

Breakouts: KITSAP MAP AREAS									Northwest Multiple Listing Service - July 2026						
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Jul 2026	New Jul 2025	Ttl Active Jul 2026	Ttl Active Jul 2025	% Change, Ttl Active	Pending Jul 2026	Pending Jul 2025	% Change, Pending	Closed Jul 2026	Closed Jul 2025	% Change, Closed	Median \$, Jul 2026	Median \$, Jul 2025	% Change, Median Price	Months of Inventory
141	65	53	119	120	-0.83%	51	57	-10.53%	46	49	-6.12%	\$674,990	\$637,590	5.87%	2.59
142	36	34	46	48	-4.17%	23	25	-8.00%	19	25	-24.00%	\$570,000	\$699,900	-18.56%	2.42
143	34	29	65	43	51.16%	22	22	0.00%	30	33	-9.09%	\$498,550	\$487,900	2.18%	2.17
144	14	21	30	40	-25.00%	16	20	-20.00%	19	22	-13.64%	\$510,750	\$566,375	-9.82%	1.58
145	28	20	44	35	25.71%	26	12	116.67%	15	10	50.00%	\$595,000	\$622,500	-4.42%	2.93
146	12	10	26	24	8.33%	8	3	166.67%	8	7	14.29%	\$988,500	\$575,000	71.91%	3.25
147	36	34	67	54	24.07%	24	29	-17.24%	33	25	32.00%	\$582,500	\$635,000	-8.27%	2.03
148	64	49	91	67	35.82%	50	44	13.64%	39	36	8.33%	\$445,000	\$392,500	13.38%	2.33
149	23	48	33	52	-36.54%	20	35	-42.86%	28	22	27.27%	\$495,575	\$450,000	10.13%	1.18
150	33	35	51	51	0.00%	32	27	18.52%	31	31	0.00%	\$525,000	\$480,000	9.38%	1.65
161	9	4	22	17	29.41%	3	7	-57.14%	5	6	-16.67%	\$515,000	\$980,000	-47.45%	4.40
162	16	18	51	40	27.50%	6	10	-40.00%	15	17	-11.76%	\$838,000	\$627,500	33.55%	3.40
163	4	4	4	5	-20.00%	2	1	100.00%	2	3	-33.33%	\$625,000	\$475,000	31.58%	2.00
164	6	4	14	9	55.56%	2	7	-71.43%	4	7	-42.86%	\$575,000	\$620,000	-7.26%	3.50
165	23	27	38	43	-11.63%	17	21	-19.05%	17	5	240.00%	\$685,000	\$649,000	5.55%	2.24
166	39	26	54	55	-1.82%	26	20	30.00%	26	22	18.18%	\$630,000	\$684,500	-7.96%	2.08
167	6	4	12	9	33.33%	3	9	-66.67%	4	2	100.00%	\$1,135,000	\$623,500	82.04%	3.00
168	3	3	4	5	-20.00%	5	8	-37.50%	5	4	25.00%	\$695,000	\$492,500	41.12%	0.80
170	69	52	124	118	5.08%	38	49	-22.45%	46	38	21.05%	\$1,255,000	\$1,362,500	-7.89%	2.70
All Kits Co	520	475	895	835	7.19%	374	406	-7.88%	392	364	7.69%	\$589,250	\$580,000	1.59%	2.28

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RES ONLY	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Jul 2026	New Jul 2025	Ttl Active Jul 2026	Ttl Active Jul 2025	% Change, Ttl Active	Pending Jul 2026	Pending Jul 2025	% Change, Pending	Closed Jul 2026	Closed Jul 2025	% Change, Closed	Median \$, Jul 2026	Median \$, Jul 2025	% Change, Median Price	Months of Inventory
141	65	53	119	120	-0.83%	51	57	-10.53%	46	49	-6.12%	\$674,990	\$637,590	5.87%	2.59
142	36	34	46	48	-4.17%	23	25	-8.00%	19	25	-24.00%	\$570,000	\$699,900	-18.56%	2.42
143	33	28	62	40	55.00%	20	22	-9.09%	29	30	-3.33%	\$503,000	\$505,000	-0.40%	2.14
144	14	19	30	39	-23.08%	15	20	-25.00%	19	22	-13.64%	\$510,750	\$566,375	-9.82%	1.58
145	28	20	44	35	25.71%	26	12	116.67%	15	10	50.00%	\$595,000	\$622,500	-4.42%	2.93
146	12	9	25	22	13.64%	6	3	100.00%	8	6	33.33%	\$988,500	\$647,500	52.66%	3.13
147	36	33	64	53	20.75%	23	29	-20.69%	32	25	28.00%	\$583,700	\$635,000	-8.08%	2.00
148	62	46	81	55	47.27%	46	42	9.52%	36	30	20.00%	\$447,500	\$408,500	9.55%	2.25
149	21	42	27	39	-30.77%	19	29	-34.48%	26	21	23.81%	\$495,575	\$450,000	10.13%	1.04
150	33	32	48	49	-2.04%	31	26	19.23%	30	30	0.00%	\$535,000	\$482,500	10.88%	1.60
161	9	4	22	17	29.41%	3	7	-57.14%	5	6	-16.67%	\$515,000	\$980,000	-47.45%	4.40
162	14	17	41	38	7.89%	6	8	-25.00%	15	14	7.14%	\$838,000	\$697,500	20.14%	2.73
163	4	4	4	5	-20.00%	2	1	100.00%	2	3	-33.33%	\$625,000	\$475,000	31.58%	2.00
164	6	4	14	9	55.56%	2	7	-71.43%	4	7	-42.86%	\$575,000	\$620,000	-7.26%	3.50
165	23	26	37	43	-13.95%	17	20	-15.00%	17	5	240.00%	\$685,000	\$649,000	5.55%	2.18
166	37	23	51	52	-1.92%	24	18	33.33%	22	21	4.76%	\$682,500	\$690,000	-1.09%	2.32
167	6	4	12	9	33.33%	3	9	-66.67%	4	2	100.00%	\$1,135,000	\$623,500	82.04%	3.00
168	3	3	4	5	-20.00%	5	8	-37.50%	5	4	25.00%	\$695,000	\$492,500	41.12%	0.80
170	58	42	103	97	6.19%	30	43	-30.23%	38	35	8.57%	\$1,347,500	\$1,450,000	-7.07%	2.71
All Kits Co	500	443	834	775	7.61%	352	386	-8.81%	372	345	7.83%	\$595,000	\$599,000	-0.67%	2.24

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141	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
142	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
143	1	1	3	3	0.00%	2	0	0.00%	1	3	-66.67%	\$240,000	\$340,000	-29.41%	3.00
144	0	2	0	1	-100.00%	1	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
145	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
146	0	1	1	2	-50.00%	2	0	0.00%	0	1	-100.00%	\$0	\$295,000	-100.00%	0.00
147	0	1	3	1	200.00%	1	0	0.00%	1	0	0.00%	\$305,000	\$0	0.00%	3.00
148	2	3	10	12	-16.67%	4	2	100.00%	3	6	-50.00%	\$302,500	\$270,000	12.04%	3.33
149	2	6	6	13	-53.85%	1	6	-83.33%	2	1	100.00%	\$406,500	\$265,000	53.40%	3.00
150	0	3	3	2	50.00%	1	1	0.00%	1	1	0.00%	\$375,000	\$323,000	16.10%	3.00
161	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
162	2	1	10	2	400.00%	0	2	-100.00%	0	3	-100.00%	\$0	\$380,000	-100.00%	0.00
163	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
164	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
165	0	1	1	0	0.00%	0	1	-100.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
166	2	3	3	3	0.00%	2	2	0.00%	4	1	300.00%	\$258,000	\$272,000	-5.15%	0.75
167	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
168	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
170	11	10	21	21	0.00%	8	6	33.33%	8	3	166.67%	\$641,750	\$553,800	15.88%	2.63
All Kits Co	20	32	61	60	1.67%	22	20	10.00%	20	19	5.26%	\$350,000	\$323,000	8.36%	3.05