

Breakouts: COWLITZ MAP AREAS						Northwest Multiple Listing Service - August 2023									
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Aug 2023	New Aug 2022	Ttl Active Aug 2023	Ttl Active Aug 2022	% Change, Ttl Active	Pending Aug 2023	Pending Aug 2022	% Change, Pending	Closed Aug 2023	Closed Aug 2022	% Change, Closed	Median \$, Aug 2023	Median \$, Aug 2022	% Change, Median Price	Months of Inventory
401	3	0	5	3	66.67%	3	3	0.00%	1	5	-80.00%	\$333,900	\$349,900	-4.57%	5.00
402	4	9	5	13	-61.54%	6	4	50.00%	2	7	-71.43%	\$302,500	\$289,000	4.67%	2.50
403	9	8	10	9	11.11%	8	9	-11.11%	2	6	-66.67%	\$294,950	\$337,500	-12.61%	5.00
404	3	7	4	7	-42.86%	2	5	-60.00%	5	3	66.67%	\$320,000	\$460,000	-30.43%	0.80
405	7	8	11	12	-8.33%	8	9	-11.11%	5	17	-70.59%	\$374,900	\$300,000	24.97%	2.20
406	8	12	11	17	-35.29%	7	8	-12.50%	6	10	-40.00%	\$552,500	\$441,750	25.07%	1.83
407	4	5	6	6	0.00%	1	2	-50.00%	0	1	-100.00%	\$0	\$645,000	-100.00%	0.00
408	4	3	6	3	100.00%	2	3	-33.33%	5	4	25.00%	\$365,000	\$370,000	-1.35%	1.20
409	2	4	10	7	42.86%	1	6	-83.33%	2	3	-33.33%	\$498,500	\$491,500	1.42%	5.00
410	4	5	4	4	0.00%	8	6	33.33%	6	9	-33.33%	\$352,000	\$410,000	-14.15%	0.67
411	11	10	4	10	-60.00%	12	18	-33.33%	9	8	12.50%	\$413,000	\$413,000	0.00%	0.44
412	3	9	15	11	36.36%	8	16	-50.00%	7	9	-22.22%	\$459,900	\$493,900	-6.88%	2.14
414	17	24	40	52	-23.08%	24	17	41.18%	25	10	150.00%	\$535,000	\$425,000	25.88%	1.60
415	2	3	3	6	-50.00%	4	4	0.00%	0	2	-100.00%	\$0	\$430,000	-100.00%	0.00
416	7	11	8	13	-38.46%	2	8	-75.00%	2	6	-66.67%	\$374,500	\$294,500	27.16%	4.00
417	6	9	4	7	-42.86%	5	7	-28.57%	4	5	-20.00%	\$427,500	\$375,000	14.00%	1.00
418	8	5	7	5	40.00%	5	9	-44.44%	3	10	-70.00%	\$333,500	\$298,500	11.73%	2.33
419	4	10	10	19	-47.37%	1	10	-90.00%	5	4	25.00%	\$520,000	\$582,450	-10.72%	2.00
420	16	18	33	37	-10.81%	12	19	-36.84%	10	10	0.00%	\$545,000	\$577,500	-5.63%	3.30
All Cowl Co	122	160	196	241	-18.67%	119	163	-26.99%	99	129	-23.26%	\$410,000	\$376,000	9.04%	1.98

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RES ONLY	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Aug 2023	New Aug 2022	Ttl Active Aug 2023	Ttl Active Aug 2022	% Change, Ttl Active	Pending Aug 2023	Pending Aug 2022	% Change, Pending	Closed Aug 2023	Closed Aug 2022	% Change, Closed	Median \$, Aug 2023	Median \$, Aug 2022	% Change, Median Price	Months of Inventory
401	3	0	3	3	0.00%	3	3	0.00%	1	4	-75.00%	\$333,900	\$351,000	-4.87%	3.00
402	4	9	5	13	-61.54%	6	4	50.00%	2	7	-71.43%	\$302,500	\$289,000	4.67%	2.50
403	9	8	10	9	11.11%	8	9	-11.11%	2	6	-66.67%	\$294,950	\$337,500	-12.61%	5.00
404	2	7	3	7	-57.14%	2	5	-60.00%	4	3	33.33%	\$337,500	\$460,000	-26.63%	0.75
405	6	8	9	11	-18.18%	7	8	-12.50%	5	16	-68.75%	\$374,900	\$304,500	23.12%	1.80
406	8	12	11	17	-35.29%	7	8	-12.50%	6	10	-40.00%	\$552,500	\$441,750	25.07%	1.83
407	4	5	6	6	0.00%	1	2	-50.00%	0	1	-100.00%	\$0	\$645,000	-100.00%	0.00
408	4	3	6	3	100.00%	2	3	-33.33%	5	4	25.00%	\$365,000	\$370,000	-1.35%	1.20
409	2	4	10	7	42.86%	1	6	-83.33%	2	3	-33.33%	\$498,500	\$491,500	1.42%	5.00
410	4	5	4	4	0.00%	8	6	33.33%	6	9	-33.33%	\$352,000	\$410,000	-14.15%	0.67
411	10	10	3	10	-70.00%	11	18	-38.89%	8	8	0.00%	\$414,000	\$413,000	0.24%	0.38
412	3	9	15	11	36.36%	8	16	-50.00%	7	9	-22.22%	\$459,900	\$493,900	-6.88%	2.14
414	17	24	40	52	-23.08%	24	17	41.18%	25	10	150.00%	\$535,000	\$425,000	25.88%	1.60
415	2	3	3	6	-50.00%	4	4	0.00%	0	2	-100.00%	\$0	\$430,000	-100.00%	0.00
416	7	11	8	13	-38.46%	2	8	-75.00%	2	6	-66.67%	\$374,500	\$294,500	27.16%	4.00
417	6	9	4	7	-42.86%	5	7	-28.57%	4	5	-20.00%	\$427,500	\$375,000	14.00%	1.00
418	8	5	7	5	40.00%	5	9	-44.44%	3	10	-70.00%	\$333,500	\$298,500	11.73%	2.33
419	4	10	10	19	-47.37%	1	10	-90.00%	5	4	25.00%	\$520,000	\$582,450	-10.72%	2.00
420	16	18	33	37	-10.81%	12	19	-36.84%	10	10	0.00%	\$545,000	\$577,500	-5.63%	3.30
All Cowl Co	119	160	190	240	-20.83%	117	162	-27.78%	97	127	-23.62%	\$413,000	\$381,000	8.40%	1.96

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CONDO ONLY	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Aug 2023	New Aug 2022	Ttl Active Aug 2023	Ttl Active Aug 2022	% Change, Ttl Active	Pending Aug 2023	Pending Aug 2022	% Change, Pending	Closed Aug 2023	Closed Aug 2022	% Change, Closed	Median \$, Aug 2023	Median \$, Aug 2022	% Change, Median Price	Months of Inventory
401	0	0	2	0	0.00%	0	0	0.00%	0	1	-100.00%	\$0	\$349,900	-100.00%	0.00
402	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
403	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
404	1	0	1	0	0.00%	0	0	0.00%	1	0	0.00%	\$179,900	\$0	0.00%	1.00
405	1	0	2	1	100.00%	1	1	0.00%	0	1	-100.00%	\$0	\$179,000	-100.00%	0.00
406	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
407	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
408	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
409	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
410	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
411	1	0	1	0	0.00%	1	0	0.00%	1	0	0.00%	\$398,000	\$0	0.00%	1.00
412	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
414	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
415	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
416	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
417	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
418	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
419	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
420	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
All Cowl Co	3	0	6	1	500.00%	2	1	100.00%	2	2	0.00%	\$288,950	\$264,450	9.26%	3.00