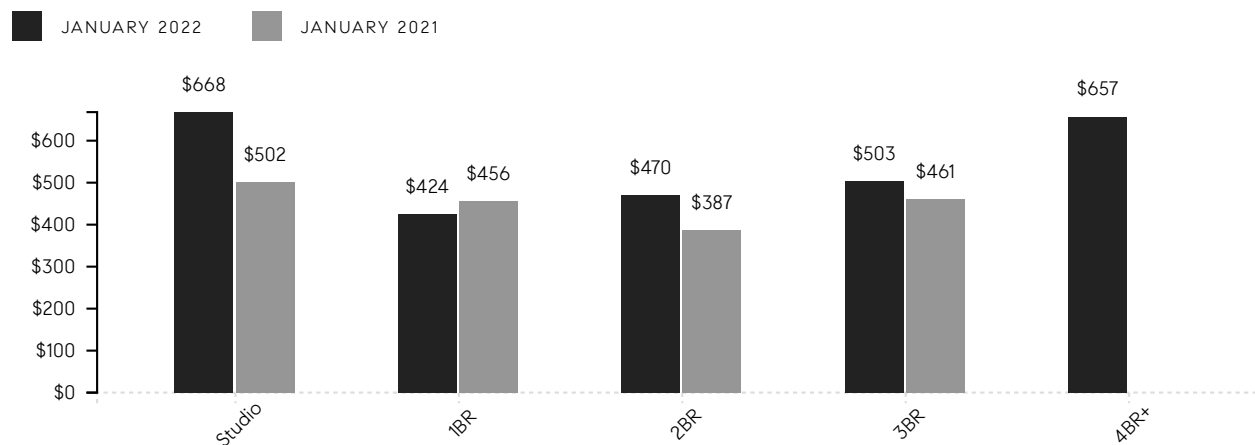
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CO-OPS

	JAN 2022	DEC 2021	% CHANGE	JAN 2021	% CHANGE
AVERAGE SALE PRICE	\$383,207	\$361,525	6.0%	\$353,727	8.3%
MEDIAN SALE PRICE	\$352,000	\$331,500	6.2%	\$330,000	6.7%
AVERAGE PRICE PER SQUARE FOOT	\$469	\$437	7.3%	\$430	9.1%
AVERAGE DAYS ON MARKET	124	130	-4.6%	107	15.9%
AVERAGE DISCOUNT	2%	5%		6%	
INVENTORY	1,057	1,047	1.0%	1,026	3.0%
CONTRACTS SIGNED	126	129	-2.3%	147	-14.3%

Average Price Per Square Foot



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HOUSES

	JAN 2022	DEC 2021	% CHANGE	JAN 2021	% CHANGE
AVERAGE SALE PRICE	\$1,104,185	\$915,079	20.7%	\$820,255	34.6%
MEDIAN SALE PRICE	\$999,000	\$860,000	16.2%	\$775,000	28.9%
AVERAGE PRICE PER SQUARE FOOT	\$524	\$496	5.6%	\$436	20.2%
AVERAGE DAYS ON MARKET	85	111	-23.4%	114	-25.4%
AVERAGE DISCOUNT	3%	6%		7%	
INVENTORY	889	849	4.7%	923	-3.7%
CONTRACTS SIGNED	122	115	6.1%	137	-10.9%



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