

“ Fewer sales and mixed price trends. ”

Northwest Queens Market Matrix	Q3-2018	%Δ (QTR)	Q2-2018	%Δ (YR)	Q3-2017
Average Sales Price	\$826,505	-2.5%	\$847,950	1.6%	\$813,745
Median Sales Price	\$730,000	-1.2%	\$739,000	-4.1%	\$760,846
Number of Sales	238	-17.1%	287	-14.7%	279
Days on Market (From Last List Date)	55	-70.1%	184	-25.7%	74
Listing Discount (From Last List Price)	2.6%		0.7%		1.3%
Long Island City Condos Market Matrix	Q3-2018	%Δ (QTR)	Q2-2018	%Δ (YR)	Q3-2017
Average Sales Price	\$1,077,036	-2.7%	\$1,107,291	7.7%	\$999,579
Average Price Per Sq Ft	\$1,174	-5.6%	\$1,243	-0.8%	\$1,184
Median Sales Price	\$907,500	-3.3%	\$938,441	-1.4%	\$920,000
Number of Sales (Closed)	56	-20.0%	70	-32.5%	83
Astoria Condos Matrix	Q3-2018	%Δ (QTR)	Q2-2018	%Δ (YR)	Q3-2017
Average Sales Price	\$525,984	-25.9%	\$710,072	-26.6%	\$716,151
Average Price Per Sq Ft	\$798	-18.3%	\$977	10.1%	\$725
Median Sales Price	\$485,000	-31.6%	\$709,160	-26.6%	\$661,023
Number of Sales (Closed)	26	-61.8%	68	-18.8%	32
Sunnyside Co-Op Matrix	Q3-2018	%Δ (QTR)	Q2-2018	%Δ (YR)	Q3-2017
Average Sales Price	\$368,149	8.4%	\$339,631	19.8%	\$307,240
Median Sales Price	\$360,000	7.8%	\$334,000	9.3%	\$329,222
Number of Sales (Closed)	21	-12.5%	24	16.7%	18
Woodside Co-Op Matrix	Q3-2018	%Δ (QTR)	Q2-2018	%Δ (YR)	Q3-2017
Average Sales Price	\$366,235	8.2%	\$338,474	9.5%	\$334,509
Median Sales Price	\$355,000	12.7%	\$315,000	1.4%	\$350,000
Number of Sales (Closed)	17	-10.5%	19	-41.4%	29

The median sales price declined 4.1% to \$730,000 while the average sales price rose 1.6% to \$826,505 respectively from the year ago quarter.

There were 238 sales to close in the quarter, down 14.7% from the same period last year, 5.5% above the ten year 225.6 quarterly average.

Days on market, the number of days from the date of the last price change to the contract date, fell 25.7% to 55 days from 74 days in the year-ago quarter.