

Recaps - Northwest MLS (RESIDENTIAL + CONDO)													JANUARY 2023		
	LISTINGS					PENDING SALES			CLOSED SALES						
County	New Jan 2023	New Jan 2022	Ttl Active Jan 2023	Ttl Active Jan 2022	% Change, Ttl Active	Pending Jan 2023	Pending Jan 2022	% Change, Pending	Closed Jan 2023	Closed Jan 2022	% Change, Closed	Median \$, Jan 2023	Median \$, Jan 2022	% Change, Median Price	Months of Inventory
King	1,753	2,083	2,262	761	197.24%	1,820	2,009	-9.41%	1,003	1,557	-35.58%	\$723,000	\$720,000	0.42%	2.26
Snohomish	719	867	875	241	263.07%	886	901	-1.66%	513	734	-30.11%	\$645,000	\$686,792	-6.09%	1.71
Pierce	784	975	1,210	404	199.50%	1,082	1,148	-5.75%	568	863	-34.18%	\$509,997	\$515,000	-0.97%	2.13
Kitsap	270	334	424	160	165.00%	323	347	-6.92%	197	274	-28.10%	\$487,000	\$506,250	-3.80%	2.15
Mason	69	69	151	64	135.94%	91	84	8.33%	53	85	-37.65%	\$360,000	\$400,000	-10.00%	2.85
Skagit	104	127	204	95	114.74%	124	121	2.48%	73	108	-32.41%	\$480,000	\$529,325	-9.32%	2.79
Grays Harbor	95	125	298	167	78.44%	96	135	-28.89%	48	103	-53.40%	\$304,002	\$335,350	-9.35%	6.21
Lewis	67	103	183	94	94.68%	109	104	4.81%	58	92	-36.96%	\$390,000	\$375,000	4.00%	3.16
Cowlitz	77	95	173	60	188.33%	110	131	-16.03%	53	84	-36.90%	\$362,500	\$359,250	0.90%	3.26
Grant	81	99	199	118	68.64%	51	116	-56.03%	45	78	-42.31%	\$312,390	\$325,000	-3.88%	4.42
Thurston	246	304	390	130	200.00%	330	368	-10.33%	171	345	-50.43%	\$474,500	\$475,000	-0.11%	2.28
San Juan	9	12	70	44	59.09%	13	15	-13.33%	11	21	-47.62%	\$810,000	\$821,000	-1.34%	6.36
Island	94	105	173	46	276.09%	123	120	2.50%	68	101	-32.67%	\$449,000	\$518,000	-13.32%	2.54
Kittitas	48	30	148	45	228.89%	48	47	2.13%	25	66	-62.12%	\$399,988	\$517,225	-22.67%	5.92
Jefferson	26	26	76	31	145.16%	17	28	-39.29%	16	24	-33.33%	\$497,500	\$545,000	-8.72%	4.75
Okanogan	20	17	110	67	64.18%	27	31	-12.90%	18	31	-41.94%	\$330,000	\$365,000	-9.59%	6.11
Whatcom	190	200	420	150	180.00%	193	224	-13.84%	124	195	-36.41%	\$560,000	\$530,000	5.66%	3.39
Clark	42	68	94	26	261.54%	56	78	-28.21%	42	46	-8.70%	\$532,500	\$499,475	6.61%	2.24
Pacific	28	50	106	50	112.00%	28	61	-54.10%	28	35	-20.00%	\$330,000	\$330,000	0.00%	3.79
Ferry	1	6	16	23	-30.43%	2	2	0.00%	3	4	-25.00%	\$229,000	\$162,500	40.92%	5.33
Clallam	50	64	123	63	95.24%	59	65	-9.23%	43	67	-35.82%	\$379,000	\$431,000	-12.06%	2.86
Chelan	39	44	157	77	103.90%	39	64	-39.06%	30	48	-37.50%	\$517,450	\$607,500	-14.82%	5.23
Douglas	23	34	64	32	100.00%	32	38	-15.79%	19	24	-20.83%	\$460,000	\$441,000	4.31%	3.37
Adams	8	9	46	21	119.05%	9	12	-25.00%	7	9	-22.22%	\$275,000	\$165,000	66.67%	6.57
Walla Walla	33	42	89	49	81.63%	49	47	4.26%	18	46	-60.87%	\$331,000	\$354,500	-6.63%	4.94
Columbia	6	2	23	8	187.50%	8	4	100.00%	3	3	0.00%	\$265,000	\$194,000	36.60%	7.67
Others	43	37	136	66	106.06%	51	50	2.00%	27	42	-35.71%	\$349,990	\$412,500	-15.15%	5.04
Total	4,925	5,927	8,220	3,092	165.85%	5,776	6,350	-9.04%	3,264	5,085	-35.81%	\$557,250	\$555,000	0.41%	2.52

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.

Recaps - Northwest MLS (RESIDENTIAL ONLY)

JANUARY 2023

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Jan 2023	New Jan 2022	Ttl Active Jan 2023	Ttl Active Jan 2022	% Change, Ttl Active	Pending Jan 2023	Pending Jan 2022	% Change, Pending	Closed Jan 2023	Closed Jan 2022	% Change, Closed	Median \$, Jan 2023	Median \$, Jan 2022	% Change, Median Price	Months of Inventory
King	1,329	1,493	1,652	487	239.22%	1,397	1,398	-0.07%	785	1,137	-30.96%	\$781,098	\$775,000	0.79%	2.10
Snohomish	598	703	760	217	250.23%	731	733	-0.27%	417	609	-31.53%	\$699,000	\$715,000	-2.24%	1.82
Pierce	719	895	1,121	370	202.97%	1,012	1,052	-3.80%	542	785	-30.96%	\$517,442	\$525,000	-1.44%	2.07
Kitsap	260	314	404	139	190.65%	304	324	-6.17%	190	260	-26.92%	\$489,725	\$508,750	-3.74%	2.13
Mason	68	69	146	64	128.13%	91	84	8.33%	51	82	-37.80%	\$360,000	\$399,490	-9.89%	2.86
Skagit	88	117	186	85	118.82%	112	116	-3.45%	67	104	-35.58%	\$475,000	\$531,250	-10.59%	2.78
Grays Harbor	87	118	282	150	88.00%	91	130	-30.00%	45	99	-54.55%	\$308,005	\$325,000	-5.23%	6.27
Lewis	67	103	183	94	94.68%	109	104	4.81%	58	92	-36.96%	\$390,000	\$375,000	4.00%	3.16
Cowlitz	76	91	169	56	201.79%	109	131	-16.79%	53	83	-36.14%	\$362,500	\$360,000	0.69%	3.19
Grant	78	95	194	114	70.18%	51	114	-55.26%	44	76	-42.11%	\$313,695	\$325,000	-3.48%	4.41
Thurston	237	298	373	126	196.03%	319	364	-12.36%	165	335	-50.75%	\$475,000	\$479,950	-1.03%	2.26
San Juan	8	12	67	41	63.41%	12	14	-14.29%	11	17	-35.29%	\$810,000	\$1,150,000	-29.57%	6.09
Island	84	96	163	43	279.07%	110	107	2.80%	58	98	-40.82%	\$467,750	\$531,000	-11.91%	2.81
Kittitas	39	29	130	43	202.33%	47	43	9.30%	23	58	-60.34%	\$439,000	\$522,475	-15.98%	5.65
Jefferson	21	25	69	31	122.58%	16	24	-33.33%	13	20	-35.00%	\$519,000	\$577,500	-10.13%	5.31
Okanogan	20	17	108	67	61.19%	27	30	-10.00%	18	31	-41.94%	\$330,000	\$365,000	-9.59%	6.00
Whatcom	157	172	361	142	154.23%	163	192	-15.10%	107	173	-38.15%	\$590,000	\$550,000	7.27%	3.37
Clark	39	61	88	22	300.00%	54	70	-22.86%	40	44	-9.09%	\$567,000	\$499,975	13.41%	2.20
Pacific	27	49	102	47	117.02%	25	61	-59.02%	26	31	-16.13%	\$330,000	\$330,000	0.00%	3.92
Ferry	1	6	16	23	-30.43%	2	2	0.00%	3	4	-25.00%	\$229,000	\$162,500	40.92%	5.33
Clallam	42	60	112	60	86.67%	59	61	-3.28%	41	66	-37.88%	\$380,000	\$430,500	-11.73%	2.73
Chelan	33	41	142	73	94.52%	33	56	-41.07%	29	43	-32.56%	\$524,900	\$622,000	-15.61%	4.90
Douglas	22	33	61	32	90.63%	31	36	-13.89%	17	23	-26.09%	\$514,900	\$440,000	17.02%	3.59
Adams	8	9	46	20	130.00%	9	12	-25.00%	7	9	-22.22%	\$275,000	\$165,000	66.67%	6.57
Walla Walla	33	40	89	47	89.36%	49	47	4.26%	18	46	-60.87%	\$331,000	\$354,500	-6.63%	4.94
Columbia	6	2	23	8	187.50%	8	4	100.00%	3	3	0.00%	\$265,000	\$194,000	36.60%	7.67
Others	39	36	132	63	109.52%	48	47	2.13%	26	38	-31.58%	\$354,245	\$398,538	-11.11%	5.08
Total	4,186	4,984	7,179	2,664	169.48%	5,019	5,356	-6.29%	2,857	4,366	-34.56%	\$579,000	\$575,000	0.70%	2.51

Recaps - Northwest MLS (CONDO ONLY)

JANUARY 2023

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Jan 2023	New Jan 2022	Ttl Active Jan 2023	Ttl Active Jan 2022	% Change, Ttl Active	Pending Jan 2023	Pending Jan 2022	% Change, Pending	Closed Jan 2023	Closed Jan 2022	% Change, Closed	Median \$, Jan 2023	Median \$, Jan 2022	% Change, Median Price	Months of Inventory
King	424	590	610	274	122.63%	423	611	-30.77%	218	420	-48.10%	\$450,000	\$455,000	-1.10%	2.80
Snohomish	121	164	115	24	379.17%	155	168	-7.74%	96	125	-23.20%	\$437,500	\$499,500	-12.41%	1.20
Pierce	65	80	89	34	161.76%	70	96	-27.08%	26	78	-66.67%	\$353,500	\$378,500	-6.61%	3.42
Kitsap	10	20	20	21	-4.76%	19	23	-17.39%	7	14	-50.00%	\$475,000	\$279,000	70.25%	2.86
Mason	1	0	5	0	N/A	0	0	N/A	2	3	-33.33%	\$294,500	\$410,000	-28.17%	2.50
Skagit	16	10	18	10	80.00%	12	5	140.00%	6	4	50.00%	\$570,750	\$376,000	51.80%	3.00
Grays Harbor	8	7	16	17	-5.88%	5	5	0.00%	3	4	-25.00%	\$255,000	\$374,500	-31.91%	5.33
Lewis	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Cowlitz	1	4	4	4	0.00%	1	0	N/A	0	1	-100.00%	\$0	\$159,900	-100.00%	0.00
Grant	3	4	5	4	25.00%	0	2	-100.00%	1	2	-50.00%	\$290,000	\$316,375	-8.34%	5.00
Thurston	9	6	17	4	325.00%	11	4	175.00%	6	10	-40.00%	\$290,000	\$287,500	0.87%	2.83
San Juan	1	0	3	3	0.00%	1	1	0.00%	0	4	-100.00%	\$0	\$358,750	-100.00%	0.00
Island	10	9	10	3	233.33%	13	13	0.00%	10	3	233.33%	\$286,250	\$291,000	-1.63%	1.00
Kittitas	9	1	18	2	800.00%	1	4	-75.00%	2	8	-75.00%	\$347,494	\$372,000	-6.59%	9.00
Jefferson	5	1	7	0	N/A	1	4	-75.00%	3	4	-25.00%	\$325,000	\$487,500	-33.33%	2.33
Okanogan	0	0	2	0	N/A	0	1	-100.00%	0	0	N/A	\$0	\$0	N/A	0.00
Whatcom	33	28	59	8	637.50%	30	32	-6.25%	17	22	-22.73%	\$346,000	\$398,000	-13.07%	3.47
Clark	3	7	6	4	50.00%	2	8	-75.00%	2	2	0.00%	\$246,750	\$296,500	-16.78%	3.00
Pacific	1	1	4	3	33.33%	3	0	N/A	2	4	-50.00%	\$412,500	\$312,500	32.00%	2.00
Ferry	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Clallam	8	4	11	3	266.67%	0	4	-100.00%	2	1	100.00%	\$316,950	\$565,000	-43.90%	5.50
Chelan	6	3	15	4	275.00%	6	8	-25.00%	1	5	-80.00%	\$510,000	\$575,000	-11.30%	15.00
Douglas	1	1	3	0	N/A	1	2	-50.00%	2	1	100.00%	\$430,000	\$442,000	-2.71%	1.50
Adams	0	0	0	1	-100.00%	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Walla Walla	0	2	0	2	-100.00%	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Columbia	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Others	4	1	4	3	33.33%	3	3	0.00%	1	4	-75.00%	\$280,000	\$492,500	-43.15%	4.00
Total	739	943	1,041	428	143.22%	757	994	-23.84%	407	719	-43.39%	\$424,000	\$435,000	-2.53%	2.56