

Local Market Update – February 2026

A Research Tool Provided by Northwest Multiple Listing Service®



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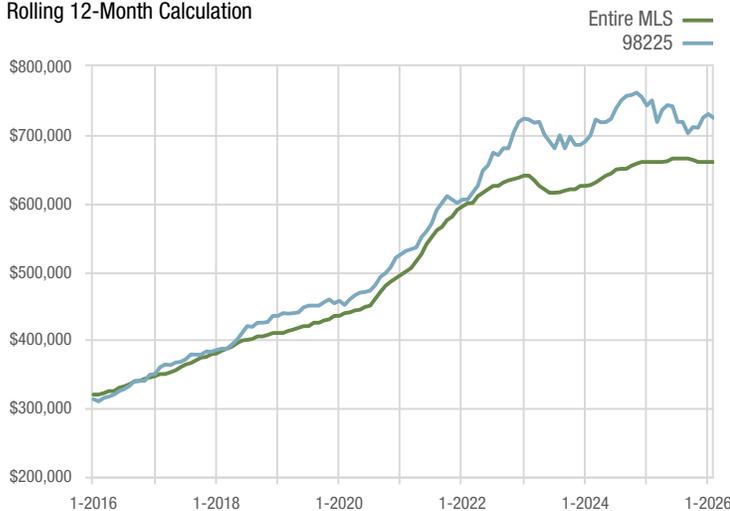
Residential Key Metrics	February			Year to Date		
	2025	2026	% Change	Thru 2-2025	Thru 2-2026	% Change
New Listings	21	17	- 19.0%	31	33	+ 6.5%
Pending Sales	12	12	0.0%	27	27	0.0%
Closed Sales	15	17	+ 13.3%	30	26	- 13.3%
Days on Market Until Sale	43	44	+ 2.3%	46	43	- 6.5%
Median Sales Price*	\$755,000	\$702,000	- 7.0%	\$682,500	\$700,500	+ 2.6%
Average Sales Price*	\$776,137	\$796,767	+ 2.7%	\$824,352	\$771,863	- 6.4%
Percent of List Price Received*	100.8%	100.5%	- 0.3%	99.1%	100.3%	+ 1.2%
Inventory of Homes for Sale	20	33	+ 65.0%	—	—	—
Months Supply of Inventory	1.0	1.5	+ 50.0%	—	—	—

Condo Key Metrics	February			Year to Date		
	2025	2026	% Change	Thru 2-2025	Thru 2-2026	% Change
New Listings	13	9	- 30.8%	20	22	+ 10.0%
Pending Sales	9	10	+ 11.1%	16	21	+ 31.3%
Closed Sales	6	8	+ 33.3%	12	13	+ 8.3%
Days on Market Until Sale	57	55	- 3.5%	50	58	+ 16.0%
Median Sales Price*	\$391,250	\$472,000	+ 20.6%	\$352,500	\$550,000	+ 56.0%
Average Sales Price*	\$427,083	\$458,375	+ 7.3%	\$421,708	\$480,846	+ 14.0%
Percent of List Price Received*	98.1%	98.4%	+ 0.3%	98.2%	98.2%	0.0%
Inventory of Homes for Sale	48	31	- 35.4%	—	—	—
Months Supply of Inventory	5.4	3.0	- 44.4%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

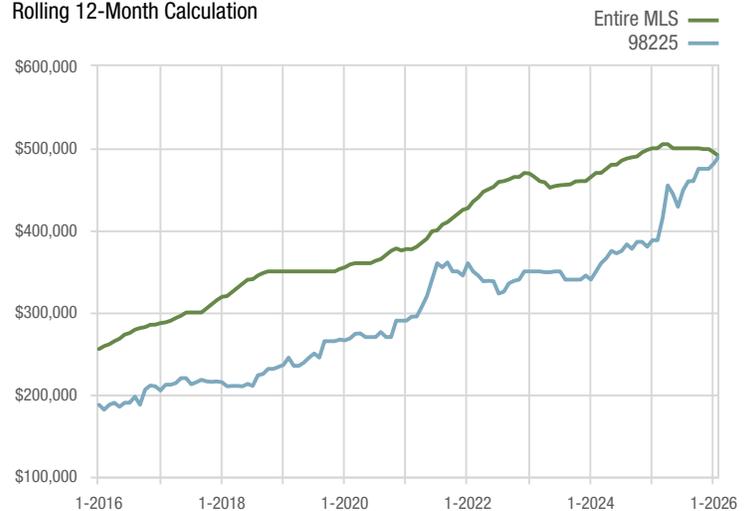
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condominium

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.