



NORTH QUEENS MARKET REPORT

FEBRUARY 2024

INVESTMENT PROPERTY REALTY GROUP

NORTH QUEENS FEBRUARY 2024 COMPLETE MARKET METRICS

6

TRANSACTIONS SOLD

\$10.49M

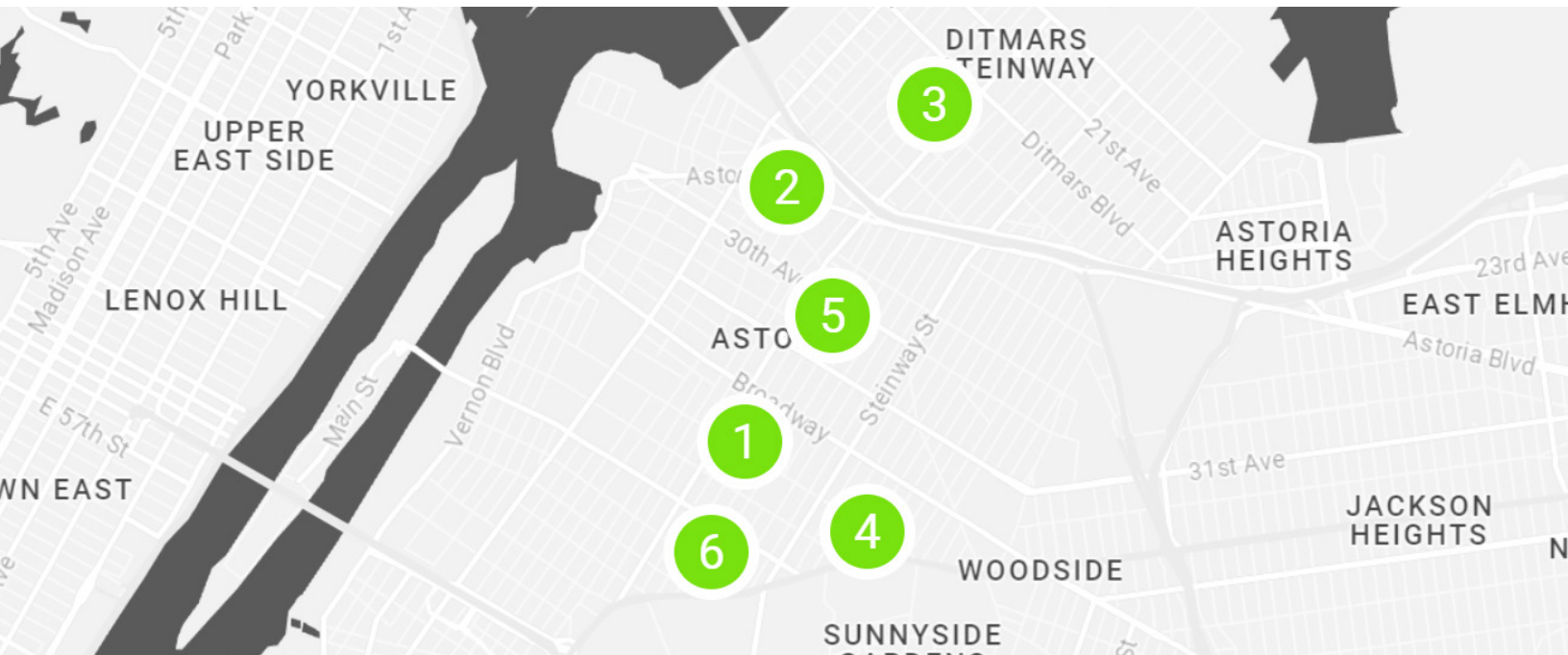
\$ VOLUME SOLD

31

UNITS SOLD

0

BUILDABLE SF SOLD



	ADDRESS	PRICE	NEIGHBORHOOD	ASSET TYPE	UNITS
1	32-82 33rd Street	\$2,355,000	South Astoria	Multi-Family	4
2	23-37 Astoria Boulevard	\$2,000,000	Old Astoria	Multi-Family	9
3	22-70 29th Street	\$1,750,000	Ditmars-Steinway	Multi-Family	4
4	4320 34th Avenue	\$1,700,000	Long Island City	Mixed Use	6
5	30-27 33rd Street	\$1,485,000	South Astoria	Multi-Family	7
6	36-46 35th Street	\$1,200,000	Long Island City	Industrial	1



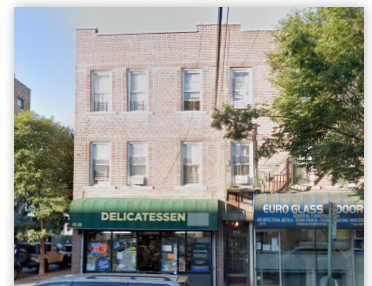
32-82 33RD ST



23-37 ASTORIA BLVD



22-70 29TH ST



4320 34TH AVE

NORTH QUEENS

FEBRUARY 2024 MARKET ANALYSIS

Transactions between \$1,000,000 - \$50,000,000 from FEBRUARY 1, 2024 - FEBRUARY 29, 2024

Zip Codes: 11101, 11102, 11103, 11104, 11105, 11106, 11369, 11370, 11372, 11377

Neighborhoods: Astoria Heights, Ditmars Steinway, East Elmhurst, Hunter's Point, Jackson Heights, Long Island City, Old Astoria, South Astoria, Sunnyside, Sunnyside Gardens, Woodside

MONTH OVER MONTH

COMPARED TO JANUARY 2024

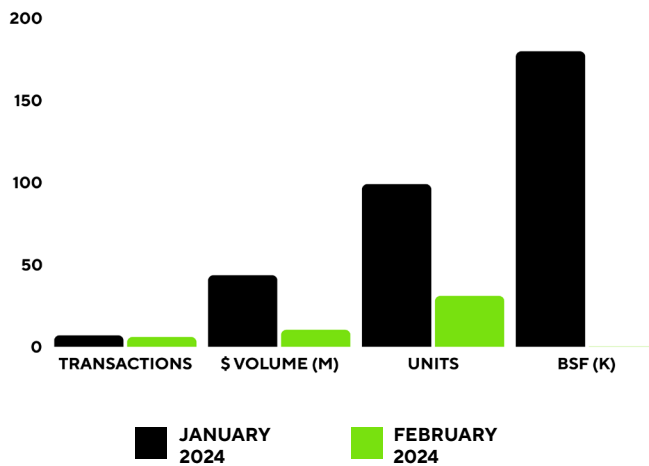
	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
JANUARY 2024	7	\$43,675,000	99	179,864
FEBRUARY 2024	6	\$10,490,000	31	0
% of CHANGE	↓ -14% MoM	↓ -76% MoM	↓ -69% MoM	↓ -100% MoM

YEAR OVER YEAR

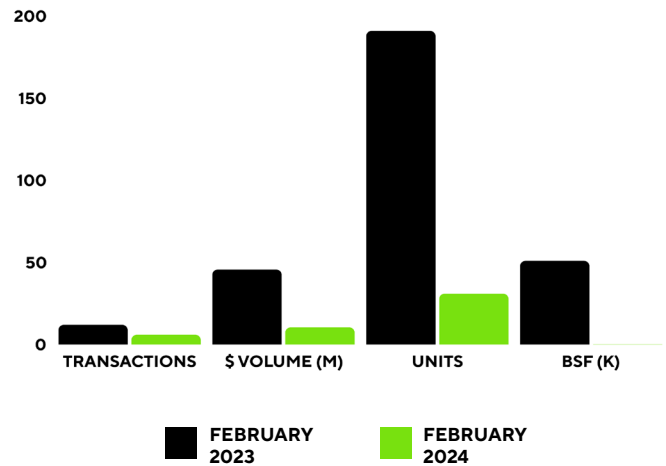
COMPARED TO FEBRUARY 2023

	# OF TRANSACTIONS	DOLLAR VOLUME	# OF UNITS	BSF SOLD
FEBRUARY 2023	12	\$45,718,499	191	51,268
FEBRUARY 2024	6	\$10,490,000	31	0
% of CHANGE	↓ -50% YoY	↓ -77% YoY	↓ -84% YoY	↓ -100% YoY

MONTH OVER MONTH



YEAR OVER YEAR



Contact the North Queens Team For More Information

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IPRG

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