



NORTHWEST QUEENS MARKET REPORT

Q1 2023

INVESTMENT PROPERTY REALTY GROUP

NORTHWEST QUEENS Q1 2023 MULTIFAMILY METRICS

7

TRANSACTIONS SOLD

\$14.37M

\$ VOLUME SOLD

95

UNITS SOLD



34-15 37TH AVE



39-12 62ND ST



5126 SKILLMAN AVE



11-29 47TH AVE

	ADDRESS	PRICE	NEIGHBORHOOD	UNITS
1	34-15 37th Avenue	\$4,000,000	Long Island City	40
2	39-12 62nd Street	\$2,800,000	Woodside	17
3	5126 Skillman Avenue	\$1,980,000	Sunnyside	8
4	11-29 47th Avenue	\$1,950,000	Hunters Point	6
5	3642 11th Street	\$1,350,000	Long Island City	6
6	3761 64th Street	\$1,190,000	Woodside	6
7	3545-3549 Crescent Street	\$1,100,000	Long Island City	12

SELECT SALES ACTIVITY ABOVE

Multifamily Transactions between **\$1,000,000 - \$50,000,000** from **MONTH 1, 2022 - MONTH 31, 2022**

Zip Codes: 11101, 11104, 11106, 11377

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

NORTHWEST QUEENS Q1 2023 MIXED-USE METRICS

0

TRANSACTIONS SOLD

\$0M

\$ VOLUME SOLD

0

UNITS SOLD

ADDRESS

PRICE

NEIGHBORHOOD

UNITS

Mixed-Use Transactions between \$1,000,000 - \$50,000,000 from MONTH 1, 2022 - MONTH 31, 2022

Zip Codes: 11101, 11104, 11106, 11377

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

NORTHWEST QUEENS
Q1 2023 DEVELOPMENT SITE METRICS

0

TRANSACTIONS SOLD

\$0M

\$ VOLUME SOLD

0

BUILDABLE SF SOLD

ADDRESS	PRICE	NEIGHBORHOOD	BUILDABLE SF
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Development Site Transactions between \$1,000,000 - \$50,000,000 from MONTH 1, 2022 - MONTH 31, 2022
Zip Codes: 11101, 11104, 11106, 11377
Neighborhoods: Hunter’s Point, Long Island City, Sunnyside, Sunnyside Gardens, Woodside

NORTHWEST QUEENS Q1 2023 INDUSTRIAL METRICS

3

TRANSACTIONS SOLD

\$41.60M

\$ VOLUME SOLD

4

UNITS SOLD



	ADDRESS	PRICE	NEIGHBORHOOD	UNITS
1	4211 9th Street	\$23,000,000	Hunters Point	1
2	56-08 37th Avenue	\$17,400,000	Woodside	2
3	36-09 34th Street	\$1,200,000	Long Island City	1

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

Zip Codes: 11101, 11104, 11106, 11377

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

Q1 2023 COMPLETE MARKET METRICS

10

TRANSACTIONS SOLD
-33% YoY

\$55.97M

\$ VOLUME SOLD
-48% YoY

99

UNITS SOLD
+241% YoY

0

BUILDABLE SF SOLD
-100% YoY

PRICE ANALYSIS BY TERRITORY

NORTHWEST QUEENS

	MULTIFAMILY	MIXED-USE	DEVELOPMENT	INDUSTRIAL
\$/SF	\$261 +4% YoY	\$0 -100% YoY	\$0 -100% YoY	\$480 -4% YoY
\$/UNIT	\$193,172 +9% YoY	\$0 -100% YoY		\$10,966,667 +116% YoY

*Development Site / Buildable Square Footage

NORTHWEST QUEENS

Q1 2023 MARKET MAP



MULTIFAMILY

- 1 34-15 37th Avenue
- 2 39-12 62nd Street
- 3 5126 Skillman Avenue
- 4 11-29 47th Avenue
- 5 3642 11th Street
- 6 3761 64th Street
- 7 3545-3549 Crescent Street

MIXED USE

- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8
- 9
- 10
- 11
- 12
- 13
- 14
- 15
- 16
- 17
- 18
- 19
- 20

DEVELOPMENT SITES

- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8
- 9
- 10

INDUSTRIAL

- 1 4211 9th Street
- 2 56-08 37th Avenue
- 3 36-09 34th Street

CONTACT THE **NORTHWEST QUEENS** TEAM FOR MORE INFORMATION

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1

POWERFUL TEAM

725+

PROPERTIES SOLD

\$2B+

TOTAL SALES