

July 2026

Island County

Area Statistics Report for the Month of July
Active Listings Report - Residential

Area	New Listings				Total Active		Average Price				Median Price				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	66	52	368	366	175	128	\$1,039,670	\$1,043,608	\$1,086,958	\$1,057,481	\$849,000	\$867,000	\$925,000	\$899,970	71	70	69	65
811	51	63	342	333	130	146	\$1,220,488	\$1,655,989	\$1,498,589	\$1,670,196	\$912,475	\$907,000	\$897,500	\$897,750	74	78	74	82
812	30	27	179	132	78	50	\$972,278	\$1,039,105	\$910,849	\$997,730	\$737,459	\$757,500	\$699,000	\$775,000	70	80	68	92
813	59	70	392	421	145	107	\$737,984	\$766,704	\$774,621	\$727,140	\$599,950	\$629,950	\$649,900	\$629,500	78	60	75	55
Total	206	212	1,281	1,252	528	431	\$991,384	\$1,181,784	\$1,084,787	\$1,147,748	\$772,475	\$825,000	\$795,000	\$795,000	74	71	72	70

The active listings shown are the number of active listings as of the last day of the month.
The new listings shown are listings that were entered as new during the month.

July 2026

Island County

Area Statistics Report for the Month of July
Active Listings Report - New Construction Residential

Area	New Listings				Total Active		Average Price				Median Price				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	09	12	05	08	\$1,231,348	\$962,725	\$1,154,788	\$986,267	\$999,000	\$877,000	\$1,149,990	\$915,000	80	94	107	96
811	03	03	13	13	10	08	\$938,000	\$938,731	\$893,887	\$884,963	\$799,000	\$794,500	\$850,000	\$739,000	101	92	92	83
812	01	00	08	05	02	03	\$667,000	\$1,422,000	\$496,294	\$958,354	\$667,000	\$679,000	\$422,000	\$409,000	37	74	92	42
813	01	05	19	44	09	14	\$712,771	\$688,896	\$772,147	\$689,660	\$659,950	\$644,950	\$659,950	\$654,950	126	70	116	62
Total	05	08	49	74	26	33	\$895,603	\$882,491	\$881,001	\$838,360	\$727,670	\$679,950	\$715,670	\$725,000	101	82	107	76

The active listings shown are the number of active listings as of the last day of the month.
The new listings shown are listings that were entered as new during the month.

July 2026

Island County

Area Statistics Report for the Month of July
Active Listings Report - Condominium

Area	New Listings				Total Active		Average Price				Median Price				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	01	00	02	02	03	01	\$742,983	\$409,950	\$932,794	\$396,633	\$899,000	\$409,950	\$1,000,000	\$409,950	91	58	99	36
811	05	03	14	14	10	08	\$694,800	\$644,725	\$725,124	\$637,640	\$709,000	\$662,000	\$824,500	\$675,000	87	81	116	61
812	01	01	11	05	02	03	\$500,475	\$392,633	\$428,612	\$395,639	\$500,475	\$409,000	\$429,000	\$439,900	38	79	19	60
813	06	08	49	65	23	28	\$372,139	\$355,920	\$383,366	\$332,817	\$335,000	\$346,000	\$346,750	\$335,000	75	79	85	79
Total	13	12	76	86	38	40	\$493,082	\$417,785	\$488,511	\$387,107	\$465,000	\$362,450	\$375,000	\$354,950	77	79	88	74

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July 2026

Island County

Area Statistics Report for the Month of July
Active Listings Report - New Construction Condominium

Area	New Listings				Total Active		Average Price				Median Price				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	00	00	00	00	\$00	\$00	\$00	\$00					00	00	00	00
811	00	02	00	02	03	02	\$816,000	\$857,500	\$848,199	\$857,500	\$799,000	\$857,500	\$850,000	\$857,500	209	15	175	15
812	00	00	00	00	00	00	\$00	\$00	\$00	\$00					00	00	00	00
813	02	00	08	00	06	00	\$473,333	\$00	\$469,667	\$00	\$470,000		\$465,000		51	00	39	00
Total	02	02	08	02	09	02	\$587,556	\$857,500	\$658,933	\$857,500	\$485,000	\$857,500	\$642,000	\$857,500	103	15	107	15

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July 2026

Island County

Area Statistics Report for the Month of July
Active Listings Report - Residential & Condominium

Area	New Listings				Total Active		Average Price				Median Price				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	67	52	370	368	178	129	\$1,034,670	\$1,038,696	\$1,084,953	\$1,054,561	\$849,250	\$859,000	\$929,900	\$899,900	72	70	70	65
811	56	66	356	347	140	154	\$1,182,938	\$1,603,456	\$1,460,393	\$1,619,463	\$897,000	\$895,000	\$889,500	\$860,000	75	78	76	81
812	31	28	190	137	80	53	\$960,483	\$1,002,512	\$894,968	\$973,550	\$712,500	\$750,000	\$687,000	\$750,000	70	80	67	91
813	65	78	441	486	168	135	\$687,898	\$681,504	\$718,579	\$643,096	\$575,000	\$574,900	\$625,000	\$549,950	78	64	76	60
Total	219	224	1,357	1,338	566	471	\$957,929	\$1,116,901	\$1,046,464	\$1,081,521	\$750,000	\$749,000	\$769,000	\$747,500	74	72	73	71

The active listings shown are the number of active listings as of the last day of the month.
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July 2026

Island County

Area Statistics Report for the Month of July
Active Listings Report - New Construction Residential & Condominium

Area	New Listings				Total Active		Average Price				Median Price				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	09	12	05	08	\$1,231,348	\$962,725	\$1,154,788	\$986,267	\$999,000	\$877,000	\$1,149,990	\$915,000	80	94	107	96
811	03	05	13	15	13	10	\$909,846	\$922,485	\$881,427	\$883,819	\$799,000	\$850,000	\$850,000	\$739,000	126	77	115	80
812	01	00	08	05	02	03	\$667,000	\$1,422,000	\$496,294	\$958,354	\$667,000	\$679,000	\$422,000	\$409,000	37	74	92	42
813	03	05	27	44	15	14	\$616,996	\$688,896	\$718,768	\$689,660	\$639,900	\$644,950	\$659,950	\$654,950	96	70	103	62
Total	07	10	57	76	35	35	\$816,391	\$881,063	\$845,938	\$838,559	\$699,950	\$699,950	\$715,670	\$727,000	102	78	107	75

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Island County
Area Statistics Report for the Month of July
Pending Sales Report - Residential

Area	Units				Average Price (LIST)				Median Price (LIST)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	40	54	215	233	\$716,829	\$868,511	\$764,410	\$839,954	\$681,500	\$765,000	\$688,000	\$725,000	38	49	43	50
811	31	37	187	179	\$842,869	\$857,010	\$874,364	\$884,650	\$680,000	\$749,000	\$767,000	\$749,000	42	39	41	46
812	14	14	122	105	\$631,929	\$708,653	\$709,770	\$738,679	\$577,000	\$611,000	\$598,750	\$659,000	49	46	46	59
813	43	67	323	397	\$686,130	\$583,546	\$634,643	\$595,149	\$589,950	\$544,900	\$575,000	\$539,900	56	38	45	38
Total	128	172	847	914	\$727,755	\$742,021	\$731,329	\$730,741	\$623,500	\$650,000	\$625,000	\$629,000	46	42	44	45

All dollar figures shown are based on list price

Island County
Area Statistics Report for the Month of July
Pending Sales Report - New Construction Residential

Area	Units				Average Price (LIST)				Median Price (LIST)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	06	09	\$0	\$0	\$871,565	\$1,003,160			\$899,000	\$927,000	00	00	109	125
811	00	02	03	10	\$0	\$727,500	\$808,333	\$885,168		\$727,500	\$825,000	\$729,000	00	52	68	108
812	00	01	06	02	\$0	\$389,900	\$418,990	\$393,450		\$389,900	\$407,000	\$393,450	00	21	71	13
813	03	05	19	34	\$644,967	\$580,580	\$676,988	\$579,795	\$659,950	\$654,950	\$675,000	\$619,000	113	87	105	48
Total	03	08	34	55	\$644,967	\$593,475	\$677,385	\$697,819	\$659,950	\$654,950	\$679,975	\$654,950	113	70	96	70

All dollar figures shown are based on list price

Island County
Area Statistics Report for the Month of July
Pending Sales Report - Condominium

Area	Units				Average Price (LIST)				Median Price (LIST)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	00	01	\$0	\$0	\$0	\$360,000				\$360,000	00	00	00	48
811	01	02	07	08	\$460,000	\$555,000	\$499,571	\$659,874	\$460,000	\$555,000	\$470,000	\$677,500	03	78	66	50
812	01	00	09	01	\$429,000	\$0	\$479,204	\$225,000	\$429,000		\$495,000	\$225,000	63	00	17	47
813	01	03	36	46	\$279,000	\$303,300	\$334,214	\$304,037	\$279,000	\$305,000	\$332,500	\$320,000	20	47	55	64
Total	03	05	52	56	\$389,333	\$403,980	\$381,568	\$354,459	\$429,000	\$359,900	\$364,750	\$337,250	29	59	50	61

All dollar figures shown are based on list price

Island County
Area Statistics Report for the Month of July
Pending Sales Report - New Construction Condominium

Area	Units				Average Price (LIST)				Median Price (LIST)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	00	00	\$0	\$0	\$0	\$0					00	00	00	00
811	00	00	00	00	\$0	\$0	\$0	\$0					00	00	00	00
812	00	00	00	00	\$0	\$0	\$0	\$0					00	00	00	00
813	00	00	03	00	\$0	\$0	\$471,666	\$0			\$475,000		00	00	29	00
Total	00	00	03	00	\$0	\$0	\$471,666	\$0			\$475,000		00	00	29	00

All dollar figures shown are based on list price

Island County
Area Statistics Report for the Month of July
Pending Sales Report - Residential & Condominium

Area	Units				Average Price (LIST)				Median Price (LIST)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	40	54	215	234	\$716,829	\$868,511	\$764,410	\$837,902	\$681,500	\$765,000	\$688,000	\$725,000	38	49	43	50
811	32	39	194	187	\$830,905	\$841,523	\$860,841	\$875,035	\$669,500	\$729,000	\$742,500	\$745,000	41	41	42	45
812	15	14	131	106	\$618,400	\$708,653	\$693,929	\$733,834	\$575,000	\$611,000	\$585,000	\$642,000	50	46	44	59
813	44	70	359	443	\$676,877	\$571,536	\$604,517	\$564,921	\$582,475	\$539,500	\$549,500	\$529,000	56	38	45	40
Total	131	177	899	970	\$720,005	\$732,473	\$711,098	\$709,018	\$615,000	\$650,000	\$609,950	\$615,000	46	43	44	45

All dollar figures shown are based on list price

Island County

Area Statistics Report for the Month of July
Pending Sales Report - New Construction Residential & Condominium

Area	Units				Average Price (LIST)				Median Price (LIST)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	06	09	\$0	\$0	\$871,565	\$1,003,160			\$899,000	\$927,000	00	00	109	125
811	00	02	03	10	\$0	\$727,500	\$808,333	\$885,168		\$727,500	\$825,000	\$729,000	00	52	68	108
812	00	01	06	02	\$0	\$389,900	\$418,990	\$393,450		\$389,900	\$407,000	\$393,450	00	21	71	13
813	03	05	22	34	\$644,967	\$580,580	\$648,990	\$579,795	\$659,950	\$654,950	\$659,950	\$619,000	113	87	94	48
Total	03	08	37	55	\$644,967	\$593,475	\$660,706	\$697,819	\$659,950	\$654,950	\$659,950	\$654,950	113	70	91	70

All dollar figures shown are based on list price

Island County
Area Statistics Report for the Month of July
Closed Sales Report - Residential

Area	Units				Average Price (SALE)				Median Price (SALE)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	28	33	161	172	\$838,561	\$937,089	\$759,609	\$857,513	\$862,000	\$889,000	\$689,500	\$717,250	39	49	50	53
811	37	24	149	132	\$855,201	\$781,666	\$870,756	\$834,408	\$725,000	\$667,500	\$750,000	\$731,500	40	46	43	52
812	14	14	89	77	\$676,429	\$672,167	\$683,272	\$722,833	\$630,000	\$579,500	\$605,000	\$610,000	26	69	52	61
813	35	53	269	295	\$625,073	\$617,302	\$615,397	\$593,083	\$580,000	\$549,000	\$560,000	\$540,000	23	34	44	40
Total	114	124	668	676	\$758,506	\$740,413	\$716,157	\$722,266	\$677,500	\$650,000	\$627,250	\$620,000	33	44	46	48

All dollar figures shown are based on sale price

Island County
Area Statistics Report for the Month of July
Closed Sales Report - New Construction Residential

Area	Units				Average Price (SALE)				Median Price (SALE)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	01	01	06	10	\$1,049,990	\$505,000	\$864,081	\$932,694	\$1,049,990	\$505,000	\$894,000	\$918,000	112	46	95	115
811	01	00	03	06	\$825,000	\$0	\$798,333	\$709,666	\$825,000		\$825,000	\$709,500	53	00	68	148
812	01	00	06	03	\$429,000	\$0	\$423,333	\$417,333	\$429,000		\$410,500	\$397,000	10	00	72	115
813	01	06	17	26	\$662,100	\$681,112	\$675,622	\$597,227	\$662,100	\$679,950	\$659,950	\$639,950	28	36	101	48
Total	04	07	32	45	\$741,523	\$655,953	\$675,158	\$674,774	\$743,550	\$679,950	\$661,025	\$657,500	51	37	91	81

All dollar figures shown are based on sale price

Island County
Area Statistics Report for the Month of July
Closed Sales Report - Condominium

Area	Units				Average Price (SALE)				Median Price (SALE)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	00	01	\$0	\$0	\$0	\$360,000				\$360,000	00	00	00	48
811	01	01	06	06	\$429,000	\$428,000	\$502,700	\$632,750	\$429,000	\$428,000	\$474,000	\$591,750	29	52	75	39
812	00	00	04	01	\$0	\$0	\$493,524	\$200,000			\$516,250	\$200,000	00	00	14	47
813	03	08	28	40	\$301,500	\$292,375	\$342,105	\$317,566	\$299,000	\$310,000	\$335,250	\$332,500	147	72	54	64
Total	04	09	38	48	\$333,375	\$307,444	\$383,401	\$355,399	\$317,250	\$355,000	\$356,250	\$339,950	118	70	53	60

All dollar figures shown are based on sale price

Island County
Area Statistics Report for the Month of July
Closed Sales Report - New Construction Condominium

Area	Units				Average Price (SALE)				Median Price (SALE)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	00	00	00	00	\$0	\$0	\$0	\$0					00	00	00	00
811	00	00	00	00	\$0	\$0	\$0	\$0					00	00	00	00
812	00	00	00	00	\$0	\$0	\$0	\$0					00	00	00	00
813	00	00	02	00	\$0	\$0	\$475,000	\$0			\$475,000		00	00	20	00
Total	00	00	02	00	\$0	\$0	\$475,000	\$0			\$475,000		00	00	20	00

All dollar figures shown are based on sale price

Island County
Area Statistics Report for the Month of July
Closed Sales Report - Residential & Condominium

Area	Units				Average Price (SALE)				Median Price (SALE)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	28	33	161	173	\$838,561	\$937,089	\$759,609	\$854,637	\$862,000	\$889,000	\$689,500	\$717,000	39	49	50	53
811	38	25	155	138	\$843,986	\$767,520	\$856,509	\$825,640	\$717,500	\$665,000	\$748,500	\$724,500	40	46	44	52
812	14	14	93	78	\$676,429	\$672,167	\$675,111	\$716,131	\$630,000	\$579,500	\$587,000	\$605,000	26	69	50	61
813	38	61	297	335	\$599,528	\$574,688	\$589,632	\$560,185	\$575,000	\$540,000	\$545,000	\$529,000	33	39	45	44
Total	118	133	706	724	\$744,095	\$711,115	\$698,246	\$697,943	\$665,000	\$620,000	\$606,250	\$600,000	36	46	47	50

All dollar figures shown are based on sale price

Island County

Area Statistics Report for the Month of July
Closed Sales Report - New Construction Residential & Condominium

Area	Units				Average Price (SALE)				Median Price (SALE)				Average Time On Market			
	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025	JUL 2026	JUL 2025	Y-T-D 2026	Y-T-D 2025
780	01	01	06	10	\$1,049,990	\$505,000	\$864,081	\$932,694	\$1,049,990	\$505,000	\$894,000	\$918,000	112	46	95	115
811	01	00	03	06	\$825,000	\$0	\$798,333	\$709,666	\$825,000		\$825,000	\$709,500	53	00	68	148
812	01	00	06	03	\$429,000	\$0	\$423,333	\$417,333	\$429,000		\$410,500	\$397,000	10	00	72	115
813	01	06	19	26	\$662,100	\$681,112	\$654,504	\$597,227	\$662,100	\$679,950	\$659,950	\$639,950	28	36	92	48
Total	04	07	34	45	\$741,523	\$655,953	\$663,384	\$674,774	\$743,550	\$679,950	\$659,950	\$657,500	51	37	87	81

All dollar figures shown are based on sale price