

Recaps - Northwest MLS (RESIDENTIAL + CONDO)

MAY 2018

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New May 2018	New May 2017	Ttl Active May 2018	Ttl Active May 2017	% Change, Ttl Active	Pending May 2018	Pending May 2017	% Change, Pending	Closed May 2018	Closed May 2017	% Change, Closed	Median \$, May 2018	Median \$ May 2017	% Chg, Median Price	Months of Inventory
King	5,251	4,484	3,562	2,568	38.71%	4,176	4,308	-3.06%	3,194	3,380	-5.50%	\$650,000	\$560,000	16.07%	1.12
Snohomish	2,157	2,108	1,421	1,275	11.45%	1,833	1,948	-5.90%	1,427	1,394	2.37%	\$478,615	\$420,000	13.96%	1.00
Pierce	2,380	2,235	1,929	1,897	1.69%	2,151	2,215	-2.89%	1,559	1,587	-1.76%	\$350,000	\$300,000	16.67%	1.24
Kitsap	693	660	519	671	-22.65%	582	636	-8.49%	421	450	-6.44%	\$360,000	\$307,250	17.17%	1.23
Mason	219	226	247	346	-28.61%	183	184	-0.54%	140	129	8.53%	\$255,500	\$223,900	14.11%	1.76
Skagit	296	307	392	362	8.29%	263	302	-12.91%	196	192	2.08%	\$348,625	\$310,500	12.28%	2.00
Grays Harbor	213	226	414	443	-6.55%	185	186	-0.54%	116	127	-8.66%	\$184,500	\$157,000	17.52%	3.57
Lewis	171	193	256	304	-15.79%	141	137	2.92%	100	102	-1.96%	\$221,250	\$186,000	18.95%	2.56
Cowlitz	191	217	209	208	0.48%	189	223	-15.25%	121	133	-9.02%	\$230,500	\$210,000	9.76%	1.73
Grant	146	154	279	341	-18.18%	142	141	0.71%	110	86	27.91%	\$213,928	\$186,500	14.71%	2.54
Thurston	807	728	686	672	2.08%	674	734	-8.17%	484	497	-2.62%	\$310,000	\$286,000	8.39%	1.42
San Juan	70	70	232	250	-7.20%	40	43	-6.98%	23	27	-14.81%	\$666,500	\$515,000	29.42%	10.09
Island	289	301	308	398	-22.61%	271	240	12.92%	160	154	3.90%	\$357,500	\$319,000	12.07%	1.93
Kittitas	144	181	200	237	-15.61%	106	125	-15.20%	91	85	7.06%	\$350,000	\$265,000	32.08%	2.20
Jefferson	106	103	175	235	-25.53%	81	78	3.85%	72	58	24.14%	\$328,000	\$307,000	6.84%	2.43
Okanogan	110	120	294	315	-6.67%	55	67	-17.91%	42	25	68.00%	\$208,000	\$190,000	9.47%	7.00
Whatcom	547	572	627	724	-13.40%	499	509	-1.96%	344	360	-4.44%	\$374,000	\$329,122	13.64%	1.82
Clark	135	54	142	75	89.33%	109	39	179.49%	71	37	91.89%	\$364,000	\$299,900	21.37%	2.00
Pacific	105	98	240	253	-5.14%	83	63	31.75%	48	48	0.00%	\$164,085	\$152,950	7.28%	5.00
Ferry	14	11	51	54	-5.56%	6	3	100.00%	6	7	-14.29%	\$178,250	\$177,572	0.38%	8.50
Clallam	170	144	237	290	-18.28%	154	115	33.91%	114	95	20.00%	\$288,750	\$265,000	8.96%	2.08
Chelan	148	145	254	254	0.00%	116	94	23.40%	88	66	33.33%	\$336,000	\$298,500	12.56%	2.89
Douglas	80	61	103	75	37.33%	70	60	16.67%	37	31	19.35%	\$275,000	\$270,000	1.85%	2.78
Others	82	99	179	232	-22.84%	59	61	-3.28%	47	36	30.56%	\$173,000	\$165,000	4.85%	3.81
Total	14,524	13,497	12,956	12,479	3.82%	12,168	12,511	-2.74%	9,011	9,106	-1.04%	\$420,000	\$378,475	10.97%	1.44

Breakouts for Residential Only (Single Family Homes) and Condominium Only appear on next page

* Note to reporters & editors: for breakouts by MLS map areas, please contact Cheri Brennan, Alliance Communications, 425.957-0654

All other (non-member/non-media) inquiries should be directed to the Kirkland office of Northwest MLS, 425.820-9200

Months of Inventory calculated using Total Active divided by Total Sold for current month.

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	New May 2018	New May 2017	Ttl Active May 2018	Ttl Active May 2017	% Change, Ttl Active	Pending May 2018	Pending May 2017	% Change, Pending	Closed May 2018	Closed May 2017	% Change, Closed	Median \$, May 2018	Median \$ May 2017	% Chg, Median Price	Months of Inventory
King	4,207	3,599	2,912	2,147	35.63%	3,312	3,395	-2.44%	2,474	2,573	-3.85%	\$726,275	\$633,500	14.64%	1.18
Snohomish	1,794	1,707	1,246	1,118	11.45%	1,486	1,572	-5.47%	1,127	1,148	-1.83%	\$500,000	\$450,000	11.11%	1.11
Pierce	2,227	2,116	1,829	1,817	0.66%	2,009	2,070	-2.95%	1,450	1,475	-1.69%	\$355,000	\$309,000	14.89%	1.26
Kitsap	659	631	497	637	-21.98%	553	604	-8.44%	392	433	-9.47%	\$360,000	\$310,000	16.13%	1.27
Mason	217	226	245	346	-29.19%	183	182	0.55%	138	128	7.81%	\$255,000	\$219,450	16.20%	1.78
Skagit	284	290	379	340	11.47%	247	288	-14.24%	185	181	2.21%	\$350,000	\$319,000	9.72%	2.05
Grays Harbor	199	212	370	392	-5.61%	173	179	-3.35%	111	120	-7.50%	\$184,000	\$158,250	16.27%	3.33
Lewis	171	193	256	304	-15.79%	141	137	2.92%	100	102	-1.96%	\$221,250	\$186,000	18.95%	2.56
Cowlitz	188	214	202	205	-1.46%	186	222	-16.22%	119	132	-9.85%	\$235,500	\$211,000	11.61%	1.70
Grant	135	150	256	325	-21.23%	131	135	-2.96%	107	86	24.42%	\$214,000	\$186,500	14.75%	2.39
Thurston	763	710	638	644	-0.93%	654	720	-9.17%	471	484	-2.69%	\$310,000	\$287,450	7.84%	1.35
San Juan	67	65	221	233	-5.15%	36	40	-10.00%	21	24	-12.50%	\$724,172	\$505,000	43.40%	10.52
Island	279	287	301	381	-21.00%	256	227	12.78%	148	146	1.37%	\$372,750	\$322,500	15.58%	2.03
Kittitas	141	171	189	217	-12.90%	102	119	-14.29%	86	81	6.17%	\$352,430	\$269,900	30.58%	2.20
Jefferson	100	98	168	221	-23.98%	75	75	0.00%	70	52	34.62%	\$334,500	\$326,000	2.61%	2.40
Okanogan	110	120	291	315	-7.62%	55	67	-17.91%	42	25	68.00%	\$208,000	\$190,000	9.47%	6.93
Whatcom	485	508	557	628	-11.31%	428	439	-2.51%	278	300	-7.33%	\$396,250	\$350,000	13.21%	2.00
Clark	128	53	132	72	83.33%	105	37	183.78%	67	34	97.06%	\$364,000	\$305,250	19.25%	1.97
Pacific	96	89	221	235	-5.96%	77	57	35.09%	45	43	4.65%	\$163,000	\$138,000	18.12%	4.91
Ferry	14	11	51	54	-5.56%	6	3	100.00%	6	7	-14.29%	\$178,250	\$177,572	0.38%	8.50
Clallam	163	143	231	286	-19.23%	150	115	30.43%	113	94	20.21%	\$290,000	\$265,000	9.43%	2.04
Chelan	139	127	230	222	3.60%	108	87	24.14%	75	55	36.36%	\$359,900	\$315,000	14.25%	3.07
Douglas	76	59	98	73	34.25%	67	56	19.64%	36	29	24.14%	\$278,700	\$270,000	3.22%	2.72
Others	79	98	176	229	-23.14%	59	61	-3.28%	43	35	22.86%	\$165,830	\$166,000	-0.10%	4.09
Total	12,721	11,877	11,696	11,441	2.23%	10,599	10,887	-2.65%	7,704	7,787	-1.07%	\$429,500	\$390,000	10.13%	1.52

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MAY 2018

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	New May 2018	New May 2017	Ttl Active May 2018	Ttl Active May 2017	% Change, Ttl Active	Pending May 2018	Pending May 2017	% Change, Pending	Closed May 2018	Closed May 2017	% Change, Closed	Median \$, May 2018	Median \$ May 2017	% Chg, Median Price	Months of Inventory
King	1,044	885	650	421	54.39%	864	913	-5.37%	720	807	-10.78%	\$427,000	\$374,000	14.17%	0.90
Snohomish	363	401	175	157	11.46%	347	376	-7.71%	300	246	21.95%	\$367,475	\$275,000	33.63%	0.58
Pierce	153	119	100	80	25.00%	142	145	-2.07%	109	112	-2.68%	\$227,500	\$209,649	8.51%	0.92
Kitsap	34	29	22	34	-35.29%	29	32	-9.38%	29	17	70.59%	\$425,000	\$163,000	160.74%	0.76
Mason	2	0	2	0	0.00%	0	2	-100.00%	2	1	100.00%	\$349,750	\$372,900	-6.21%	1.00
Skagit	12	17	13	22	-40.91%	16	14	14.29%	11	11	0.00%	\$347,000	\$260,000	33.46%	1.18
Grays Harbor	14	14	44	51	-13.73%	12	7	71.43%	5	7	-28.57%	\$185,000	\$122,950	50.47%	8.80
Lewis	0	0	0	0	0.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Cowlitz	3	3	7	3	133.33%	3	1	200.00%	2	1	100.00%	\$121,000	\$191,900	-36.95%	3.50
Grant	11	4	23	16	43.75%	11	6	83.33%	3	0	NA	\$170,000	\$0	0.00%	7.67
Thurston	44	18	48	28	71.43%	20	14	42.86%	13	13	0.00%	\$199,500	\$209,950	-4.98%	3.69
San Juan	3	5	11	17	-35.29%	4	3	33.33%	2	3	-33.33%	\$239,950	\$800,000	-70.01%	5.50
Island	10	14	7	17	-58.82%	15	13	15.38%	12	8	50.00%	\$247,500	\$281,000	-11.92%	0.58
Kittitas	3	10	11	20	-45.00%	4	6	-33.33%	5	4	25.00%	\$256,000	\$166,150	54.08%	2.20
Jefferson	6	5	7	14	-50.00%	6	3	100.00%	2	6	-66.67%	\$266,250	\$237,500	12.11%	3.50
Okanogan	0	0	3	0	0.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Whatcom	62	64	70	96	-27.08%	71	70	1.43%	66	60	10.00%	\$263,000	\$211,500	24.35%	1.06
Clark	7	1	10	3	233.33%	4	2	100.00%	4	3	33.33%	\$300,000	\$165,000	81.82%	2.50
Pacific	9	9	19	18	5.56%	6	6	0.00%	3	5	-40.00%	\$215,000	\$176,000	22.16%	6.33
Ferry	0	0	0	0	0.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Clallam	7	1	6	4	50.00%	4	0	0.00%	1	1	0.00%	\$217,500	\$329,000	-33.89%	6.00
Chelan	9	18	24	32	-25.00%	8	7	14.29%	13	11	18.18%	\$215,250	\$245,000	-12.14%	1.85
Douglas	4	2	5	2	150.00%	3	4	-25.00%	1	2	-50.00%	\$152,900	\$302,650	-49.48%	5.00
Others	3	1	3	3	0.00%	0	0	0.00%	4	1	300.00%	\$427,475	\$155,000	175.79%	0.75
Total	1,803	1,620	1,260	1,038	21.39%	1,569	1,624	-3.39%	1,307	1,319	-0.91%	\$370,000	\$315,000	17.46%	0.96