

Breakouts: THURSTON 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
440	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
441	19	17	39	37	5.41%	14	13	7.69%	14	7	100.00%	\$917,500	\$864,275	6.16%	2.79
442	16	17	30	32	-6.25%	14	10	40.00%	11	6	83.33%	\$549,000	\$814,621	-32.61%	2.73
443	45	50	109	93	17.20%	39	34	14.71%	26	39	-33.33%	\$540,000	\$550,000	-1.82%	4.19
444	39	36	75	63	19.05%	28	30	-6.67%	34	21	61.90%	\$556,000	\$530,000	4.91%	2.21
445	11	13	18	15	20.00%	2	13	-84.62%	5	11	-54.55%	\$765,000	\$916,500	-16.53%	3.60
446	60	52	119	72	65.28%	35	40	-12.50%	43	32	34.38%	\$625,000	\$602,975	3.65%	2.77
447	32	48	57	66	-13.64%	29	40	-27.50%	24	31	-22.58%	\$500,000	\$585,000	-14.53%	2.38
448	39	29	50	34	47.06%	41	27	51.85%	18	25	-28.00%	\$615,000	\$515,000	19.42%	2.78
449	17	14	37	27	37.04%	9	15	-40.00%	17	11	54.55%	\$690,000	\$645,000	6.98%	2.18
450	67	64	105	91	15.38%	46	46	0.00%	36	47	-23.40%	\$489,000	\$499,950	-2.19%	2.92
451	36	42	102	85	20.00%	25	41	-39.02%	39	37	5.41%	\$519,995	\$530,000	-1.89%	2.62
452	26	18	79	38	107.89%	10	20	-50.00%	15	18	-16.67%	\$475,000	\$451,500	5.20%	5.27
453	84	80	219	161	36.02%	63	59	6.78%	63	58	8.62%	\$480,000	\$505,000	-4.95%	3.48
454	27	31	66	62	6.45%	15	24	-37.50%	15	17	-11.76%	\$474,900	\$600,000	-20.85%	4.40
455	28	18	58	36	61.11%	11	16	-31.25%	14	6	133.33%	\$577,475	\$492,000	17.37%	4.14
All Thur Co	546	529	1,163	912	27.52%	381	428	-10.98%	374	366	2.19%	\$537,500	\$535,000	0.47%	3.11

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RES ONLY	LISTINGS					PENDING SALES			CLOSED SALES						
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440	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
441	19	17	39	36	8.33%	14	13	7.69%	14	7	100.00%	\$917,500	\$864,275	6.16%	2.79
442	16	17	30	32	-6.25%	14	10	40.00%	11	6	83.33%	\$549,000	\$814,621	-32.61%	2.73
443	44	47	106	88	20.45%	39	30	30.00%	24	38	-36.84%	\$552,500	\$557,000	-0.81%	4.42
444	33	33	66	54	22.22%	24	27	-11.11%	32	17	88.24%	\$568,500	\$542,000	4.89%	2.06
445	11	13	18	15	20.00%	2	13	-84.62%	5	10	-50.00%	\$765,000	\$955,750	-19.96%	3.60
446	60	52	119	71	67.61%	35	40	-12.50%	42	32	31.25%	\$632,500	\$602,975	4.90%	2.83
447	19	46	42	60	-30.00%	27	40	-32.50%	23	30	-23.33%	\$500,000	\$592,450	-15.60%	1.83
448	39	29	49	33	48.48%	39	27	44.44%	18	24	-25.00%	\$615,000	\$525,000	17.14%	2.72
449	16	14	32	27	18.52%	7	14	-50.00%	15	8	87.50%	\$695,000	\$739,750	-6.05%	2.13
450	65	60	100	85	17.65%	43	44	-2.27%	35	44	-20.45%	\$490,000	\$502,500	-2.49%	2.86
451	36	42	102	85	20.00%	25	41	-39.02%	39	37	5.41%	\$519,995	\$530,000	-1.89%	2.62
452	22	12	54	27	100.00%	8	17	-52.94%	13	15	-13.33%	\$542,000	\$525,000	3.24%	4.15
453	84	80	219	161	36.02%	63	59	6.78%	63	58	8.62%	\$480,000	\$505,000	-4.95%	3.48
454	27	31	66	62	6.45%	15	24	-37.50%	15	17	-11.76%	\$474,900	\$600,000	-20.85%	4.40
455	28	18	58	36	61.11%	11	16	-31.25%	14	6	133.33%	\$577,475	\$492,000	17.37%	4.14
All Thur Co	519	511	1,100	872	26.15%	366	415	-11.81%	363	349	4.01%	\$541,708	\$545,000	-0.60%	3.03

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440	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
441	0	0	0	1	-100.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
442	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
443	1	3	3	5	-40.00%	0	4	-100.00%	2	1	100.00%	\$254,975	\$404,000	-36.89%	1.50
444	6	3	9	9	0.00%	4	3	33.33%	2	4	-50.00%	\$347,475	\$244,500	42.12%	4.50
445	0	0	0	0	0.00%	0	0	0.00%	0	1	-100.00%	\$0	\$445,000	-100.00%	0.00
446	0	0	0	1	-100.00%	0	0	0.00%	1	0	0.00%	\$368,000	\$0	0.00%	0.00
447	13	2	15	6	150.00%	2	0	0.00%	1	1	0.00%	\$413,000	\$227,000	81.94%	15.00
448	0	0	1	1	0.00%	2	0	0.00%	0	1	-100.00%	\$0	\$455,000	-100.00%	0.00
449	1	0	5	0	0.00%	2	1	100.00%	2	3	-33.33%	\$407,500	\$315,000	29.37%	2.50
450	2	4	5	6	-16.67%	3	2	50.00%	1	3	-66.67%	\$235,000	\$315,000	-25.40%	5.00
451	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
452	4	6	25	11	127.27%	2	3	-33.33%	2	3	-33.33%	\$345,000	\$277,500	24.32%	12.50
453	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
454	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
455	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
All Thur Co	27	18	63	40	57.50%	15	13	15.38%	11	17	-35.29%	\$368,000	\$314,000	17.20%	5.73