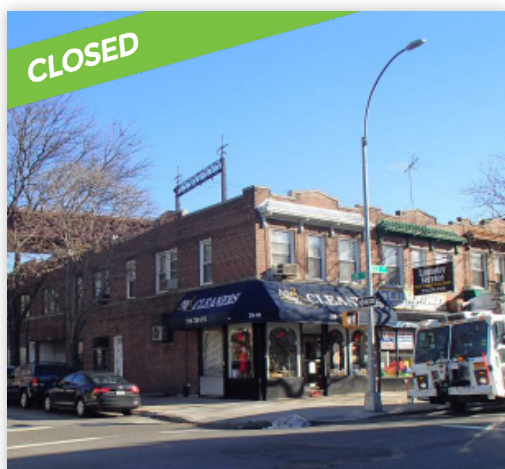


NYC INVESTMENT SALES AND ADVISORY

NORTHWEST QUEENS MARKET REPORT

APRIL
2021

MANHATTAN | BROOKLYN | BRONX | QUEENS



2273 28th Street



70-01 34th Avenue

	ADDRESS	SALE PRICE	TOTAL	ASSET CLASS	NEIGHBORHOOD
1	2273 28th Street	\$1,800,000	5	Mixed Use	Ditmars-Steinway
2	70-01 34th Avenue	\$1,400,000	6	Multifamily	Jackson Heights

2

TRANSACTIONS
SOLD

\$3.20M

\$ VOLUME
SOLD

11

UNITS
SOLD

0

BSF
SOLD

* Transactions between \$1,000,000-\$50,000,000 from April 1, 2021 - April 30, 2021

* Zip Codes: 11102, 11103, 11105, 11106, 11369, 11370, 11372

* Neighborhoods include: Astoria Heights, Ditmars Steinway, East Elmhurst, Jackson Heights, Old Astoria, South Astoria

For More Information, Contact:

DEREK BESTREICH LUKE SPROVIERO DONAL FLAHERTY LOGAN BOENNING STAVROS COUVARAS

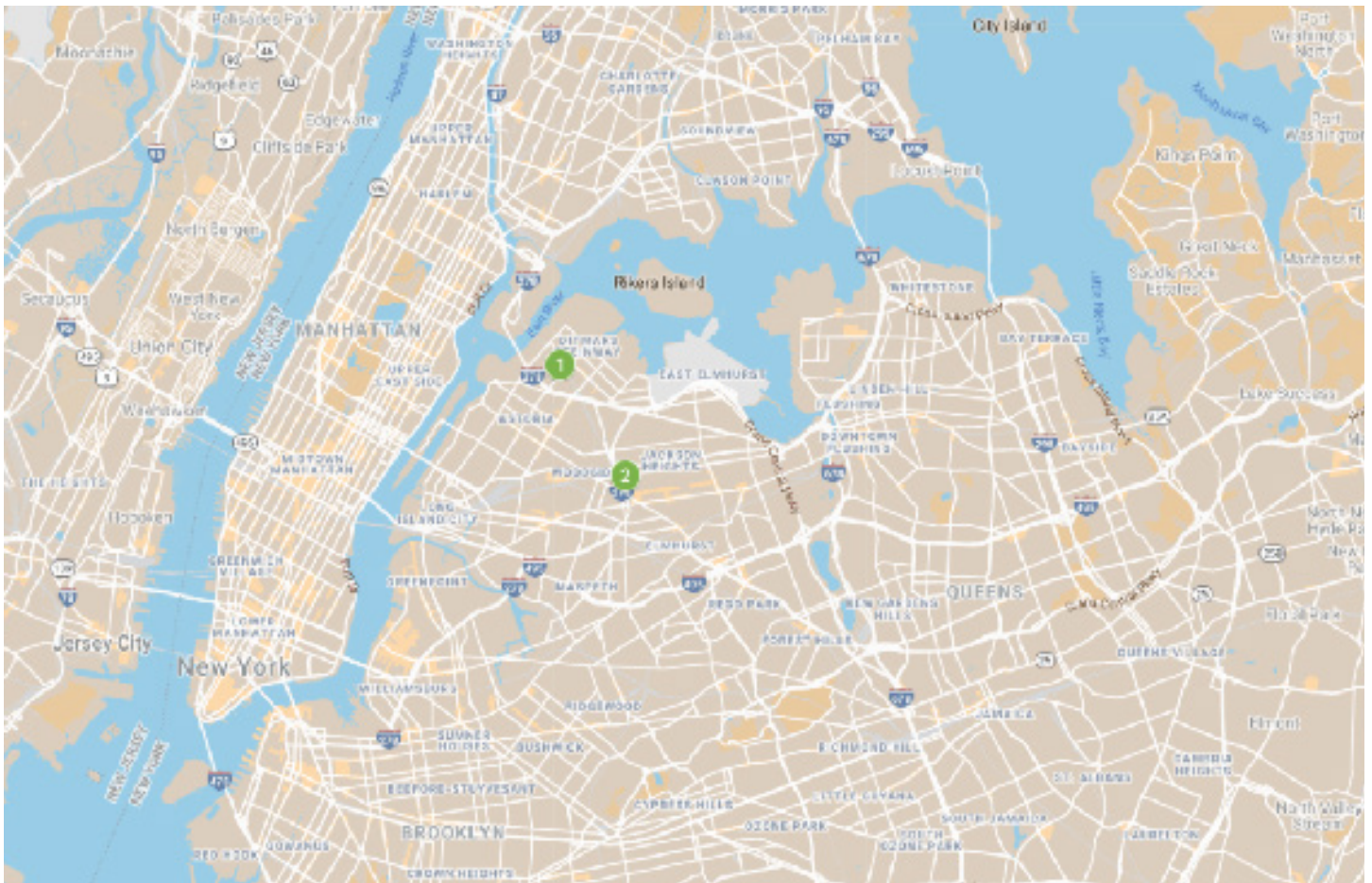
718.360.8802

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718.360.8823

718.360.8857

718.360.5753





- 1 2273 28th Street
- 2 70-01 34th Avenue

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MONTH OVER MONTH

COMPARED TO MARCH 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
APRIL 2021	2	\$3,200,000	11
MARCH 2021	2	\$3,000,000	10
% of CHANGE	0% MoM	 +7% MoM	 +10% MoM

YEAR OVER YEAR

COMPARED TO APRIL 2020

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS
APRIL 2021	2	\$3,200,000	11
APRIL 2020	3	\$10,515,000	9
% of CHANGE	 -33% YoY	 -70% YoY	 +22% YoY

For More Information, Contact:

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IPRG ADVANTAGE



1
POWERFUL
TEAM

650+
PROPERTIES SOLD

OVER
\$2B
TOTAL SALES

WHY US?



Track Record

The market specialists.

We have sold hundreds of NYC investment properties for over \$2 billion, with numerous price records across all asset classes.



Our People

All brokers are not created equal.

We are expert brokers that provide strategic guidance to best navigate the sales process and achieve optimal results.



Tech + Data

Information is power.

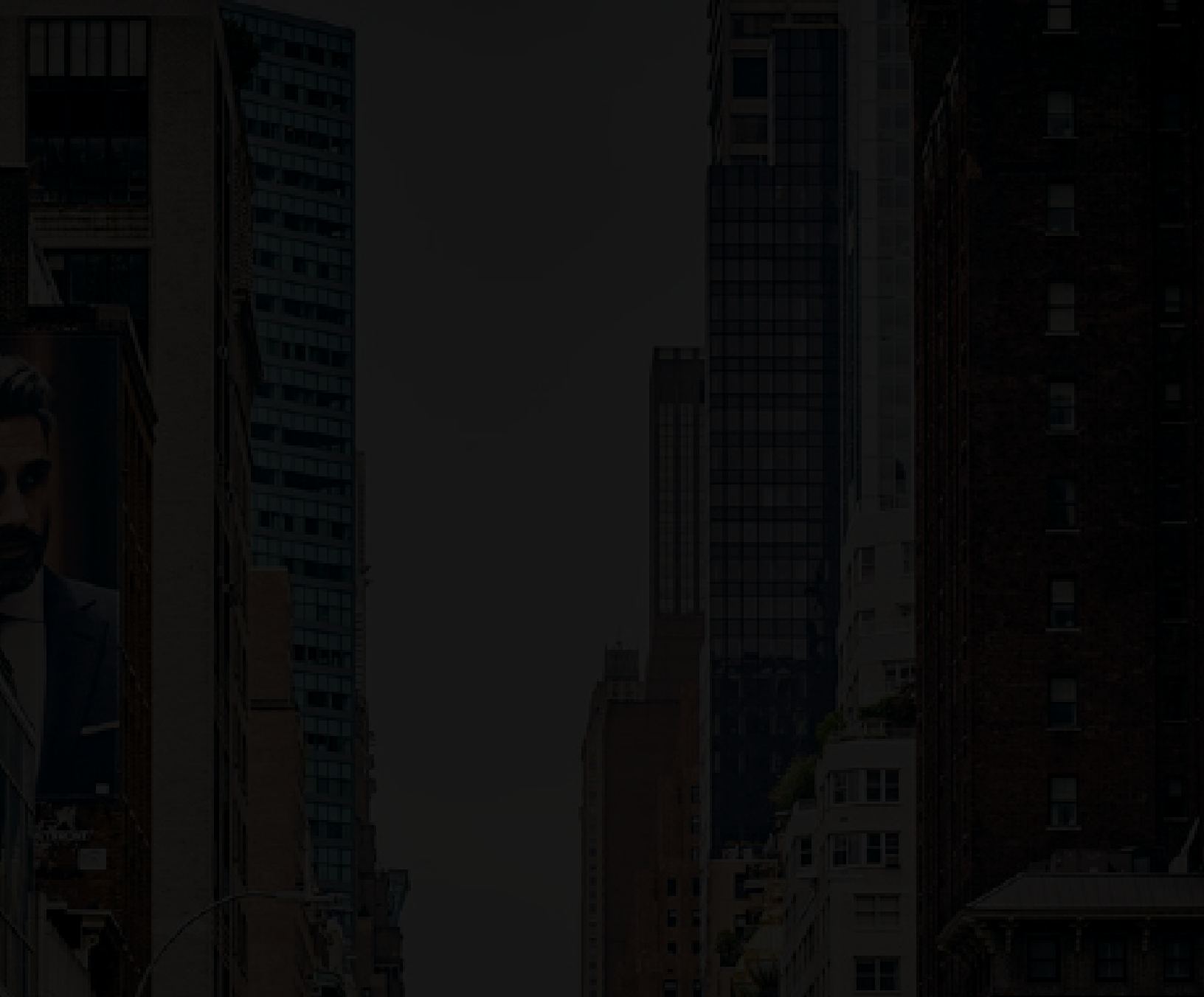
We utilize our proprietary database firm-wide to efficiently connect sellers with buyers.



One Team

Strength in numbers.

We've created a collaborative team and territory approach with NYC market coverage and information sharing.



IPRG

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