

NORTHWEST MULTIPLE LISTING SERVICE						(CONSOLIDATED) STATISTICAL RECAP: Month of JULY 2006							
Res + Condo	LISTINGS					PENDING SALES			CLOSED SALES				
(# of MLS map areas in that county)	New July06	New July05	Total July06	#Actv July05	% chg, Total actv	July06	July05	% chg	July06	July05	Median \$, July06	Median, July05	% Chg, price vs yr ago
King (29)	4,849	4,821	8,545	7,066	20.93%	3,650	4,100	-10.98%	3,544	4,046	\$390,000	\$340,000	14.71%
Snoh. (8)	2,034	2,273	4,071	3,403	19.63%	1,564	1,831	-14.58%	1,519	1,616	\$334,000	\$282,500	18.23%
Pierce (44)	2,391	2,063	5,970	3,915	52.49%	1,483	1,755	-15.50%	1,394	1,626	\$272,393	\$235,000	15.91%
Kitsap (19)	626	622	1,981	1,297	52.74%	424	521	-18.62%	414	537	\$279,950	\$242,500	15.44%
Mason (9)	181	174	562	475	18.32%	120	147	-18.37%	131	133	\$182,310	\$155,000	17.62%
Skagit (9)	301	237	951	631	50.71%	210	220	-4.55%	197	199	\$279,950	\$230,000	21.72%
Grays Hrb (23)	240	214	862	614	40.39%	140	170	-17.65%	133	119	\$155,000	\$140,000	10.71%
Lewis (6)	201	143	551	417	32.13%	79	141	-43.97%	81	101	\$205,500	\$140,000	46.79%
Cowlitz (20)	220	189	540	419	28.88%	127	139	-8.63%	116	152	\$185,000	\$159,900	15.70%
Grant (12)	146	113	408	432	-5.56%	130	117	11.11%	110	92	\$136,883	\$115,000	19.03%
Thurston (15)	726	543	1,928	997	93.38%	414	513	-19.30%	464	448	\$257,278	\$229,975	11.87%
San Juan (6)	55	54	278	242	14.88%	22	36	-38.89%	20	36	\$425,000	\$435,000	-2.30%
Island	237	250	940	557	68.76%	157	217	-27.65%	146	213	\$297,450	\$249,000	19.46%
Kittitas	103	111	374	276	35.51%	56	82	-31.71%	65	75	\$256,000	\$193,000	32.64%
Jefferson	102	89	428	339	26.25%	43	58	-25.86%	44	68	\$322,500	\$274,250	17.59%
Others	246	756	1,036	1,759	-41.10%	152	593	-74.37%	118	538	\$254,250	\$238,500	6.60%
Sub-total*	12,658	12,652	29,425	22,839	28.84%	8,771	10,640	-17.57%	8,496	9,999		\$275,000	
Okanogan	52		241			34			41		\$130,500		
Whatcom	609		2,244			360			333		\$250,000		
Total	13,319		31,910	22,839	39.72%	9,165		-13.9%	8,870		\$317,500	\$275,000	15.45%

Breakouts for Residential Only (Single Family Homes) and Condominium Only appear on next page; figures from same month/year ago are from July 2005 report

NWMLS p. 2 Recaps (July 2006)

Res only (# of MLS map areas in that county)	LISTINGS					PENDING SALES			CLOSED SALES				
	New July06	New July05	Total July06	#Actv July05	% chg, Total actv	July06	July05	% chg	July06	July05	Median \$, July06	Median, July05	% Chg, price vs yr ago
King	3,724	3,814	6,909	5,792	19.29%	2,665	3,066	-13.08%	2,653	3,080	\$435,000	\$375,000	16.00%
Snohomish	1,752	1,988	3,658	3,013	21.41%	1,316	1,554	-15.32%	1,275	1,412	\$354,900	\$293,069	21.10%
Pierce	2,198	1,938	5,508	3,588	53.51%	1,374	1,637	-16.07%	1,286	1,508	\$277,250	\$239,402	15.81%
Kitsap	579	573	1,715	1,168	46.83%	394	431	-8.58%	388	458	\$285,000	\$257,000	10.89%
Mason	181	174	552	460	20.00%	120	147	-18.37%	130	133	\$181,155	\$155,000	16.87%
Skagit	283	232	882	570	54.74%	196	199	-1.51%	180	180	\$278,000	\$228,750	21.53%
Grays Hrbr	203	184	702	509	37.92%	136	164	-17.07%	129	115	\$164,000	\$138,700	18.24%
Lewis	201	143	551	417	32.13%	79	141	-43.97%	81	101	\$205,500	\$140,000	46.79%
Cowlitz	214	188	531	411	29.20%	126	135	-6.67%	115	151	\$185,000	\$159,900	15.70%
Grant	141	112	390	423	-7.80%	128	117	9.40%	110	91	\$136,883	\$115,000	19.03%
Thurston	708	530	1,877	977	92.12%	400	493	-18.86%	452	428	\$257,572	\$231,500	11.26%
San Juan	52	52	258	226	14.16%	22	30	-26.67%	20	30	\$425,000	\$470,000	-9.57%
Island	228	234	899	547	64.35%	150	198	-24.24%	138	202	\$299,950	\$251,000	19.50%
Kittitas	96	108	363	270	34.44%	50	78	-35.90%	65	74	\$256,000	\$194,100	31.89%
Jefferson	92	85	387	301	28.57%	42	52	-19.23%	42	62	\$322,500	\$278,500	15.80%
Others	243	681	1,005	1,526	-34.14%	147	523	-71.89%	115	452	\$249,500	\$257,250	-3.01%
Sub-total	10,895	11,036	26,187	20,198	29.65%	7,345	8,965	-18.07%	7,179	8,477		\$289,450	
Okanogan	52		232			33			38		\$130,000		
Whatcom	524		1,734			294			263		\$276,900		
Total	11,471		28,153		39.39%	7,672		-14.42%	7,480		\$330,000	\$289,450	14.01%

Condo only (# of MLS map areas in that county)	LISTINGS					PENDING SALES			CLOSED SALES				
	New July06	New July05	Total July06	#Actv July05	% chg, Total actv	July06	July05	% chg	July06	July05	Median \$, July06	Median, July05	% Chg, price vs yr ago
King	1,125	1,007	1,636	1,274	28.41%	985	1,034	-4.74%	891	966	\$264,900	\$216,995	22.08%
Snohomish	282	285	413	390	5.90%	248	277	-10.47%	244	204	\$215,000	\$189,970	13.18%
Pierce	193	125	462	327	41.28%	109	118	-7.63%	108	118	\$215,200	\$194,000	10.93%
Kitsap	47	49	266	129	106.2%	30	90	-66.67%	26	79	\$186,450	\$112,000	66.47%
Mason	0	0	10	15	-33.33%	0	0	0.0%	1	0	\$579,900	\$0	
Skagit	18	5	69	61	13.11%	14	21	-33.33%	17	19	\$279,950	\$230,000	21.72%
Grays Hrbr	37	30	160	105	52.38%	4	6	-33.33%	4	4	\$108,815	\$407,500	-73.30%
Lewis	0	0	0	0	0.0%	0	0	0.00%	0	0		\$0	
Cowlitz	6	1	9	8	12.50%	1	4	-75.00%	1	1	\$315,000	\$139,900	125.16%
Grant	5	1	18	9	100.0%	2	0	0.0%	0	1		\$138,800	
Thurston (15)	18	13	51	20	155.0%	14	20	-30.00%	12	20	\$226,975	\$144,495	57.08%
San Juan (6)	3	2	20	16	25.0%	0	6	-100.0%	0	6		\$232,500	
Island	9	16	41	10	310.0%	7	19	-63.16%	8	11	\$210,000	\$144,900	44.93%
Kittitas	7	3	11	6	83.33%	6	4	50.00%	0	1		\$89,500	
Jefferson	10	4	41	38	7.89%	1	6	-83.33%	2	6	\$322,500	\$250,000	29.00%
Others	3	75	31	233	-86.70%	5	70	-92.9%	3	86	\$310,000	\$172,819	79.38%
Total	1,763	1,616	3,238	2,641	22.61%	1,426	1,675	-14.87%	1,317	1,522		\$200,000	
Okanogan	0		9			1			3		\$215,000		
Whatcom	85		510			66			70		\$223,995		
Total	1,848		3,757		42.26%	1,493		-10.87%	1,390		\$240,000	\$200,000	20.00%