

Recaps - Northwest MLS (RESIDENTIAL + CONDO)

SEPTEMBER 2022

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Sep 2022	New Sep 2021	Ttl active Sep 2022	Ttl active Sep 2021	% Change, Ttl Active	Pending Sep 2022	Pending Sep 2021	% Change, Pending	Closed Sep 2022	Closed Sep 2021	% change, Closed	Median \$, Sep 2022	Median \$, Sep 2021	% Chg, Median Price	Months of Inventory
King	3,504	3,995	4,738	2,391	98.16%	2,314	3,765	-38.54%	2,348	3,500	-32.91%	\$799,000	\$745,000	7.25%	2.02
Snohomish	1,300	1,651	1,873	800	134.13%	1,153	1,703	-32.30%	1,146	1,660	-30.96%	\$700,000	\$650,000	7.69%	1.63
Pierce	1,425	1,765	2,247	1,112	102.07%	1,331	1,859	-28.40%	1,218	1,666	-26.89%	\$526,000	\$500,000	5.20%	1.84
Kitsap	440	538	713	363	96.42%	410	553	-25.86%	443	524	-15.46%	\$535,500	\$494,950	8.19%	1.61
Mason	159	171	287	122	135.25%	134	185	-27.57%	111	161	-31.06%	\$410,000	\$385,000	6.49%	2.59
Skagit	211	228	369	202	82.67%	183	221	-17.19%	180	167	7.78%	\$552,250	\$500,000	10.45%	2.05
Grays Harbor	160	190	405	234	73.08%	170	225	-24.44%	137	164	-16.46%	\$345,000	\$320,000	7.81%	2.96
Lewis	142	183	348	211	64.93%	142	168	-15.48%	116	127	-8.66%	\$378,475	\$382,500	-1.05%	3.00
Cowlitz	138	189	256	132	93.94%	123	189	-34.92%	118	148	-20.27%	\$399,950	\$370,750	7.88%	2.17
Grant	112	161	211	167	26.35%	95	174	-45.40%	104	135	-22.96%	\$350,000	\$331,000	5.74%	2.03
Thurston	419	661	641	352	82.10%	432	670	-35.52%	423	633	-33.18%	\$480,000	\$467,000	2.78%	1.52
San Juan	28	34	117	83	40.96%	28	41	-31.71%	24	28	-14.29%	\$773,750	\$846,500	-8.59%	4.88
Island	188	196	296	126	134.92%	162	218	-25.69%	136	183	-25.68%	\$542,500	\$494,500	9.71%	2.18
Kittitas	98	118	207	134	54.48%	78	119	-34.45%	88	100	-12.00%	\$516,500	\$479,500	7.72%	2.35
Jefferson	48	54	115	58	98.28%	61	63	-3.17%	51	70	-27.14%	\$598,000	\$579,500	3.19%	2.25
Okanogan	59	75	186	147	26.53%	54	66	-18.18%	46	29	58.62%	\$327,000	\$327,500	-0.15%	4.04
Whatcom	415	431	720	354	103.39%	344	387	-11.11%	331	386	-14.25%	\$545,000	\$533,250	2.20%	2.18
Clark	79	110	145	70	107.14%	82	117	-29.91%	65	100	-35.00%	\$495,000	\$468,750	5.60%	2.23
Pacific	62	76	162	111	45.95%	63	81	-22.22%	51	67	-23.88%	\$340,000	\$345,000	-1.45%	3.18
Ferry	9	8	29	26	11.54%	5	11	-54.55%	4	8	-50.00%	\$262,591	\$209,950	25.07%	7.25
Clallam	87	98	189	108	75.00%	88	125	-29.60%	99	114	-13.16%	\$439,000	\$474,500	-7.48%	1.91
Chelan	118	143	267	167	59.88%	118	110	7.27%	93	96	-3.13%	\$550,000	\$510,250	7.79%	2.87
Douglas	54	97	95	63	50.79%	49	77	-36.36%	50	63	-20.63%	\$497,500	\$425,000	17.06%	1.90
Adams	14	23	61	23	165.22%	12	16	-25.00%	10	22	-54.55%	\$358,859	\$295,000	21.65%	6.10
Walla Walla	80	85	112	89	25.84%	63	85	-25.88%	60	63	-4.76%	\$411,000	\$355,000	15.77%	1.87
Columbia	6	13	26	20	30.00%	6	10	-40.00%	3	2	50.00%	\$201,000	\$314,500	-36.09%	8.67
Others	67	80	193	92	109.78%	64	80	-20.00%	49	73	-32.88%	\$360,000	\$363,000	-0.83%	3.94
Total	9,422	11,373	15,008	7,757	93.48%	7,764	11,318	-31.40%	7,504	10,289	-27.07%	\$599,000	\$570,000	5.09%	2.00

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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Recaps - Northwest MLS (RESIDENTIAL ONLY)

SEPTEMBER 2022

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Sep 2022	New Sep 2021	Ttl active Sep 2022	Ttl active Sep 2021	% Change, Ttl Active	Pending Sep 2022	Pending Sep 2021	% Change, Pending	Closed Sep 2022	Closed Sep 2021	% change, Closed	Median \$, Sep 2022	Median \$, Sep 2021	% Chg, Median Price	Months of Inventory
King	2,772	3,114	3,683	1,634	125.40%	1,816	2,909	-37.57%	1,815	2,672	-32.07%	\$875,000	\$825,600	5.98%	2.03
Snohomish	1,106	1,380	1,624	703	131.01%	961	1,424	-32.51%	926	1,372	-32.51%	\$735,000	\$675,000	8.89%	1.75
Pierce	1,321	1,666	2,098	1,037	102.31%	1,244	1,752	-29.00%	1,135	1,585	-28.39%	\$538,000	\$506,650	6.19%	1.85
Kitsap	419	515	674	331	103.63%	382	523	-26.96%	422	497	-15.09%	\$539,997	\$500,000	8.00%	1.60
Mason	156	171	285	122	133.61%	132	185	-28.65%	110	161	-31.68%	\$407,500	\$385,000	5.84%	2.59
Skagit	200	221	355	198	79.29%	175	211	-17.06%	167	163	2.45%	\$560,000	\$500,000	12.00%	2.13
Grays Harbor	150	177	379	221	71.49%	159	208	-23.56%	131	160	-18.13%	\$346,000	\$320,000	8.13%	2.89
Lewis	142	182	348	211	64.93%	142	166	-14.46%	116	127	-8.66%	\$378,475	\$382,500	-1.05%	3.00
Cowlitz	134	186	253	130	94.62%	121	188	-35.64%	116	145	-20.00%	\$400,000	\$372,500	7.38%	2.18
Grant	110	157	205	162	26.54%	95	169	-43.79%	103	135	-23.70%	\$350,000	\$331,000	5.74%	1.99
Thurston	403	639	617	336	83.63%	419	657	-36.23%	410	613	-33.12%	\$489,700	\$470,000	4.19%	1.50
San Juan	26	33	113	76	48.68%	26	40	-35.00%	23	27	-14.81%	\$825,000	\$850,000	-2.94%	4.91
Island	179	182	287	124	131.45%	154	208	-25.96%	127	171	-25.73%	\$560,000	\$495,000	13.13%	2.26
Kittitas	92	111	189	126	50.00%	74	115	-35.65%	86	94	-8.51%	\$522,000	\$482,000	8.30%	2.20
Jefferson	46	49	110	56	96.43%	58	57	1.75%	48	68	-29.41%	\$600,000	\$583,000	2.92%	2.29
Okanogan	59	75	183	147	24.49%	54	66	-18.18%	45	29	55.17%	\$325,000	\$327,500	-0.76%	4.07
Whatcom	365	376	635	320	98.44%	297	327	-9.17%	290	331	-12.39%	\$570,000	\$552,550	3.16%	2.19
Clark	73	107	135	69	95.65%	78	110	-29.09%	60	96	-37.50%	\$500,500	\$485,000	3.20%	2.25
Pacific	58	66	154	103	49.51%	61	73	-16.44%	48	57	-15.79%	\$342,500	\$353,500	-3.11%	3.21
Ferry	9	8	29	26	11.54%	5	11	-54.55%	4	8	-50.00%	\$262,591	\$209,950	25.07%	7.25
Clallam	82	96	183	104	75.96%	84	121	-30.58%	98	112	-12.50%	\$439,500	\$474,500	-7.38%	1.87
Chelan	107	136	249	158	57.59%	106	104	1.92%	85	89	-4.49%	\$545,000	\$525,000	3.81%	2.93
Douglas	51	95	93	63	47.62%	47	75	-37.33%	48	58	-17.24%	\$497,500	\$438,500	13.45%	1.94
Adams	14	23	61	23	165.22%	12	16	-25.00%	10	22	-54.55%	\$358,859	\$295,000	21.65%	6.10
Walla Walla	78	85	109	88	23.86%	61	85	-28.24%	58	62	-6.45%	\$429,000	\$351,500	22.05%	1.88
Columbia	6	13	26	20	30.00%	6	10	-40.00%	3	2	50.00%	\$201,000	\$314,500	-36.09%	8.67
Others	66	79	189	91	107.69%	62	78	-20.51%	45	72	-37.50%	\$349,900	\$362,750	-3.54%	4.20
Total	8,224	9,942	13,266	6,679	98.62%	6,831	9,888	-30.92%	6,529	8,928	-26.87%	\$617,000	\$589,000	4.75%	2.03

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King	732	881	1,055	757	39.37%	498	856	-41.82%	533	828	-35.63%	\$483,000	\$466,501	3.54%	1.98
Snohomish	194	271	249	97	156.70%	192	279	-31.18%	220	288	-23.61%	\$539,500	\$471,250	14.48%	1.13
Pierce	104	99	149	75	98.67%	87	107	-18.69%	83	81	2.47%	\$410,000	\$350,000	17.14%	1.80
Kitsap	21	23	39	32	21.88%	28	30	-6.67%	21	27	-22.22%	\$370,000	\$320,000	15.63%	1.86
Mason	3	0	2	0	N/A	2	0	N/A	1	0	N/A	\$515,000	\$0	N/A	2.00
Skagit	11	7	14	4	250.00%	8	10	-20.00%	13	4	225.00%	\$428,500	\$584,475	-26.69%	1.08
Grays Harbor	10	13	26	13	100.00%	11	17	-35.29%	6	4	50.00%	\$280,000	\$280,000	0.00%	4.33
Lewis	0	1	0	0	N/A	0	2	-100.00%	0	0	N/A	\$0	\$0	N/A	0.00
Cowlitz	4	3	3	2	50.00%	2	1	100.00%	2	3	-33.33%	\$255,000	\$262,000	-2.67%	1.50
Grant	2	4	6	5	20.00%	0	5	-100.00%	1	0	N/A	\$670,000	\$0	N/A	6.00
Thurston	16	22	24	16	50.00%	13	13	0.00%	13	20	-35.00%	\$338,000	\$257,500	31.26%	1.85
San Juan	2	1	4	7	-42.86%	2	1	100.00%	1	1	0.00%	\$722,500	\$260,000	177.88%	4.00
Island	9	14	9	2	350.00%	8	10	-20.00%	9	12	-25.00%	\$310,000	\$329,500	-5.92%	1.00
Kittitas	6	7	18	8	125.00%	4	4	0.00%	2	6	-66.67%	\$439,500	\$447,500	-1.79%	9.00
Jefferson	2	5	5	2	150.00%	3	6	-50.00%	3	2	50.00%	\$390,000	\$546,550	-28.64%	1.67
Okanogan	0	0	3	0	N/A	0	0	N/A	1	0	N/A	\$589,000	\$0	N/A	3.00
Whatcom	50	55	85	34	150.00%	47	60	-21.67%	41	55	-25.45%	\$377,500	\$353,000	6.94%	2.07
Clark	6	3	10	1	900.00%	4	7	-42.86%	5	4	25.00%	\$250,000	\$322,450	-22.47%	2.00
Pacific	4	10	8	8	0.00%	2	8	-75.00%	3	10	-70.00%	\$80,000	\$252,800	-68.35%	2.67
Ferry	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Clallam	5	2	6	4	50.00%	4	4	0.00%	1	2	-50.00%	\$326,000	\$403,500	-19.21%	6.00
Chelan	11	7	18	9	100.00%	12	6	100.00%	8	7	14.29%	\$582,500	\$299,900	94.23%	2.25
Douglas	3	2	2	0	N/A	2	2	0.00%	2	5	-60.00%	\$487,450	\$401,000	21.56%	1.00
Adams	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Walla Walla	2	0	3	1	200.00%	2	0	N/A	2	1	100.00%	\$282,500	\$475,000	-40.53%	1.50
Columbia	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Others	1	1	4	1	300.00%	2	2	0.00%	4	1	300.00%	\$430,000	\$490,000	-12.24%	1.00
Total	1,198	1,431	1,742	1,078	61.60%	933	1,430	-34.76%	975	1,361	-28.36%	\$475,000	\$435,000	9.20%	1.79