

Recaps - Northwest MLS (RESIDENTIAL + CONDO)

NOVEMBER 2023

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Nov 2023	New Nov 2022	Ttl Active Nov 2023	Ttl Active Nov 2022	% Change, Ttl Active	Pending Nov 2023	Pending Nov 2022	% Change, Pending	Closed Nov 2023	Closed Nov 2022	% Change, Closed	Median \$, Nov 2023	Median \$, Nov 2022	% Change, Median Price	Months of Inventory
King	1,513	1,664	2,833	3,599	-21.28%	1,547	1,615	-4.21%	1,474	1,657	-11.04%	\$799,925	\$750,000	6.66%	1.92
Snohomish	632	698	942	1,452	-35.12%	708	773	-8.41%	621	768	-19.14%	\$703,635	\$677,475	3.86%	1.52
Pierce	742	766	1,468	1,903	-22.86%	710	830	-14.46%	626	877	-28.62%	\$529,500	\$517,500	2.32%	2.35
Kitsap	238	268	518	577	-10.23%	237	303	-21.78%	268	296	-9.46%	\$547,400	\$505,471	8.30%	1.93
Mason	69	73	217	221	-1.81%	71	83	-14.46%	72	93	-22.58%	\$405,000	\$400,000	1.25%	3.01
Skagit	92	109	231	293	-21.16%	96	115	-16.52%	90	118	-23.73%	\$572,500	\$489,500	16.96%	2.57
Grays Harbor	92	87	362	339	6.78%	74	113	-34.51%	73	87	-16.09%	\$360,000	\$325,000	10.77%	4.96
Lewis	97	64	272	274	-0.73%	73	96	-23.96%	76	91	-16.48%	\$400,000	\$382,000	4.71%	3.58
Cowlitz	89	77	203	236	-13.98%	79	81	-2.47%	78	80	-2.50%	\$392,000	\$370,450	5.82%	2.60
Grant	69	59	226	224	0.89%	57	54	5.56%	75	74	1.35%	\$327,999	\$307,441	6.69%	3.01
Thurston	208	238	445	568	-21.65%	237	263	-9.89%	237	261	-9.20%	\$514,990	\$465,000	10.75%	1.88
San Juan	14	12	92	99	-7.07%	13	15	-13.33%	17	12	41.67%	\$975,000	\$1,185,000	-17.72%	5.41
Island	84	79	204	259	-21.24%	90	90	0.00%	73	83	-12.05%	\$564,950	\$525,000	7.61%	2.79
Kittitas	45	50	219	202	8.42%	64	38	68.42%	49	45	8.89%	\$620,000	\$510,000	21.57%	4.47
Jefferson	40	36	100	85	17.65%	42	32	31.25%	33	46	-28.26%	\$689,990	\$560,000	23.21%	3.03
Okanogan	27	16	165	150	10.00%	26	23	13.04%	29	28	3.57%	\$350,000	\$315,000	11.11%	5.69
Whatcom	174	213	531	577	-7.97%	181	213	-15.02%	161	208	-22.60%	\$599,000	\$535,000	11.96%	3.30
Clark	63	69	150	145	3.45%	54	71	-23.94%	38	56	-32.14%	\$487,500	\$491,500	-0.81%	3.95
Pacific	43	28	142	148	-4.05%	32	36	-11.11%	31	38	-18.42%	\$349,000	\$298,750	16.82%	4.58
Ferry	0	5	20	22	-9.09%	2	2	0.00%	6	3	100.00%	\$313,750	\$300,000	4.58%	3.33
Clallam	52	72	136	167	-18.56%	66	75	-12.00%	50	62	-19.35%	\$503,750	\$429,950	17.16%	2.72
Chelan	70	53	217	210	3.33%	67	63	6.35%	62	78	-20.51%	\$515,250	\$554,200	-7.03%	3.50
Douglas	32	29	89	100	-11.00%	33	20	65.00%	17	34	-50.00%	\$540,000	\$424,150	27.31%	5.24
Adams	8	8	45	58	-22.41%	9	6	50.00%	10	6	66.67%	\$221,500	\$288,000	-23.09%	4.50
Walla Walla	49	63	120	126	-4.76%	61	50	22.00%	50	39	28.21%	\$391,000	\$420,000	-6.90%	2.40
Columbia	2	4	18	29	-37.93%	2	4	-50.00%	2	3	-33.33%	\$556,500	\$200,000	178.25%	9.00
Others	51	50	212	182	16.48%	47	42	11.90%	49	51	-3.92%	\$360,175	\$405,000	-11.07%	4.33
<b>Total</b>	<b>4,595</b>	<b>4,890</b>	<b>10,177</b>	<b>12,245</b>	<b>-16.89%</b>	<b>4,678</b>	<b>5,106</b>	<b>-8.38%</b>	<b>4,367</b>	<b>5,194</b>	<b>-15.92%</b>	<b>\$601,342</b>	<b>\$575,000</b>	<b>4.58%</b>	<b>2.33</b>

Breakouts for Residential Only (Single Family Homes) and Condominium Only appear on next page  
 Months of Inventory calculated using Total Active divided by Total Sold for current month.

## Recaps - Northwest MLS (RESIDENTIAL ONLY)

NOVEMBER 2023

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Nov 2023	New Nov 2022	Ttl Active Nov 2023	Ttl Active Nov 2022	% Change, Ttl Active	Pending Nov 2023	Pending Nov 2022	% Change, Pending	Closed Nov 2023	Closed Nov 2022	% Change, Closed	Median \$, Nov 2023	Median \$, Nov 2022	% Change, Median Price	Months of Inventory
King	1,128	1,269	1,889	2,694	-29.88%	1,171	1,243	-5.79%	1,139	1,312	-13.19%	\$885,500	\$827,000	7.07%	1.66
Snohomish	522	579	789	1,236	-36.17%	588	651	-9.68%	525	637	-17.58%	\$725,000	\$700,000	3.57%	1.50
Pierce	674	712	1,329	1,769	-24.87%	655	789	-16.98%	583	820	-28.90%	\$539,950	\$525,000	2.85%	2.28
Kitsap	228	257	496	547	-9.32%	222	291	-23.71%	253	286	-11.54%	\$549,950	\$505,471	8.80%	1.96
Mason	69	72	215	218	-1.38%	71	82	-13.41%	72	93	-22.58%	\$405,000	\$400,000	1.25%	2.99
Skagit	85	101	220	276	-20.29%	90	108	-16.67%	88	114	-22.81%	\$575,000	\$494,000	16.40%	2.50
Grays Harbor	90	84	337	321	4.98%	72	108	-33.33%	70	81	-13.58%	\$362,500	\$328,900	10.22%	4.81
Lewis	97	64	272	274	-0.73%	73	96	-23.96%	76	91	-16.48%	\$400,000	\$382,000	4.71%	3.58
Cowlitz	87	77	199	234	-14.96%	78	80	-2.50%	77	79	-2.53%	\$399,000	\$365,900	9.05%	2.58
Grant	66	59	220	218	0.92%	57	54	5.56%	74	74	0.00%	\$330,436	\$307,441	7.48%	2.97
Thurston	190	231	422	546	-22.71%	224	259	-13.51%	215	251	-14.34%	\$529,900	\$474,990	11.56%	1.96
San Juan	12	10	86	96	-10.42%	13	12	8.33%	16	12	33.33%	\$987,500	\$1,185,000	-16.67%	5.38
Island	78	72	193	243	-20.58%	85	83	2.41%	67	78	-14.10%	\$584,000	\$532,500	9.67%	2.88
Kittitas	45	49	196	187	4.81%	63	37	70.27%	47	44	6.82%	\$635,000	\$544,500	16.62%	4.17
Jefferson	38	35	97	80	21.25%	41	31	32.26%	30	45	-33.33%	\$713,677	\$565,000	26.31%	3.23
Okanogan	27	16	159	146	8.90%	26	23	13.04%	29	28	3.57%	\$350,000	\$315,000	11.11%	5.48
Whatcom	146	187	442	515	-14.17%	155	185	-16.22%	138	179	-22.91%	\$623,500	\$560,000	11.34%	3.20
Clark	57	65	136	136	0.00%	50	63	-20.63%	36	53	-32.08%	\$495,000	\$495,000	0.00%	3.78
Pacific	40	26	131	143	-8.39%	28	36	-22.22%	30	38	-21.05%	\$354,500	\$298,750	18.66%	4.37
Ferry	0	5	20	22	-9.09%	2	2	0.00%	6	3	100.00%	\$313,750	\$300,000	4.58%	3.33
Clallam	52	71	130	165	-21.21%	65	71	-8.45%	50	60	-16.67%	\$503,750	\$429,975	17.16%	2.60
Chelan	63	51	199	192	3.65%	61	62	-1.61%	54	69	-21.74%	\$529,750	\$560,000	-5.40%	3.69
Douglas	32	29	84	95	-11.58%	33	20	65.00%	17	33	-48.48%	\$540,000	\$432,500	24.86%	4.94
Adams	8	8	45	58	-22.41%	9	6	50.00%	10	6	66.67%	\$221,500	\$288,000	-23.09%	4.50
Walla Walla	47	63	112	124	-9.68%	61	50	22.00%	49	38	28.95%	\$392,000	\$422,500	-7.22%	2.29
Columbia	2	4	18	29	-37.93%	2	4	-50.00%	2	3	-33.33%	\$556,500	\$200,000	178.25%	9.00
Others	50	47	207	180	15.00%	47	41	14.63%	48	49	-2.04%	\$348,587	\$405,000	-13.93%	4.31
<b>Total</b>	<b>3,933</b>	<b>4,243</b>	<b>8,643</b>	<b>10,744</b>	<b>-19.56%</b>	<b>4,042</b>	<b>4,487</b>	<b>-9.92%</b>	<b>3,801</b>	<b>4,576</b>	<b>-16.94%</b>	<b>\$625,000</b>	<b>\$596,500</b>	<b>4.78%</b>	<b>2.27</b>

Recaps - Northwest MLS (CONDO ONLY)

NOVEMBER 2023

County	LISTINGS					PENDING SALES			CLOSED SALES						
	New Nov 2023	New Nov 2022	Ttl Active Nov 2023	Ttl Active Nov 2022	% Change, Ttl Active	Pending Nov 2023	Pending Nov 2022	% Change, Pending	Closed Nov 2023	Closed Nov 2022	% Change, Closed	Median \$, Nov 2023	Median \$, Nov 2022	% Change, Median Price	Months of Inventory
King	385	395	944	905	4.31%	376	372	1.08%	335	345	-2.90%	\$485,000	\$468,000	3.63%	2.82
Snohomish	110	119	153	216	-29.17%	120	122	-1.64%	96	131	-26.72%	\$521,209	\$507,500	2.70%	1.59
Pierce	68	54	139	134	3.73%	55	41	34.15%	43	57	-24.56%	\$393,000	\$408,000	-3.68%	3.23
Kitsap	10	11	22	30	-26.67%	15	12	25.00%	15	10	50.00%	\$470,000	\$612,500	-23.27%	1.47
Mason	0	1	2	3	-33.33%	0	1	-100.00%	0	0	N/A	\$0	\$0	N/A	0.00
Skagit	7	8	11	17	-35.29%	6	7	-14.29%	2	4	-50.00%	\$460,000	\$382,500	20.26%	5.50
Grays Harbor	2	3	25	18	38.89%	2	5	-60.00%	3	6	-50.00%	\$180,000	\$232,100	-22.45%	8.33
Lewis	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Cowlitz	2	0	4	2	100.00%	1	1	0.00%	1	1	0.00%	\$359,000	\$379,000	-5.28%	4.00
Grant	3	0	6	6	0.00%	0	0	N/A	1	0	N/A	\$235,000	\$0	N/A	6.00
Thurston	18	7	23	22	4.55%	13	4	225.00%	22	10	120.00%	\$366,950	\$335,000	9.54%	1.05
San Juan	2	2	6	3	100.00%	0	3	-100.00%	1	0	N/A	\$490,000	\$0	N/A	6.00
Island	6	7	11	16	-31.25%	5	7	-28.57%	6	5	20.00%	\$382,500	\$295,000	29.66%	1.83
Kittitas	0	1	23	15	53.33%	1	1	0.00%	2	1	100.00%	\$390,000	\$342,085	14.01%	11.50
Jefferson	2	1	3	5	-40.00%	1	1	0.00%	3	1	200.00%	\$332,500	\$398,500	-16.56%	1.00
Okanogan	0	0	6	4	50.00%	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Whatcom	28	26	89	62	43.55%	26	28	-7.14%	23	29	-20.69%	\$409,000	\$340,000	20.29%	3.87
Clark	6	4	14	9	55.56%	4	8	-50.00%	2	3	-33.33%	\$305,750	\$365,000	-16.23%	7.00
Pacific	3	2	11	5	120.00%	4	0	N/A	1	0	N/A	\$42,000	\$0	N/A	11.00
Ferry	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Clallam	0	1	6	2	200.00%	1	4	-75.00%	0	2	-100.00%	\$0	\$237,475	-100.00%	0.00
Chelan	7	2	18	18	0.00%	6	1	500.00%	8	9	-11.11%	\$395,000	\$475,000	-16.84%	2.25
Douglas	0	0	5	5	0.00%	0	0	N/A	0	1	-100.00%	\$0	\$235,000	-100.00%	0.00
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	8	2	300.00%	0	0	N/A	1	1	0.00%	\$320,000	\$205,000	56.10%	8.00
Columbia	0	0	0	0	N/A	0	0	N/A	0	0	N/A	\$0	\$0	N/A	0.00
Others	1	3	5	2	150.00%	0	1	-100.00%	1	2	-50.00%	\$525,000	\$412,000	27.43%	5.00
<b>Total</b>	<b>662</b>	<b>647</b>	<b>1,534</b>	<b>1,501</b>	<b>2.20%</b>	<b>636</b>	<b>619</b>	<b>2.75%</b>	<b>566</b>	<b>618</b>	<b>-8.41%</b>	<b>\$457,000</b>	<b>\$438,500</b>	<b>4.22%</b>	<b>2.71</b>