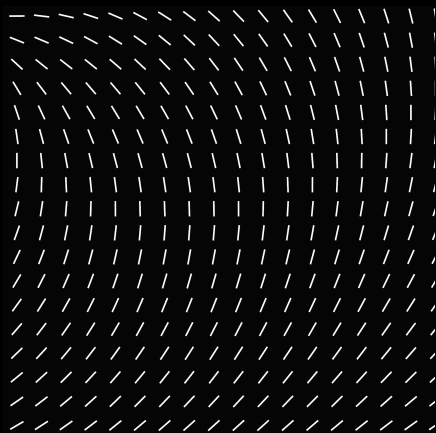




# Queens Market Insights

MAY 2021

COMPASS



# Queens Market Insights

## May 2021

### 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

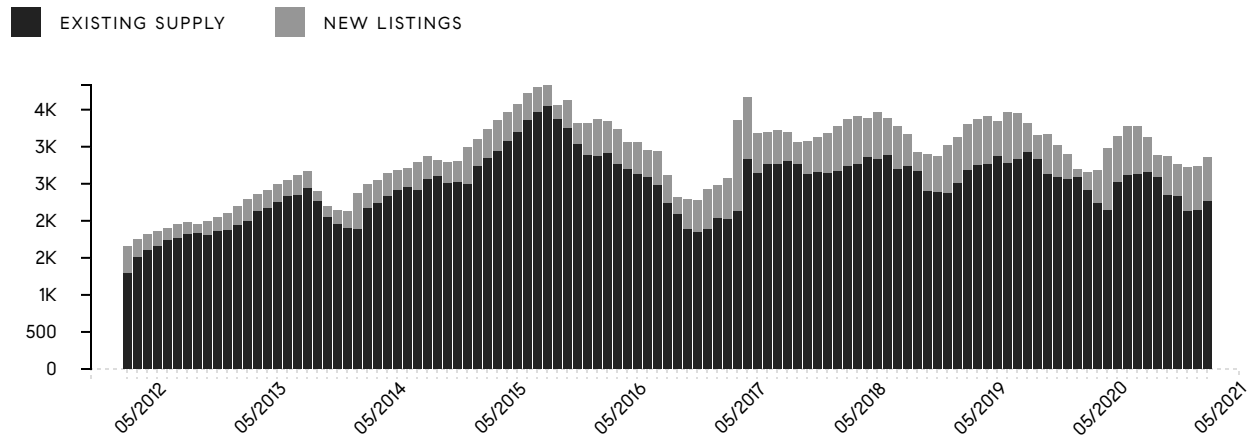
- Arverne
- Belle Harbor
- Breezy Point
- Broad Channel
- Far Rockaway
- Fort Tilden
- Jacob Riis Park
- Neponsit
- Rockaway Beach
- Rockaway Park
- Roxbury

# Queens Market Insights

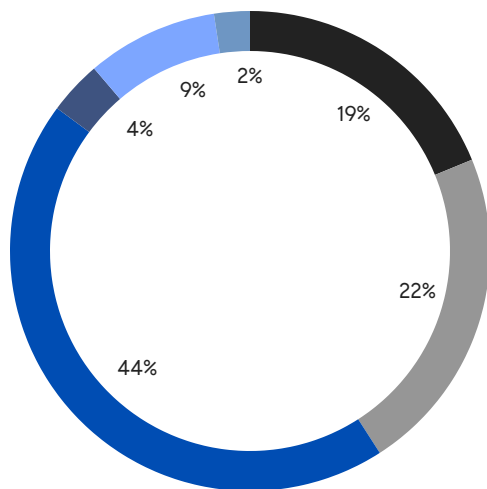
## May 2021

### INVENTORY

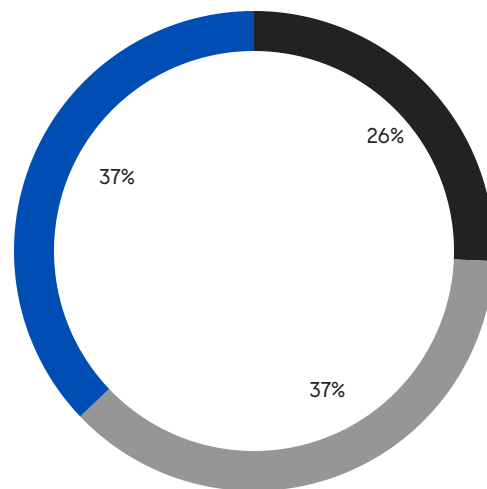
#### Total Inventory



#### By Neighborhood

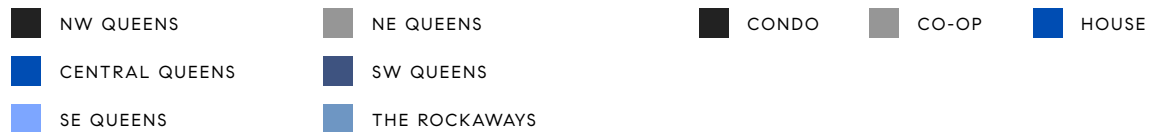


#### By Type



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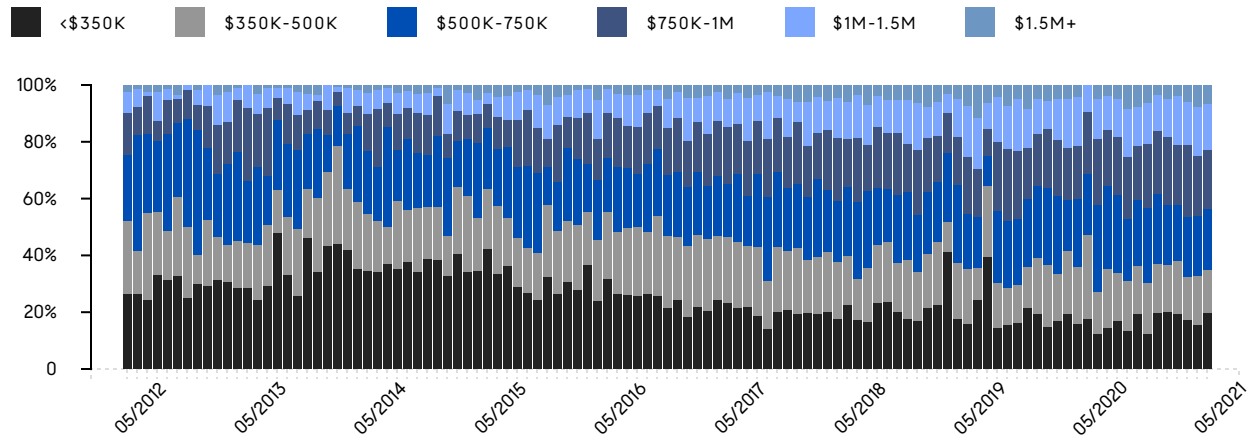


# Queens Market Insights

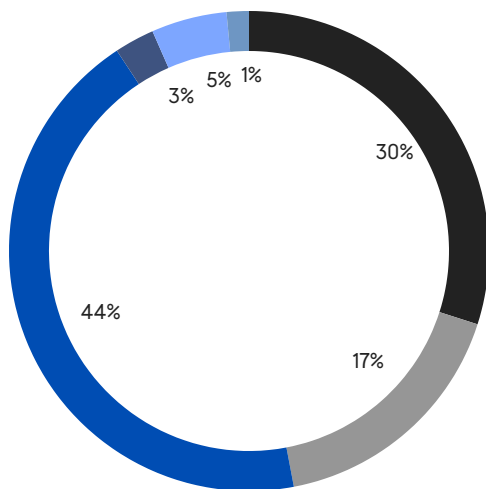
## May 2021

### CONTRACTS SIGNED

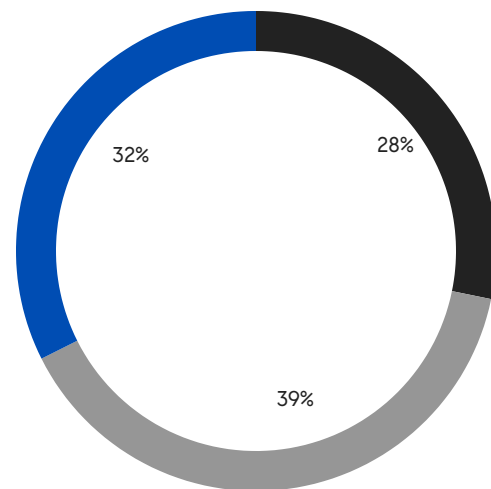
### Market Share By Price (Last Ask)



### By Neighborhood



### By Type



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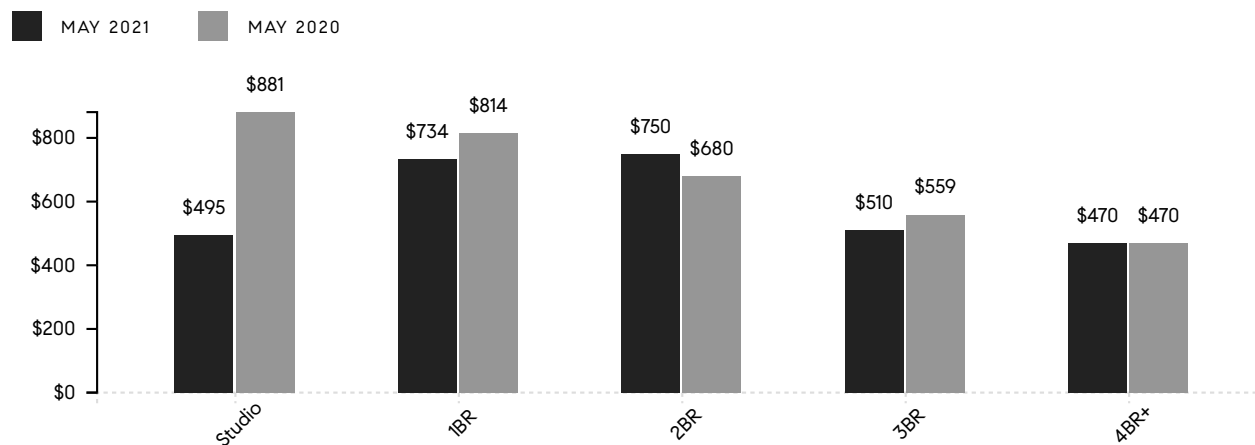
# Queens Market Insights

## May 2021

### OVERALL

	MAY 2021	APR 2021	% CHANGE	MAY 2020	% CHANGE
AVERAGE SALE PRICE	\$708,235	\$707,210	0.1%	\$659,113	7.5%
MEDIAN SALE PRICE	\$639,000	\$670,000	-4.6%	\$591,000	8.1%
AVERAGE PRICE PER SQUARE FOOT	\$644	\$687	-6.3%	\$669	-3.8%
AVERAGE DAYS ON MARKET	136	136	0.0%	121	12.3%
AVERAGE DISCOUNT	4%	6%		6%	
INVENTORY	2,859	2,730	4.7%	2,653	7.8%
CONTRACTS SIGNED	358	468	-23.5%	74	383.8%

### Average Price Per Square Foot



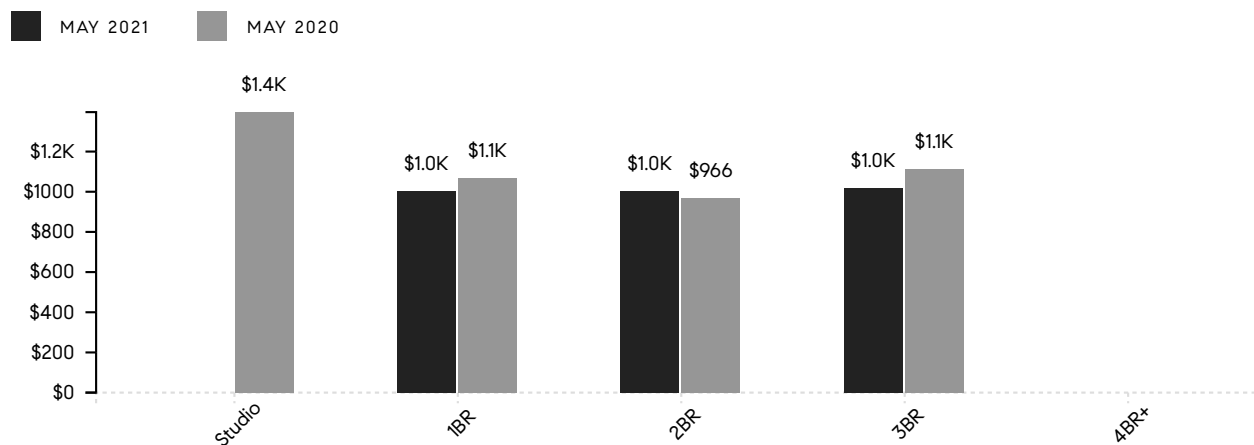
# Queens Market Insights

## May 2021

### CONDOS

	MAY 2021	APR 2021	% CHANGE	MAY 2020	% CHANGE
AVERAGE SALE PRICE	\$818,810	\$837,218	-2.2%	\$768,970	6.5%
MEDIAN SALE PRICE	\$809,000	\$704,480	14.8%	\$693,705	16.6%
AVERAGE PRICE PER SQUARE FOOT	\$1,003	\$1,149	-12.7%	\$1,052	-4.7%
AVERAGE DAYS ON MARKET	168	136	23.6%	125	33.9%
AVERAGE DISCOUNT	5%	4%		7%	
INVENTORY	754	732	3.0%	637	18.4%
CONTRACTS SIGNED	101	128	-21.1%	23	339.1%

### Average Price Per Square Foot



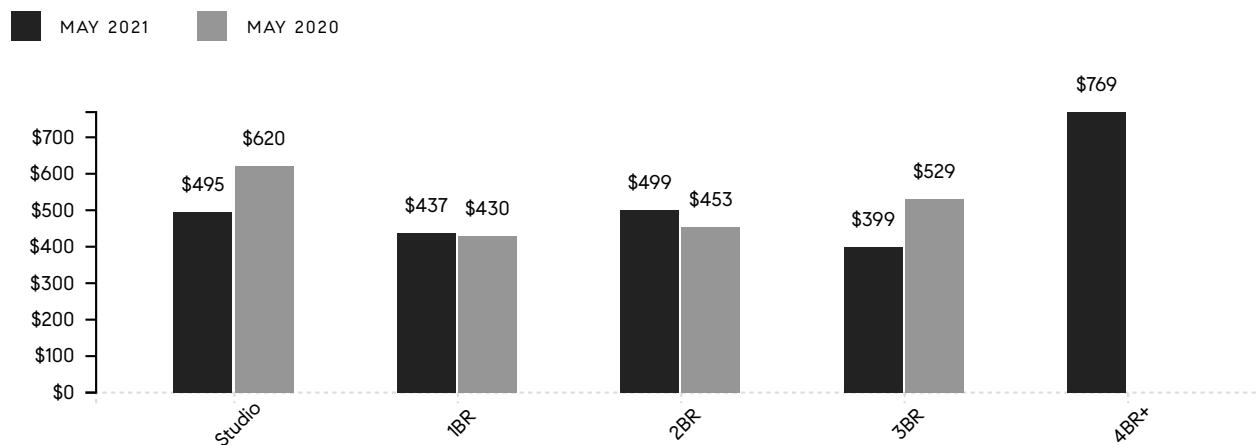
# Queens Market Insights

## May 2021

### CO-OPS

	MAY 2021	APR 2021	% CHANGE	MAY 2020	% CHANGE
AVERAGE SALE PRICE	\$399,826	\$368,899	8.4%	\$374,588	6.7%
MEDIAN SALE PRICE	\$350,500	\$325,000	7.8%	\$340,000	3.1%
AVERAGE PRICE PER SQUARE FOOT	\$465	\$440	5.8%	\$466	-0.3%
AVERAGE DAYS ON MARKET	153	133	14.5%	121	26.1%
AVERAGE DISCOUNT	4%	6%		6%	
INVENTORY	1,092	1,059	3.1%	822	32.8%
CONTRACTS SIGNED	141	177	-20.3%	26	442.3%

### Average Price Per Square Foot



# Queens Market Insights

## May 2021

### HOUSES

	MAY 2021	APR 2021	% CHANGE	MAY 2020	% CHANGE
AVERAGE SALE PRICE	\$941,807	\$818,139	15.1%	\$772,595	21.9%
MEDIAN SALE PRICE	\$899,000	\$780,000	15.3%	\$720,000	24.9%
AVERAGE PRICE PER SQUARE FOOT	\$492	\$464	6.1%	\$460	7.0%
AVERAGE DAYS ON MARKET	95	138	-31.5%	118	-20.0%
AVERAGE DISCOUNT	3%	7%		6%	
INVENTORY	1,013	939	7.9%	1,194	-15.2%
CONTRACTS SIGNED	116	163	-28.8%	25	364.0%





# COMPASS

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