

Recaps - Northwest MLS (RESIDENTIAL + CONDO)

OCTOBER 2018

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Oct 2018	New Oct 2017	Ttl Active Oct 2018	Ttl Active Oct 2017	% Change, Ttl Active	Pending Oct 2018	Pending Oct 2017	% Change, Pending	Closed Oct 2018	Closed Oct 2017	% Change, Closed	Median \$ Oct 2018	Median \$ Oct 2017	% Chg, Median Price	Months of Inventory
King	3,355	3,088	6,283	3,108	102.16%	2,877	3,533	-18.57%	2,618	3,174	-17.52%	\$613,509	\$565,000	8.59%	2.40
Snohomish	1,329	1,284	2,421	1,476	64.02%	1,361	1,710	-20.41%	1,132	1,428	-20.73%	\$445,000	\$415,000	7.23%	2.14
Pierce	1,407	1,441	2,474	2,204	12.25%	1,652	1,934	-14.58%	1,427	1,546	-7.70%	\$331,000	\$309,000	7.12%	1.73
Kitsap	382	403	727	629	15.58%	477	563	-15.28%	388	424	-8.49%	\$342,000	\$324,363	5.44%	1.87
Mason	114	100	288	344	-16.28%	147	145	1.38%	128	137	-6.57%	\$264,750	\$216,000	22.57%	2.25
Skagit	197	175	480	462	3.90%	207	207	0.00%	180	201	-10.45%	\$346,450	\$323,000	7.26%	2.67
Grays Harbor	130	122	399	409	-2.44%	160	180	-11.11%	150	131	14.50%	\$187,450	\$179,000	4.72%	2.66
Lewis	102	124	317	333	-4.80%	118	160	-26.25%	127	98	29.59%	\$224,500	\$225,000	-0.22%	2.50
Cowlitz	146	161	289	294	-1.70%	162	177	-8.47%	139	144	-3.47%	\$244,900	\$230,000	6.48%	2.08
Grant	103	94	301	300	0.33%	106	100	6.00%	107	106	0.94%	\$209,500	\$204,850	2.27%	2.81
Thurston	420	455	777	711	9.28%	535	560	-4.46%	483	519	-6.94%	\$312,500	\$278,000	12.41%	1.61
San Juan	31	22	218	219	-0.46%	24	46	-47.83%	43	32	34.38%	\$495,500	\$567,500	-12.69%	5.07
Island	154	165	387	408	-5.15%	157	198	-20.71%	139	177	-21.47%	\$335,000	\$345,000	-2.90%	2.78
Kittitas	74	69	253	237	6.75%	76	92	-17.39%	78	79	-1.27%	\$337,000	\$315,000	6.98%	3.24
Jefferson	51	49	170	215	-20.93%	54	77	-29.87%	60	66	-9.09%	\$378,750	\$320,750	18.08%	2.83
Okanogan	48	37	301	289	4.15%	54	46	17.39%	43	43	0.00%	\$240,000	\$207,000	15.94%	7.00
Whatcom	349	313	738	782	-5.63%	351	407	-13.76%	313	342	-8.48%	\$369,000	\$315,950	16.79%	2.36
Clark	90	65	175	134	30.60%	103	68	51.47%	80	47	70.21%	\$372,500	\$325,000	14.62%	2.19
Pacific	45	44	234	214	9.35%	48	70	-31.43%	55	67	-17.91%	\$207,000	\$177,500	16.62%	4.25
Ferry	6	4	49	51	-3.92%	4	7	-42.86%	6	5	20.00%	\$162,450	\$249,000	-34.76%	8.17
Clallam	89	85	288	294	-2.04%	142	143	-0.70%	110	91	20.88%	\$314,000	\$259,880	20.82%	2.62
Chelan	111	75	312	232	34.48%	93	77	20.78%	95	53	79.25%	\$340,000	\$340,000	0.00%	3.28
Douglas	46	45	126	108	16.67%	47	38	23.68%	49	35	40.00%	\$292,500	\$260,000	12.50%	2.57
Others	86	46	216	227	-4.85%	60	48	25.00%	55	44	25.00%	\$215,200	\$191,268	12.51%	3.93
Total	8,865	8,466	18,223	13,680	33.21%	9,015	10,586	-14.84%	8,005	8,989	-10.95%	\$390,000	\$373,000	4.56%	2.28

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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King	2,558	2,439	4,873	2,619	86.06%	2,295	2,760	-16.85%	2,052	2,441	-15.94%	\$670,999	\$630,000	6.51%	2.37
Snohomish	1,105	1,047	2,087	1,263	65.24%	1,134	1,412	-19.69%	922	1,135	-18.77%	\$473,247	\$440,000	7.56%	2.26
Pierce	1,321	1,338	2,357	2,108	11.81%	1,550	1,802	-13.98%	1,330	1,445	-7.96%	\$335,000	\$315,000	6.35%	1.77
Kitsap	371	379	705	611	15.38%	458	526	-12.93%	370	404	-8.42%	\$343,975	\$324,363	6.05%	1.91
Mason	114	100	287	344	-16.57%	147	145	1.38%	128	137	-6.57%	\$264,750	\$216,000	22.57%	2.24
Skagit	192	173	455	443	2.71%	205	199	3.02%	175	191	-8.38%	\$349,000	\$325,000	7.38%	2.60
Grays Harbor	126	112	364	355	2.54%	154	169	-8.88%	143	122	17.21%	\$190,000	\$181,250	4.83%	2.55
Lewis	102	124	317	332	-4.52%	118	160	-26.25%	127	98	29.59%	\$224,500	\$225,000	-0.22%	2.50
Cowlitz	141	157	278	291	-4.47%	160	174	-8.05%	139	143	-2.80%	\$244,900	\$230,000	6.48%	2.00
Grant	101	89	279	290	-3.79%	103	93	10.75%	105	101	3.96%	\$209,500	\$205,200	2.10%	2.66
Thurston	405	441	723	679	6.48%	523	545	-4.04%	476	494	-3.64%	\$315,000	\$280,500	12.30%	1.52
San Juan	28	19	211	213	-0.94%	23	43	-46.51%	40	31	29.03%	\$537,750	\$585,000	-8.08%	5.28
Island	145	156	370	389	-4.88%	147	188	-21.81%	134	169	-20.71%	\$336,000	\$354,500	-5.22%	2.76
Kittitas	67	65	240	231	3.90%	69	88	-21.59%	77	74	4.05%	\$339,000	\$317,000	6.94%	3.12
Jefferson	48	46	165	209	-21.05%	49	71	-30.99%	54	62	-12.90%	\$384,500	\$323,500	18.86%	3.06
Okanogan	48	37	296	289	2.42%	54	46	17.39%	43	43	0.00%	\$240,000	\$207,000	15.94%	6.88
Whatcom	294	267	640	670	-4.48%	292	354	-17.51%	258	284	-9.15%	\$377,000	\$335,000	12.54%	2.48
Clark	88	63	170	131	29.77%	99	67	47.76%	77	45	71.11%	\$376,000	\$335,500	12.07%	2.21
Pacific	44	39	212	200	6.00%	47	65	-27.69%	52	59	-11.86%	\$206,000	\$188,000	9.57%	4.08
Ferry	6	4	49	51	-3.92%	4	7	-42.86%	6	5	20.00%	\$162,450	\$249,000	-34.76%	8.17
Clallam	87	84	278	288	-3.47%	138	138	0.00%	109	89	22.47%	\$318,000	\$260,000	22.31%	2.55
Chelan	101	73	285	211	35.07%	83	73	13.70%	81	45	80.00%	\$385,000	\$350,000	10.00%	3.52
Douglas	43	39	115	100	15.00%	42	36	16.67%	48	32	50.00%	\$301,250	\$260,450	15.67%	2.40
Others	84	45	212	223	-4.93%	58	47	23.40%	53	43	23.26%	\$215,200	\$191,000	12.67%	4.00
Total	7,619	7,336	15,968	12,540	27.34%	7,952	9,208	-13.64%	6,999	7,692	-9.01%	\$399,000	\$381,000	4.72%	2.28

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	New Oct 2018	New Oct 2017	Ttl Active Oct 2018	Ttl Active Oct 2017	% Change, Ttl Active	Pending Oct 2018	Pending Oct 2017	% Change, Pending	Closed Oct 2018	Closed Oct 2017	% Change, Closed	Median \$ Oct 2018	Median \$ Oct 2017	% Chg, Median Price	Months of Inventory
King	797	649	1,410	489	188.34%	582	773	-24.71%	566	733	-22.78%	\$400,000	\$378,000	5.82%	2.49
Snohomish	224	237	334	213	56.81%	227	298	-23.83%	210	293	-28.33%	\$331,000	\$310,000	6.77%	1.59
Pierce	86	103	117	96	21.88%	102	132	-22.73%	97	101	-3.96%	\$260,000	\$215,000	20.93%	1.21
Kitsap	11	24	22	18	22.22%	19	37	-48.65%	18	20	-10.00%	\$238,475	\$352,250	-32.30%	1.22
Mason	0	0	1	0	0.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Skagit	5	2	25	19	31.58%	2	8	-75.00%	5	10	-50.00%	\$279,000	\$231,200	20.67%	5.00
Grays Harbor	4	10	35	54	-35.19%	6	11	-45.45%	7	9	-22.22%	\$143,000	\$170,000	-15.88%	5.00
Lewis	0	0	0	1	-100.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Cowlitz	5	4	11	3	266.67%	2	3	-33.33%	0	1	-100.00%	\$0	\$225,000	-100.00%	N/A
Grant	2	5	22	10	120.00%	3	7	-57.14%	2	5	-60.00%	\$251,925	\$199,000	26.60%	11.00
Thurston	15	14	54	32	68.75%	12	15	-20.00%	7	25	-72.00%	\$145,000	\$155,000	-6.45%	7.71
San Juan	3	3	7	6	16.67%	1	3	-66.67%	3	1	200.00%	\$407,500	\$405,000	0.62%	2.33
Island	9	9	17	19	-10.53%	10	10	0.00%	5	8	-37.50%	\$216,000	\$203,000	6.40%	3.40
Kittitas	7	4	13	6	116.67%	7	4	75.00%	1	5	-80.00%	\$103,000	\$201,500	-48.88%	13.00
Jefferson	3	3	5	6	-16.67%	5	6	-16.67%	6	4	50.00%	\$316,450	\$221,250	43.03%	0.83
Okanogan	0	0	5	0	0.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Whatcom	55	46	98	112	-12.50%	59	53	11.32%	55	58	-5.17%	\$268,000	\$219,950	21.85%	1.78
Clark	2	2	5	3	66.67%	4	1	300.00%	3	2	50.00%	\$200,000	\$246,000	-18.70%	1.67
Pacific	1	5	22	14	57.14%	1	5	-80.00%	3	8	-62.50%	\$216,500	\$124,500	73.90%	7.33
Ferry	0	0	0	0	0.00%	0	0	0.00%	0	0	NA	\$0	\$0	0.00%	N/A
Clallam	2	1	10	6	66.67%	4	5	-20.00%	1	2	-50.00%	\$152,100	\$175,000	-13.09%	10.00
Chelan	10	2	27	21	28.57%	10	4	150.00%	14	8	75.00%	\$253,000	\$247,500	2.22%	1.93
Douglas	3	6	11	8	37.50%	5	2	150.00%	1	3	-66.67%	\$160,000	\$260,000	-38.46%	11.00
Others	2	1	4	4	0.00%	2	1	100.00%	2	1	100.00%	\$215,000	\$424,900	-49.40%	2.00
Total	1,246	1,130	2,255	1,140	97.81%	1,063	1,378	-22.86%	1,006	1,297	-22.44%	\$345,000	\$320,000	7.81%	2.24