

Breakouts: COWLITZ MAP AREAS						Northwest Multiple Listing Service - August 2024									
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Aug 2024	New Aug 2023	Ttl Active Aug 2024	Ttl Active Aug 2023	% Change, Ttl Active	Pending Aug 2024	Pending Aug 2023	% Change, Pending	Closed Aug 2024	Closed Aug 2023	% Change, Closed	Median \$, Aug 2024	Median \$, Aug 2023	% Change, Median Price	Months of Inventory
401	3	3	7	5	40.00%	5	3	66.67%	3	1	200.00%	\$406,000	\$333,900	21.59%	2.33
402	4	4	10	5	100.00%	3	6	-50.00%	9	2	350.00%	\$315,000	\$302,500	4.13%	1.11
403	3	9	6	10	-40.00%	3	8	-62.50%	5	2	150.00%	\$329,000	\$294,950	11.54%	1.20
404	3	3	7	4	75.00%	5	2	150.00%	0	5	-100.00%	\$0	\$320,000	-100.00%	0.00
405	7	7	13	11	18.18%	5	8	-37.50%	4	5	-20.00%	\$330,000	\$374,900	-11.98%	3.25
406	7	8	15	11	36.36%	5	7	-28.57%	4	6	-33.33%	\$275,500	\$552,500	-50.14%	3.75
407	3	4	10	6	66.67%	1	1	0.00%	3	0	0.00%	\$436,000	\$0	0.00%	3.33
408	6	4	6	6	0.00%	2	2	0.00%	7	5	40.00%	\$430,000	\$365,000	17.81%	0.86
409	3	2	7	10	-30.00%	5	1	400.00%	7	2	250.00%	\$525,000	\$498,500	5.32%	1.00
410	13	4	18	4	350.00%	7	8	-12.50%	5	6	-16.67%	\$380,000	\$352,000	7.95%	3.60
411	13	11	15	4	275.00%	10	12	-16.67%	5	9	-44.44%	\$425,000	\$413,000	2.91%	3.00
412	11	3	22	15	46.67%	5	8	-37.50%	11	7	57.14%	\$430,900	\$459,900	-6.31%	2.00
414	31	17	51	40	27.50%	26	24	8.33%	15	25	-40.00%	\$537,000	\$535,000	0.37%	3.40
415	0	2	1	3	-66.67%	2	4	-50.00%	2	0	0.00%	\$467,500	\$0	0.00%	0.50
416	1	7	6	8	-25.00%	3	2	50.00%	4	2	100.00%	\$353,500	\$374,500	-5.61%	1.50
417	7	6	14	4	250.00%	2	5	-60.00%	4	4	0.00%	\$339,500	\$427,500	-20.58%	3.50
418	8	8	6	7	-14.29%	5	5	0.00%	1	3	-66.67%	\$275,000	\$333,500	-17.54%	6.00
419	6	4	16	10	60.00%	6	1	500.00%	3	5	-40.00%	\$447,750	\$520,000	-13.89%	5.33
420	15	16	42	33	27.27%	21	12	75.00%	18	10	80.00%	\$493,500	\$545,000	-9.45%	2.33
All Cowl Co	144	122	272	196	38.78%	121	119	1.68%	110	99	11.11%	\$412,500	\$410,000	0.61%	2.47

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RES ONLY	LISTINGS					PENDING SALES			CLOSED SALES							
Map Area	New Aug 2024	New Aug 2023	Ttl Active Aug 2024	Ttl Active Aug 2023	% Change, Ttl Active	Pending Aug 2024	Pending Aug 2023	% Change, Pending	Closed Aug 2024	Closed Aug 2023	% Change, Closed	Median \$, Aug 2024	Median \$, Aug 2023	% Change, Median Price	Months of Inventory	
401	3	3	5	3	66.67%	4	3	33.33%	3	1	200.00%	\$406,000	\$333,900	21.59%	1.67	
402	4	4	10	5	100.00%	3	6	-50.00%	9	2	350.00%	\$315,000	\$302,500	4.13%	1.11	
403	3	9	6	10	-40.00%	3	8	-62.50%	5	2	150.00%	\$329,000	\$294,950	11.54%	1.20	
404	3	2	5	3	66.67%	5	2	150.00%	0	4	-100.00%	\$0	\$337,500	-100.00%	0.00	
405	7	6	12	9	33.33%	4	7	-42.86%	3	5	-40.00%	\$360,000	\$374,900	-3.97%	4.00	
406	7	8	15	11	36.36%	5	7	-28.57%	4	6	-33.33%	\$275,500	\$552,500	-50.14%	3.75	
407	3	4	10	6	66.67%	1	1	0.00%	3	0	0.00%	\$436,000	\$0	0.00%	3.33	
408	6	4	6	6	0.00%	2	2	0.00%	7	5	40.00%	\$430,000	\$365,000	17.81%	0.86	
409	3	2	7	10	-30.00%	5	1	400.00%	7	2	250.00%	\$525,000	\$498,500	5.32%	1.00	
410	13	4	17	4	325.00%	7	8	-12.50%	5	6	-16.67%	\$380,000	\$352,000	7.95%	3.40	
411	11	10	13	3	333.33%	8	11	-27.27%	5	8	-37.50%	\$425,000	\$414,000	2.66%	2.60	
412	11	3	22	15	46.67%	5	8	-37.50%	11	7	57.14%	\$430,900	\$459,900	-6.31%	2.00	
414	31	17	51	40	27.50%	26	24	8.33%	15	25	-40.00%	\$537,000	\$535,000	0.37%	3.40	
415	0	2	1	3	-66.67%	2	4	-50.00%	2	0	0.00%	\$467,500	\$0	0.00%	0.50	
416	1	7	6	8	-25.00%	3	2	50.00%	4	2	100.00%	\$353,500	\$374,500	-5.61%	1.50	
417	7	6	14	4	250.00%	2	5	-60.00%	4	4	0.00%	\$339,500	\$427,500	-20.58%	3.50	
418	8	8	6	7	-14.29%	5	5	0.00%	1	3	-66.67%	\$275,000	\$333,500	-17.54%	6.00	
419	6	4	16	10	60.00%	6	1	500.00%	3	5	-40.00%	\$447,750	\$520,000	-13.89%	5.33	
420	15	16	42	33	27.27%	21	12	75.00%	18	10	80.00%	\$493,500	\$545,000	-9.45%	2.33	
All Cowl Co	142	119	264	190	38.95%	117	117	0.00%	109	97	12.37%	\$415,000	\$413,000	0.48%	2.42	

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Map Area	New Aug 2024	New Aug 2023	Ttl Active Aug 2024	Ttl Active Aug 2023	% Change, Ttl Active	Pending Aug 2024	Pending Aug 2023	% Change, Pending	Closed Aug 2024	Closed Aug 2023	% Change, Closed	Median \$, Aug 2024	Median \$, Aug 2023	% Change, Median Price	Months of Inventory
401	0	0	2	2	0.00%	1	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	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	0	1	2	1	100.00%	0	0	0.00%	0	1	-100.00%	\$0	\$179,900	-100.00%	0.00
405	0	1	1	2	-50.00%	1	1	0.00%	1	0	0.00%	\$160,000	\$0	0.00%	1.00
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	1	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
411	2	1	2	1	100.00%	2	1	100.00%	0	1	-100.00%	\$0	\$398,000	-100.00%	0.00
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	2	3	8	6	33.33%	4	2	100.00%	1	2	-50.00%	\$160,000	\$288,950	-44.63%	8.00