



NORTHWEST QUEENS MARKET REPORT

APRIL 2023

INVESTMENT PROPERTY REALTY GROUP

NORTHWEST QUEENS APRIL 2023 COMPLETE MARKET METRICS

5

TRANSACTIONS SOLD

\$38.21M

\$ VOLUME SOLD

12

UNITS SOLD

0

BUILDABLE SF SOLD



	ADDRESS	PRICE	NEIGHBORHOOD	ASSET TYPE	UNITS
1	30-46 Northern Boulevard	\$27,233,497	Long Island City	Industrial	2
2	11-02 37th Avenue	\$4,600,000	Long Island City	Industrial	2
3	62-10 34th Avenue	\$4,000,000	Woodside	Industrial	1
4	58-34 43rd Avenue	\$1,250,000	Woodside	Multi-Family	6
5	37-21 55th Street	\$1,130,000	Woodside	Industrial	1



30-46 NORTHERN



11-02 37TH AVE



62-10 34TH AVE



58-34 43RD AVE

NORTHWEST QUEENS

APRIL 2023 MARKET ANALYSIS

Transactions between \$1,000,000 - \$50,000,000 from **APRIL 1, 2023 - APRIL 30, 2023**

Zip Codes: 11101, 11104, 11106, 11377

Neighborhoods: Hunter's Point, Long Island City, Sunnyside, Sunnyside Gardens, Woodside

MONTH OVER MONTH

COMPARED TO MARCH 2023

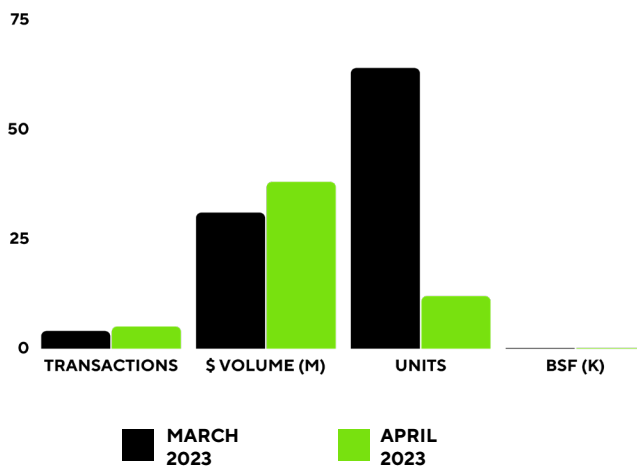
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
MARCH 2023	4	\$31,150,000	64	0
APRIL 2023	5	\$38,216,497	12	0
% of CHANGE	↑ +25% MoM	↑ +23% MoM	↓ -81% MoM	0% MoM

YEAR OVER YEAR

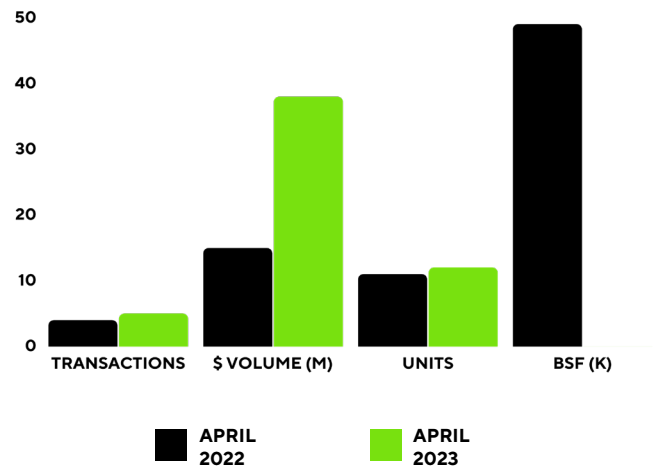
COMPARED TO APRIL 2022

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
APRIL 2022	4	\$15,225,000	11	49,202
APRIL 2023	5	\$38,216,497	12	0
% of CHANGE	↑ +25% YoY	↑ +151% YoY	↑ +9% YoY	↓ -100% YoY

MONTH OVER MONTH



YEAR OVER YEAR



Contact the Northwest Queens Team For More Information

DEREK BESTREICH
718.360.8802

STEVE REYNOLDS
718.360.8807

TOM REYNOLDS
718.360.8817

JOHN LEUBA
718.360.8517



IPRG

NORTHWEST QUEENS APRIL 2023 REPORT

THE NORTHWEST QUEENS TEAM

**DEREK
BESTREICH**
718.360.8802
derek@iprg.com

**STEVE
REYNOLDS**
718.360.8807
steve@iprg.com

**TOM
REYNOLDS**
718.360.8817
tom@iprg.com

JOHN LEUBA
718.360.8517
Jleuba@iprg.com

718.360.8801

www.IPRG.com