

Local Market Update – February 2019

This is a research tool provided by Northwest Multiple Listing Service®.



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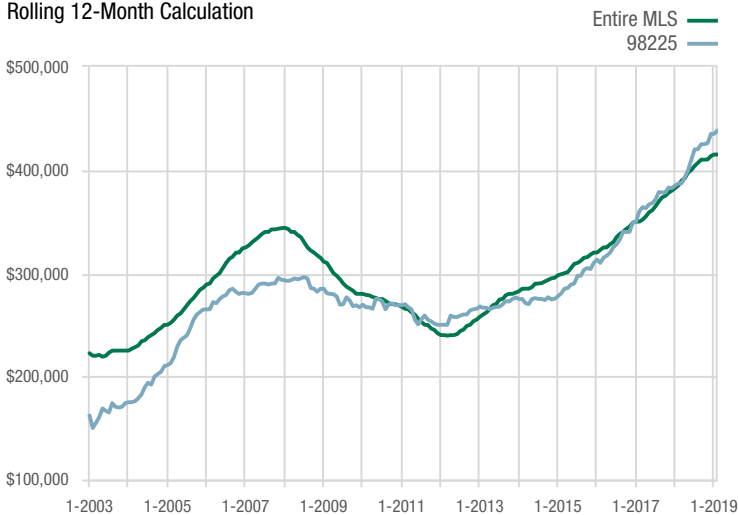
Residential Key Metrics	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	21	12	- 42.9%	47	33	- 29.8%
Pending Sales	19	13	- 31.6%	48	34	- 29.2%
Closed Sales	31	18	- 41.9%	58	35	- 39.7%
Days on Market Until Sale	63	28	- 55.6%	62	23	- 62.9%
Median Sales Price*	\$424,900	\$490,000	+ 15.3%	\$400,000	\$451,000	+ 12.8%
Average Sales Price*	\$533,594	\$592,217	+ 11.0%	\$524,750	\$527,177	+ 0.5%
Percent of List Price Received*	99.3%	102.7%	+ 3.4%	98.8%	102.0%	+ 3.2%
Inventory of Homes for Sale	28	18	- 35.7%	—	—	—
Months Supply of Inventory	0.9	0.6	- 33.3%	—	—	—

Condo Key Metrics	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	7	5	- 28.6%	16	5	- 68.8%
Pending Sales	10	6	- 40.0%	24	9	- 62.5%
Closed Sales	10	2	- 80.0%	21	4	- 81.0%
Days on Market Until Sale	36	68	+ 88.9%	65	62	- 4.6%
Median Sales Price*	\$156,250	\$208,500	+ 33.4%	\$165,000	\$305,950	+ 85.4%
Average Sales Price*	\$250,000	\$208,500	- 16.6%	\$264,829	\$281,638	+ 6.3%
Percent of List Price Received*	97.8%	101.0%	+ 3.3%	98.7%	100.6%	+ 1.9%
Inventory of Homes for Sale	9	6	- 33.3%	—	—	—
Months Supply of Inventory	0.7	0.7	0.0%	—	—	—

* 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.

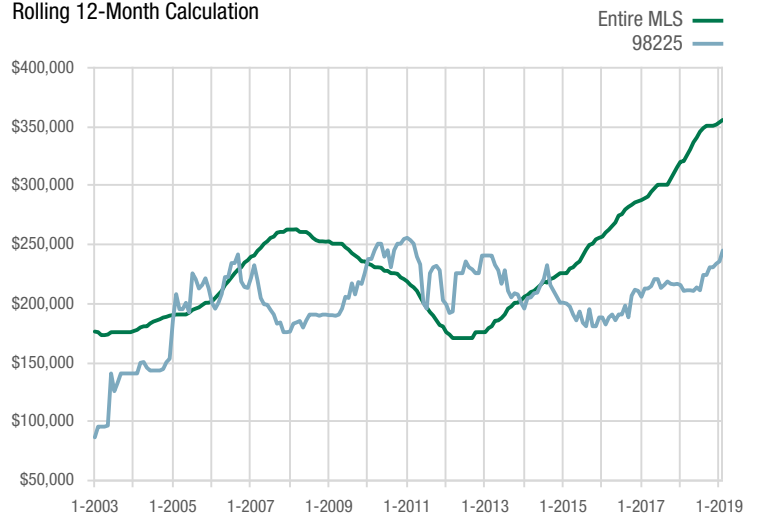
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condo

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.