



NORTH QUEENS MARKET REPORT

AUGUST 2022

INVESTMENT PROPERTY REALTY GROUP

NORTH QUEENS AUGUST 2022 COMPLETE MARKET METRICS

5

TRANSACTIONS SOLD

\$34.36M

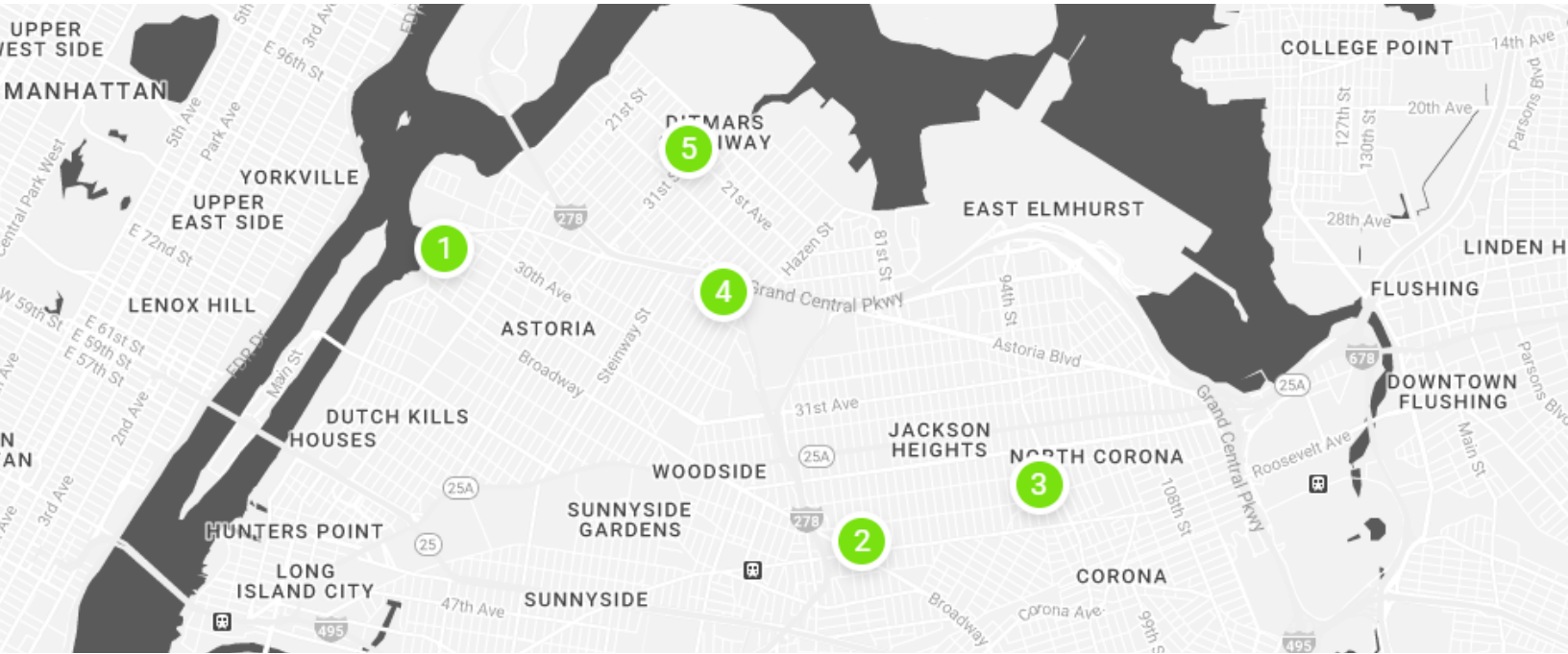
\$ VOLUME SOLD

30

UNITS SOLD

148,400

BUILDABLE SF SOLD



	ADDRESS	PRICE	NEIGHBORHOOD	ASSET TYPE	UNITS
1	30-55 Vernon Boulevard	\$25,000,000	Old Astoria	Development	*148,400 BSF
2	37-40 75th Street	\$3,170,000	Jackson Heights	Mixed Use	6
3	35-28 95th Street	\$2,840,000	Jackson Heights	Multi-Family	20
4	24-19 46th Street	\$1,950,000	South Astoria	Multi-Family	2
5	29-13 21st Avenue	\$1,400,000	Ditmars-Steinway	Mixed Use	2

*Development Site / Buildable Square Footage



NORTH QUEENS

AUGUST 2022 MARKET ANALYSIS

Transactions between \$1,000,000 - \$50,000,000 from August 1, 2022 - August 31, 2022

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

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

MONTH OVER MONTH

COMPARED TO JULY 2022

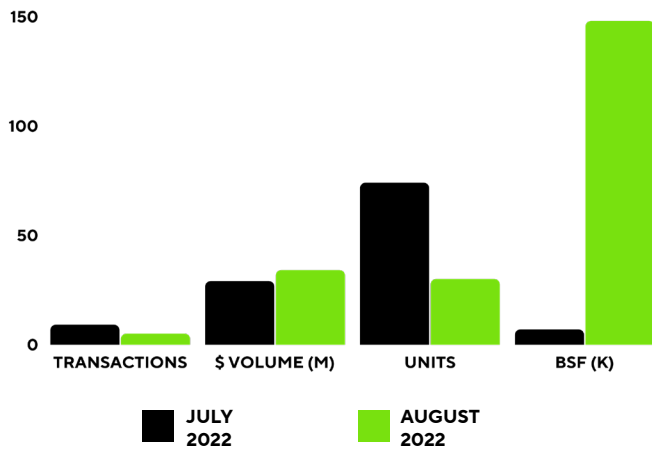
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
JULY 2022	9	\$29,012,831	74	6,750
AUGUST 2022	5	\$34,360,000	30	148,400
% of CHANGE	↓ -44% MoM	↑ +18% MoM	↓ -59% MoM	↑ +2,099% MoM

YEAR OVER YEAR

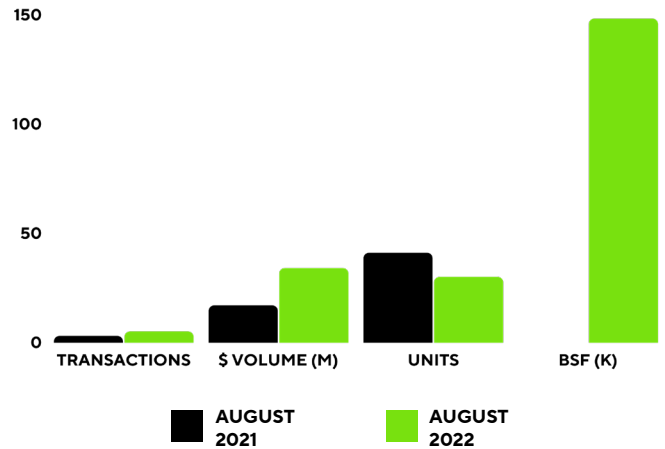
COMPARED TO AUGUST 2021

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
AUGUST 2021	3	\$17,450,000	41	0
AUGUST 2022	5	\$34,360,000	30	148,400
% of CHANGE	↑ +67% YoY	↑ +97% YoY	↓ -27% YoY	N/A

MONTH OVER MONTH



YEAR OVER YEAR



Contact the North Queens Team For More Information

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NORTH QUEENS AUGUST 2022 REPORT

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