

Note: Okanogan and Whatcom counties joined NWMLS in August 2005; year-prior figures may be incomplete

NORTHWEST MULTIPLE LISTING SERVICE						(CONSOLIDATED) STATISTICAL RECAP: Month of February 2006								
Res + Condo	LISTINGS					PENDING SALES			CLOSED SALES					
(# of MLS map areas in that county)	Feb06	New-Feb05	Total Actv Feb06	#Actv-Feb05	% chg, Total actv	Feb06	Feb05	% chg	Feb06	Feb05	Median \$, Feb06	Median, Feb05	% Chg, price vs yr ago	
King (29)	3,471	3,734	6,200	6,847	-9.45%	2,999	3,455	-13.20%	2,281	2,287	\$344,950	\$309,950	11.29%	
Snoh. (8)	1,554	1,641	3,119	3,255	-4.18%	1,397	1,542	-9.40%	1,109	936	\$304,950	\$249,400	22.27%	
Pierce (44)	1,606	1,687	4,186	3,518	18.99%	1,284	1,457	-11.87%	1,003	867	\$250,700	\$216,000	16.06%	
Kitsap (19)	469	461	1,342	1,037	29.41%	352	379	-7.12%	272	278	\$255,500	\$233,700	9.33%	
Mason (9)	131	138	399	382	4.45%	86	75	14.67%	72	67	\$158,825	\$147,187	7.91%	
Skagit (9)	194	243	654	561	16.58%	148	179	-17.32%	131	109	\$249,900	\$195,000	28.15%	
Grays Hrb (23)	124	105	581	428	35.75%	80	94	-14.89%	92	83	\$149,975	\$123,000	21.93%	
Lewis (6)	98	107	347	394	-11.93%	86	74	16.22%	74	55	\$139,000	\$133,500	4.12%	
Cowlitz (20)	118	119	372	386	-3.63%	118	88	34.09%	85	73	\$160,000	\$130,000	23.08%	
Grant (12)	98	87	367	399	-8.02%	71	80	-11.25%	49	35	\$131,000	\$98,500	32.99%	
Thurston (15)	556	408	1,209	746	62.06%	407	411	-0.97%	280	256	\$249,000	\$195,450	27.40%	
San Juan (6)	21	45	189	201	-5.97%	15	15	0.00%	15	20	\$525,000	\$346,000	51.73%	
Island	161	199	560	540	3.70%	136	180	-24.44%	83	86	\$292,000	\$194,750	49.94%	
Kittitas	83	62	252	252	0.00%	37	45	-17.78%	42	33	\$198,500	\$161,000	23.29%	
Jefferson	67	58	258	270	-4.44%	33	40	-17.50%	37	37	\$349,000	\$266,950	0.00%	
Others	152	393	743	1,127	-34.07%	119	312	-61.86%	166	137	\$232,950	\$218,000	6.86%	
Sub-total	8,903	9,487	20,778	20,343	2.14%	7,368	8,426	-12.56%	5,791	5,359		\$249,950		
Okanogan	29		183			26			14		\$147,250	N/A		
Whatcom	395		1,543			279			194		\$245,000	N/A		
Total	9,327		22,504			7,673			5,999		\$283,200	\$249,950	13.30%	

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

NWMLS p. 2 Recaps (Feb. 2006)

Res only (# of MLS map areas in that county)	LISTINGS					PENDING SALES			CLOSED SALES				
	Feb06	New-Feb05	Total Actv Feb06	#Actv-Feb05	% chg, Total actv	Feb06	Feb05	% chg	Feb06	Feb05	Median \$, Feb06	Median, Feb05	% Chg, price vs yr ago
King	2,652	2,832	4,999	5,242	-4.64%	2,206	2,582	-14.56%	1,679	1,755	\$392,950	\$342,500	14.73%
Snohomish	1,315	1,378	2,791	2,756	1.27%	1,188	1,271	-6.53%	921	782	\$324,950	\$265,000	22.62%
Pierce	1,500	1,565	3,805	3,160	20.41%	1,188	1,363	-12.84%	927	801	\$255,000	\$219,000	16.44%
Kitsap	430	445	1,168	991	17.86%	310	358	-13.41%	251	268	\$259,900	\$234,975	10.61%
Mason	127	122	386	365	5.75%	86	70	22.86%	70	66	\$156,350	\$146,344	6.84%
Skagit	188	236	608	532	14.29%	135	171	-21.05%	122	102	\$253,700	\$195,725	29.62%
Grays Hrbr	121	104	502	390	28.72%	73	93	-21.51%	61	83	\$143,000	\$123,000	16.26%
Lewis	98	107	347	394	-11.93%	86	74	16.22%	74	55	\$139,000	\$133,500	4.12%
Cowlitz	117	114	366	374	-2.14%	117	88	32.95%	84	73	\$160,600	\$130,000	23.54%
Grant	98	84	363	386	-5.96%	70	78	-10.26%	49	35	\$131,000	\$98,500	32.99%
Thurston	548	382	1,197	708	69.07%	402	387	3.88%	274	247	\$249,313	\$195,900	27.27%
San Juan	20	35	172	176	-2.27%	14	10	40.00%	13	16	\$575,000	\$355,000	61.97%
Island	149	185	556	523	6.31%	121	171	-29.24%	78	78	\$299,000	\$203,450	46.96%
Kittitas	82	60	246	242	1.65%	37	44	-15.91%	41	32	\$199,000	\$162,250	22.65%
Jefferson	58	55	234	251	-6.77%	31	37	-16.22%	35	34	\$350,000	\$272,975	28.22%
Others	145	358	711	961	-26.01%	112	275	-59.27%	154	128	\$232,950	\$221,500	5.17%
Sub-total	7,648	8,062	18,451	17,451	5.73%	6,176	7,072	-12.67%	4,833	4,555		\$260,000	
Okanogan	29		176			25			14		\$147,250		
Whatcom	356		1,158			232			153		\$267,000		
Total	8,033	8,062	19,785	17,451	13.37%	6,433	7,072	-9.04%	5,000	4,555	\$299,950	\$260,000	

NWMLS p. 3 Recaps (Feb. 2006)

Condo only (# of MLS map areas in that county)	LISTINGS					PENDING SALES			CLOSED SALES				
	Feb06	New-Feb05	Total Actv Feb06	#Actv-Feb05	% chg, Total actv	Feb06	Feb05	% chg	Feb06	Feb05	Median \$, Feb06	Median, Feb05	% Chg, price vs yr ago
King	819	902	1,201	1,605	-25.17%	793	873	-9.16%	602	532	\$228,950	\$206,000	11.14%
Snohomish	239	263	328	499	-34.27%	209	271	-22.88%	188	154	\$199,000	\$176,475	12.76%
Pierce	106	122	381	358	6.42%	96	94	2.13%	76	66	\$194,000	\$168,995	14.80%
Kitsap	39	16	174	46	278.26%	42	21	100.00%	21	10	\$157,797	\$153,000	3.14%
Mason	4	16	13	17	-23.53%	0	5	-100.0%	2	1	\$308,950	\$299,000	3.33%
Skagit	6	7	46	29	58.62%	13	8	62.50%	9	7	\$240,000	\$160,325	49.70%
Grays Hrbr	3	1	79	38	107.89%	7	1	600.00%	31	0	\$165,000	\$0	0.00%
Lewis	0	0	0	0	0.0%	0	0	0.00%	0	0		\$0	0.00%
Cowlitz	1	5	6	12	-50.00%	1	0	0.0%	1	0	\$159,900	\$0	0.00%
Grant	0	3	4	13	-69.23%	1	2	-50.00%	0	0		\$0	0.00%
Thurston	8	26	12	38	-68.42%	5	24	-79.17%	6	9	\$173,500	\$128,000	35.55%
San Juan	1	10	17	25	-32.00%	1	5	-80.00%	2	4	\$322,500	\$255,000	26.47%
Island	12	14	4	17	-76.47%	15	9	66.67%	5	8	\$160,000	\$107,250	49.18%
Kittitas	1	2	6	10	-40.00%	0	1	-100.0%	1	1	\$115,000	\$110,000	4.55%
Jefferson	9	3	24	19	26.32%	2	3	-33.33%	2	3	\$306,500	\$209,000	46.65%
Others	7	35	32	166	-80.72%	7	37	-81.08%	12	9	\$243,586	\$149,000	63.48%
Sub-total	1,255	1,425	2,327	2,892	-19.54%	1,192	1,354	-11.96%	958	804		\$190,000	0.00%
Okanogan	0		7			1			0		\$0		
Whatcom	39		385			47			41		\$163,755		
Total	1,294	1,425	2,719	2,892		1,240			999		\$210,000	\$190,000	