Local Market Update – December 2023

A Research Tool Provided by Northwest Multiple Listing Service®
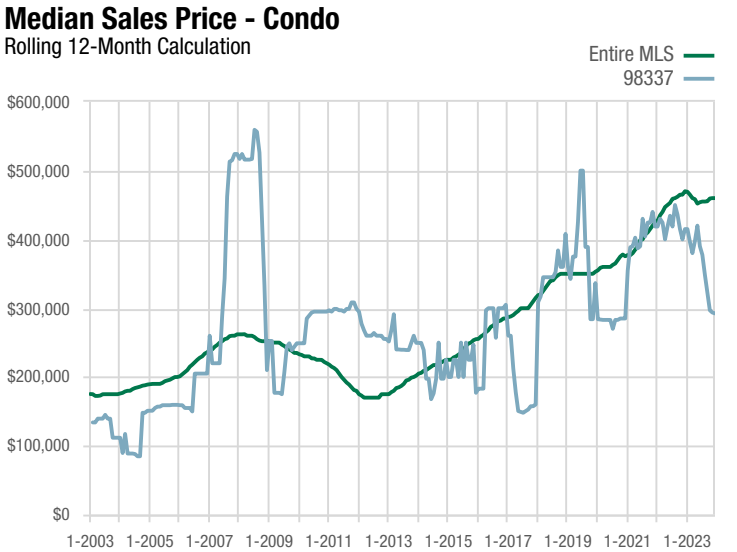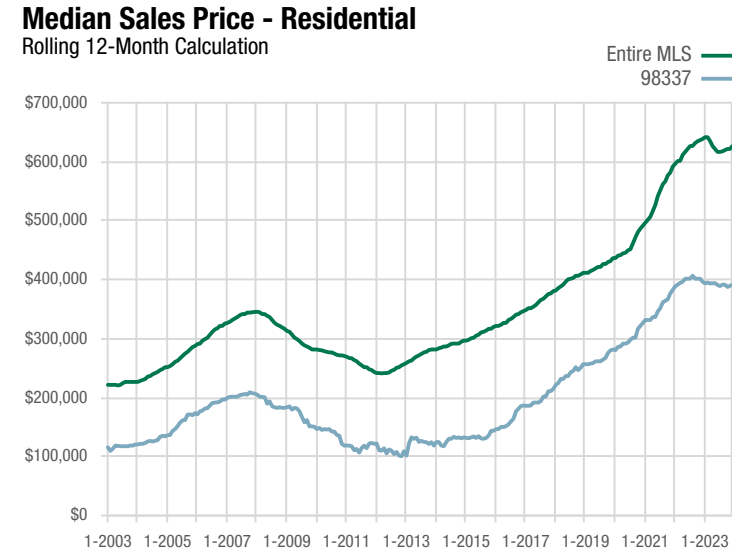
Northwest
Multiple Listing Service®

98337

Residential

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	6	4	- 33.3%	95	75	- 21.1%
Pending Sales	4	7	+ 75.0%	76	64	- 15.8%
Closed Sales	9	7	- 22.2%	76	64	- 15.8%
Days on Market Until Sale	29	16	- 44.8%	16	27	+ 68.8%
Median Sales Price*	$283,000	$355,000	+ 25.4%	$395,000	$390,000	- 1.3%
Average Sales Price*	$318,667	$367,857	+ 15.4%	$388,283	$393,947	+ 1.5%
Percent of List Price Received*	92.9%	97.8%	+ 5.3%	101.1%	98.9%	- 2.2%
Inventory of Homes for Sale	10	7	- 30.0%	—	—	—
Months Supply of Inventory	1.6	1.3	- 18.8%	—	—	—

Condo

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	19	14	- 26.3%
Pending Sales	0	0	0.0%	15	15	0.0%
Closed Sales	0	1	—	15	15	0.0%
Days on Market Until Sale	—	79	—	47	38	- 19.1%
Median Sales Price*	—	$259,000	—	$415,000	$292,500	- 29.5%
Average Sales Price*	—	$259,000	—	$483,433	$331,893	- 31.3%
Percent of List Price Received*	—	100.0%	—	97.7%	98.8%	+ 1.1%
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
Months Supply of Inventory	0.9	—	—	—	—	—

* 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

Entire MLS ——
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Median Sales Price - Condo
Rolling 12-Month Calculation

Entire MLS ——
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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.