

Breakouts: KING MAP AREAS						Northwest Multiple Listing Service - October 2025									
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Oct 2025	New Oct 2024	Ttl Active Oct 2025	Ttl Active Oct 2024	% Change, Ttl Active	Pending Oct 2025	Pending Oct 2024	% Change, Pending	Closed Oct 2025	Closed Oct 2024	% Change, Closed	Median \$, Oct 2025	Median \$, Oct 2024	% Change, Median Price	Months of Inventory
100	38	27	48	48	0.00%	46	27	70.37%	36	35	2.86%	\$613,000	\$675,000	-9.19%	1.33
110	67	88	127	139	-8.63%	76	67	13.43%	59	56	5.36%	\$625,000	\$589,495	6.02%	2.15
120	54	63	96	104	-7.69%	56	63	-11.11%	39	54	-27.78%	\$585,000	\$644,500	-9.23%	2.46
130	113	107	189	206	-8.25%	107	99	8.08%	82	94	-12.77%	\$642,500	\$640,500	0.31%	2.30
SW King	272	285	460	497	-7.44%	285	256	11.33%	216	239	-9.62%	\$610,000	\$630,000	-3.17%	2.13
300	27	16	64	29	120.69%	21	32	-34.38%	28	20	40.00%	\$620,000	\$724,925	-14.47%	2.29
310	65	78	159	130	22.31%	95	87	9.20%	63	75	-16.00%	\$575,000	\$585,000	-1.71%	2.52
320	91	98	223	148	50.68%	81	92	-11.96%	82	83	-1.20%	\$725,000	\$738,922	-1.88%	2.72
330	131	127	240	197	21.83%	113	133	-15.04%	103	102	0.98%	\$645,000	\$645,000	0.00%	2.33
340	70	85	132	119	10.92%	59	78	-24.36%	64	67	-4.48%	\$716,500	\$655,000	9.39%	2.06
350	74	69	151	102	48.04%	49	73	-32.88%	60	74	-18.92%	\$842,250	\$950,000	-11.34%	2.52
360	33	34	74	56	32.14%	16	27	-40.74%	9	25	-64.00%	\$795,000	\$725,000	9.66%	8.22
SE King	491	507	1,043	781	33.55%	434	522	-16.86%	409	446	-8.30%	\$680,000	\$687,900	-1.15%	2.55
140	158	165	284	272	4.41%	138	139	-0.72%	132	132	0.00%	\$825,000	\$805,000	2.48%	2.15
380	86	83	149	135	10.37%	47	63	-25.40%	44	62	-29.03%	\$760,000	\$750,000	1.33%	3.39
385	52	41	102	92	10.87%	33	39	-15.38%	32	29	10.34%	\$703,000	\$620,000	13.39%	3.19
390	206	199	447	375	19.20%	115	131	-12.21%	104	132	-21.21%	\$1,050,000	\$949,000	10.64%	4.30
700	148	98	273	227	20.26%	95	84	13.10%	93	89	4.49%	\$1,120,000	\$1,200,000	-6.67%	2.94
701	65	73	241	215	12.09%	41	53	-22.64%	42	29	44.83%	\$622,500	\$500,000	24.50%	5.74
705	330	289	505	411	22.87%	212	208	1.92%	191	215	-11.16%	\$971,000	\$885,000	9.72%	2.64
710	175	148	297	232	28.02%	114	127	-10.24%	117	128	-8.59%	\$963,000	\$995,000	-3.22%	2.54
Seattle	1,220	1,096	2,298	1,959	17.30%	795	844	-5.81%	755	816	-7.48%	\$899,000	\$874,475	2.80%	3.04
715	42	57	68	86	-20.93%	42	48	-12.50%	35	56	-37.50%	\$810,000	\$807,500	0.31%	1.94
720	50	50	66	62	6.45%	38	48	-20.83%	31	36	-13.89%	\$870,000	\$875,000	-0.57%	2.13
N. King	92	107	134	148	-9.46%	80	96	-16.67%	66	92	-28.26%	\$843,500	\$825,000	2.24%	2.03
500	95	101	200	114	75.44%	69	96	-28.13%	89	83	7.23%	\$1,515,000	\$1,410,000	7.45%	2.25
510	20	16	50	41	21.95%	19	22	-13.64%	32	32	0.00%	\$2,465,000	\$2,072,500	18.94%	1.56
520	71	80	187	134	39.55%	30	58	-48.28%	33	31	6.45%	\$1,997,000	\$2,410,000	-17.14%	5.67
530	114	104	184	133	38.35%	84	80	5.00%	97	79	22.78%	\$1,480,000	\$1,450,000	2.07%	1.90
540	163	119	285	170	67.65%	104	131	-20.61%	131	158	-17.09%	\$1,280,000	\$1,352,500	-5.36%	2.18
550	83	67	167	101	65.35%	68	72	-5.56%	63	82	-23.17%	\$1,355,000	\$1,300,000	4.23%	2.65
560	140	134	260	171	52.05%	99	106	-6.60%	88	89	-1.12%	\$1,532,500	\$1,620,000	-5.40%	2.95
600	181	203	423	275	53.82%	144	190	-24.21%	149	146	2.05%	\$1,082,000	\$1,150,034	-5.92%	2.84
Eastside	867	824	1,756	1,139	54.17%	617	755	-18.28%	682	700	-2.57%	\$1,375,000	\$1,350,000	1.85%	2.57
800	11	12	28	28	0.00%	17	15	13.33%	16	10	60.00%	\$918,250	\$745,000	23.26%	1.75
Vashon	11	12	28	28	0.00%	17	15	13.33%	16	10	60.00%	\$918,250	\$745,000	23.26%	1.75
ALL King Co	2,953	2,831	5,719	4,552	25.64%	2,228	2,488	-10.45%	2,144	2,303	-6.90%	\$887,300	\$865,000	2.58%	2.67

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100	33	27	43	46	-6.52%	45	27	66.67%	36	35	2.86%	\$613,000	\$675,000	-9.19%	1.19
110	50	63	89	92	-3.26%	58	57	1.75%	48	44	9.09%	\$649,975	\$627,500	3.58%	1.85
120	39	40	61	71	-14.08%	44	45	-2.22%	31	39	-20.51%	\$588,000	\$684,950	-14.15%	1.97
130	93	90	136	147	-7.48%	90	86	4.65%	68	79	-13.92%	\$680,000	\$670,000	1.49%	2.00
SW King	215	220	329	356	-7.58%	237	215	10.23%	183	197	-7.11%	\$645,000	\$664,000	-2.86%	1.80
300	22	16	57	29	96.55%	21	32	-34.38%	27	20	35.00%	\$625,000	\$724,925	-13.78%	2.11
310	57	72	140	113	23.89%	77	86	-10.47%	54	72	-25.00%	\$617,500	\$597,500	3.35%	2.59
320	87	88	212	135	57.04%	80	88	-9.09%	78	80	-2.50%	\$732,500	\$749,322	-2.24%	2.72
330	113	101	193	151	27.81%	90	110	-18.18%	78	85	-8.24%	\$700,000	\$679,950	2.95%	2.47
340	50	63	93	84	10.71%	46	66	-30.30%	50	49	2.04%	\$760,000	\$721,000	5.41%	1.86
350	60	64	116	88	31.82%	39	71	-45.07%	52	71	-26.76%	\$867,500	\$990,000	-12.37%	2.23
360	27	30	63	46	36.96%	14	25	-44.00%	9	22	-59.09%	\$795,000	\$750,000	6.00%	7.00
SE King	416	434	874	646	35.29%	367	478	-23.22%	348	399	-12.78%	\$728,375	\$720,000	1.16%	2.51
140	124	127	197	188	4.79%	110	113	-2.65%	104	105	-0.95%	\$912,500	\$850,000	7.35%	1.89
380	73	69	118	113	4.42%	45	56	-19.64%	41	60	-31.67%	\$766,000	\$767,500	-0.20%	2.88
385	45	36	81	69	17.39%	27	34	-20.59%	31	25	24.00%	\$715,000	\$663,000	7.84%	2.61
390	113	106	220	172	27.91%	68	81	-16.05%	76	83	-8.43%	\$1,159,475	\$1,125,000	3.06%	2.89
700	88	62	129	106	21.70%	63	53	18.87%	67	60	11.67%	\$1,395,000	\$1,339,500	4.14%	1.93
701	0	1	0	1	-100.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
705	250	218	363	273	32.97%	163	163	0.00%	156	169	-7.69%	\$1,044,500	\$949,000	10.06%	2.33
710	138	112	189	150	26.00%	96	104	-7.69%	88	104	-15.38%	\$1,100,000	\$1,057,500	4.02%	2.15
Seattle	831	731	1,297	1,072	20.99%	572	604	-5.30%	563	606	-7.10%	\$1,049,999	\$972,500	7.97%	2.30
715	38	42	53	49	8.16%	37	44	-15.91%	29	47	-38.30%	\$848,000	\$830,000	2.17%	1.83
720	42	42	49	47	4.26%	33	42	-21.43%	27	30	-10.00%	\$900,000	\$897,500	0.28%	1.81
N. King	80	84	102	96	6.25%	70	86	-18.60%	56	77	-27.27%	\$872,000	\$858,000	1.63%	1.82
500	77	69	147	70	110.00%	64	71	-9.86%	79	67	17.91%	\$1,580,000	\$1,650,000	-4.24%	1.86
510	15	14	44	32	37.50%	16	20	-20.00%	29	29	0.00%	\$2,630,000	\$2,200,000	19.55%	1.52
520	33	32	102	70	45.71%	15	30	-50.00%	19	19	0.00%	\$3,250,000	\$3,450,000	-5.80%	5.37
530	85	59	104	57	82.46%	62	52	19.23%	71	66	7.58%	\$1,620,000	\$1,530,000	5.88%	1.46
540	131	87	214	105	103.81%	88	100	-12.00%	103	123	-16.26%	\$1,404,995	\$1,528,000	-8.05%	2.08
550	59	47	127	76	67.11%	53	53	0.00%	43	59	-27.12%	\$1,500,000	\$1,600,000	-6.25%	2.95
560	94	92	163	98	66.33%	64	68	-5.88%	48	49	-2.04%	\$2,070,809	\$1,990,000	4.06%	3.40
600	139	148	290	167	73.65%	104	147	-29.25%	107	115	-6.96%	\$1,230,000	\$1,210,000	1.65%	2.71
Eastside	633	548	1,191	675	76.44%	466	541	-13.86%	499	527	-5.31%	\$1,550,000	\$1,550,000	0.00%	2.39
800	11	10	28	25	12.00%	17	15	13.33%	16	9	77.78%	\$918,250	\$760,000	20.82%	1.75
Vashon	11	10	28	25	12.00%	17	15	13.33%	16	9	77.78%	\$918,250	\$760,000	20.82%	1.75
ALL King Co	2,186	2,027	3,821	2,870	33.14%	1,729	1,939	-10.83%	1,665	1,815	-8.26%	\$997,000	\$960,000	3.85%	2.29

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100	5	0	5	2	150.00%	1	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
110	17	25	38	47	-19.15%	18	10	80.00%	11	12	-8.33%	\$250,000	\$311,500	-19.74%	3.45
120	15	23	35	33	6.06%	12	18	-33.33%	8	15	-46.67%	\$532,475	\$435,000	22.41%	4.38
130	20	17	53	59	-10.17%	17	13	30.77%	14	15	-6.67%	\$387,500	\$341,500	13.47%	3.79
SW King	57	65	131	141	-7.09%	48	41	17.07%	33	42	-21.43%	\$305,000	\$367,500	-17.01%	3.97
300	5	0	7	0	0.00%	0	0	0.00%	1	0	0.00%	\$283,000	\$0	0.00%	7.00
310	8	6	19	17	11.76%	18	1	1700.00%	9	3	200.00%	\$329,500	\$331,000	-0.45%	2.11
320	4	10	11	13	-15.38%	1	4	-75.00%	4	3	33.33%	\$477,500	\$566,000	-15.64%	2.75
330	18	26	47	46	2.17%	23	23	0.00%	25	17	47.06%	\$376,000	\$391,950	-4.07%	1.88
340	20	22	39	35	11.43%	13	12	8.33%	14	18	-22.22%	\$311,500	\$377,500	-17.48%	2.79
350	14	5	35	14	150.00%	10	2	400.00%	8	3	166.67%	\$372,500	\$465,000	-19.89%	4.38
360	6	4	11	10	10.00%	2	2	0.00%	0	3	-100.00%	\$0	\$330,000	-100.00%	0.00
SE King	75	73	169	135	25.19%	67	44	52.27%	61	47	29.79%	\$365,000	\$391,950	-6.88%	2.77
140	34	38	87	84	3.57%	28	26	7.69%	28	27	3.70%	\$657,500	\$605,000	8.68%	3.11
380	13	14	31	22	40.91%	2	7	-71.43%	3	2	50.00%	\$365,000	\$391,125	-6.68%	10.33
385	7	5	21	23	-8.70%	6	5	20.00%	1	4	-75.00%	\$599,950	\$377,500	58.93%	21.00
390	93	93	227	203	11.82%	47	50	-6.00%	28	49	-42.86%	\$418,000	\$480,000	-12.92%	8.11
700	60	36	144	121	19.01%	32	31	3.23%	26	29	-10.34%	\$556,115	\$675,000	-17.61%	5.54
701	65	72	241	214	12.62%	41	53	-22.64%	42	29	44.83%	\$622,500	\$500,000	24.50%	5.74
705	80	71	142	138	2.90%	49	45	8.89%	35	46	-23.91%	\$595,000	\$633,750	-6.11%	4.06
710	37	36	108	82	31.71%	18	23	-21.74%	29	24	20.83%	\$559,500	\$612,500	-8.65%	3.72
Seattle	389	365	1,001	887	12.85%	223	240	-7.08%	192	210	-8.57%	\$577,562	\$580,000	-0.42%	5.21
715	4	15	15	37	-59.46%	5	4	25.00%	6	9	-33.33%	\$475,000	\$455,000	4.40%	2.50
720	8	8	17	15	13.33%	5	6	-16.67%	4	6	-33.33%	\$449,000	\$407,500	10.18%	4.25
N. King	12	23	32	52	-38.46%	10	10	0.00%	10	15	-33.33%	\$475,000	\$425,000	11.76%	3.20
500	18	32	53	44	20.45%	5	25	-80.00%	10	16	-37.50%	\$460,000	\$610,000	-24.59%	5.30
510	5	2	6	9	-33.33%	3	2	50.00%	3	3	0.00%	\$517,500	\$650,000	-20.38%	2.00
520	38	48	85	64	32.81%	15	28	-46.43%	14	12	16.67%	\$933,500	\$1,297,500	-28.05%	6.07
530	29	45	80	76	5.26%	22	28	-21.43%	26	13	100.00%	\$710,000	\$650,000	9.23%	3.08
540	32	32	71	65	9.23%	16	31	-48.39%	28	35	-20.00%	\$590,000	\$675,000	-12.59%	2.54
550	24	20	40	25	60.00%	15	19	-21.05%	20	23	-13.04%	\$935,000	\$807,020	15.86%	2.00
560	46	42	97	73	32.88%	35	38	-7.89%	40	40	0.00%	\$1,224,500	\$937,444	30.62%	2.43
600	42	55	133	108	23.15%	40	43	-6.98%	42	31	35.48%	\$552,750	\$530,000	4.29%	3.17
Eastside	234	276	565	464	21.77%	151	214	-29.44%	183	173	5.78%	\$746,701	\$740,000	0.91%	3.09
800	0	2	0	3	-100.00%	0	0	0.00%	0	1	-100.00%	\$0	\$387,000	-100.00%	0.00
Vashon	0	2	0	3	-100.00%	0	0	0.00%	0	1	-100.00%	\$0	\$387,000	-100.00%	0.00
ALL King Co	767	804	1,898	1,682	12.84%	499	549	-9.11%	479	488	-1.84%	\$550,000	\$562,500	-2.22%	3.96