

# Local Market Update – July 2017

This is a research tool provided by Northwest Multiple Listing Service®.



## 98008

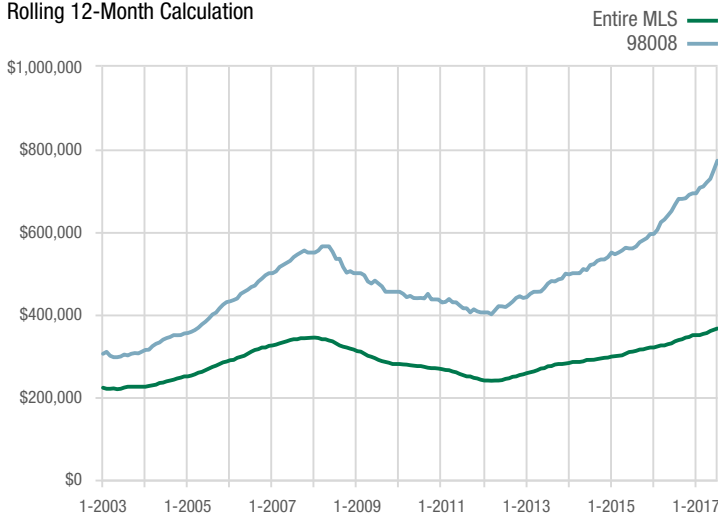
Residential Key Metrics	July			Year to Date		
	2016	2017	% Change	Thru 7-2016	Thru 7-2017	% Change
New Listings	39	31	- 20.5%	262	220	- 16.0%
Pending Sales	32	29	- 9.4%	206	183	- 11.2%
Closed Sales	33	42	+ 27.3%	181	165	- 8.8%
Days on Market Until Sale	12	17	+ 41.7%	13	15	+ 15.4%
Median Sales Price*	\$680,000	<b>\$800,000</b>	+ 17.6%	\$687,500	<b>\$820,000</b>	+ 19.3%
Average Sales Price*	\$808,483	<b>\$860,070</b>	+ 6.4%	\$776,282	<b>\$925,534</b>	+ 19.2%
Percent of List Price Received*	103.9%	<b>106.6%</b>	+ 2.6%	105.2%	<b>108.4%</b>	+ 3.0%
Inventory of Homes for Sale	47	21	- 55.3%	—	—	—
Months Supply of Inventory	1.8	0.8	- 55.6%	—	—	—

Condo Key Metrics	July			Year to Date		
	2016	2017	% Change	Thru 7-2016	Thru 7-2017	% Change
New Listings	4	19	+ 375.0%	34	98	+ 188.2%
Pending Sales	3	16	+ 433.3%	29	76	+ 162.1%
Closed Sales	6	4	- 33.3%	28	32	+ 14.3%
Days on Market Until Sale	12	13	+ 8.3%	9	13	+ 44.4%
Median Sales Price*	\$322,450	<b>\$420,500</b>	+ 30.4%	\$322,450	<b>\$500,150</b>	+ 55.1%
Average Sales Price*	\$365,817	<b>\$421,000</b>	+ 15.1%	\$352,435	<b>\$511,392</b>	+ 45.1%
Percent of List Price Received*	103.1%	<b>111.0%</b>	+ 7.7%	104.5%	<b>108.8%</b>	+ 4.1%
Inventory of Homes for Sale	6	23	+ 283.3%	—	—	—
Months Supply of Inventory	1.3	2.7	+ 107.7%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

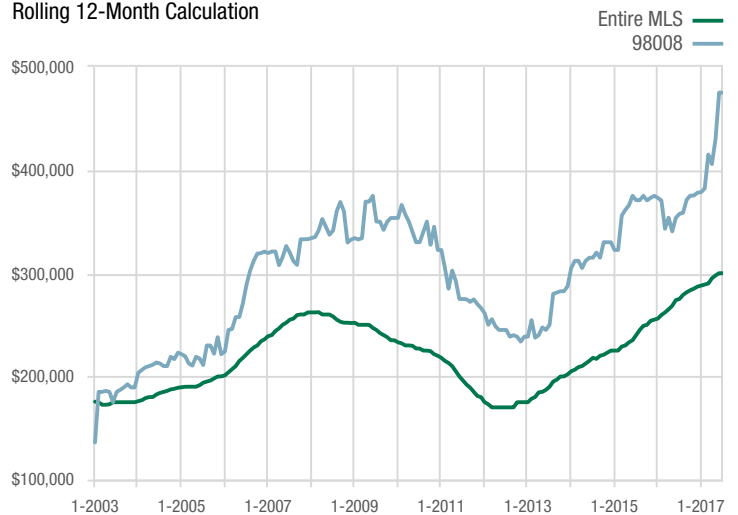
### Median Sales Price - Residential

Rolling 12-Month Calculation



### Median Sales Price - Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.