

Local Market Update – August 2023

A Research Tool Provided by Northwest Multiple Listing Service®



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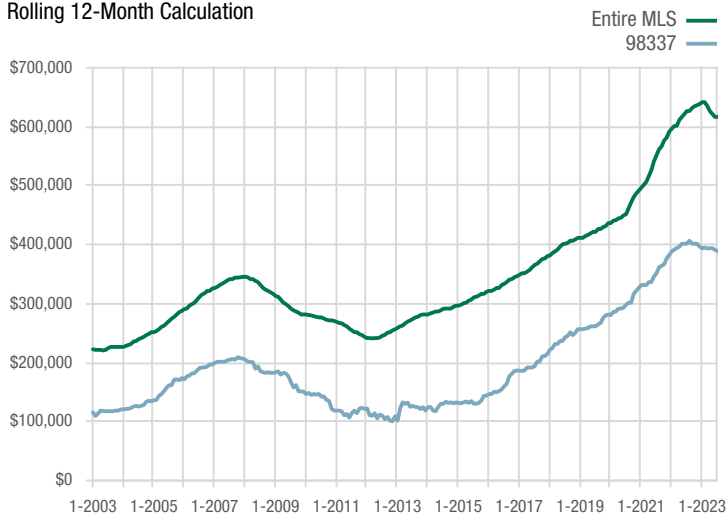
Residential Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	10	5	- 50.0%	66	50	- 24.2%
Pending Sales	9	4	- 55.6%	52	46	- 11.5%
Closed Sales	9	10	+ 11.1%	49	46	- 6.1%
Days on Market Until Sale	18	26	+ 44.4%	11	31	+ 181.8%
Median Sales Price*	\$369,000	\$400,000	+ 8.4%	\$400,000	\$393,750	- 1.6%
Average Sales Price*	\$357,038	\$398,600	+ 11.6%	\$406,278	\$401,133	- 1.3%
Percent of List Price Received*	96.5%	98.6%	+ 2.2%	103.2%	99.7%	- 3.4%
Inventory of Homes for Sale	12	5	- 58.3%	—	—	—
Months Supply of Inventory	1.7	0.9	- 47.1%	—	—	—

Condo Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	1	2	+ 100.0%	17	13	- 23.5%
Pending Sales	2	1	- 50.0%	12	12	0.0%
Closed Sales	2	0	- 100.0%	10	11	+ 10.0%
Days on Market Until Sale	59	—	—	36	32	- 11.1%
Median Sales Price*	\$472,500	—	—	\$436,000	\$299,000	- 31.4%
Average Sales Price*	\$472,500	—	—	\$474,650	\$352,218	- 25.8%
Percent of List Price Received*	98.3%	—	—	98.0%	98.5%	+ 0.5%
Inventory of Homes for Sale	6	2	- 66.7%	—	—	—
Months Supply of Inventory	3.3	1.1	- 66.7%	—	—	—

* 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.

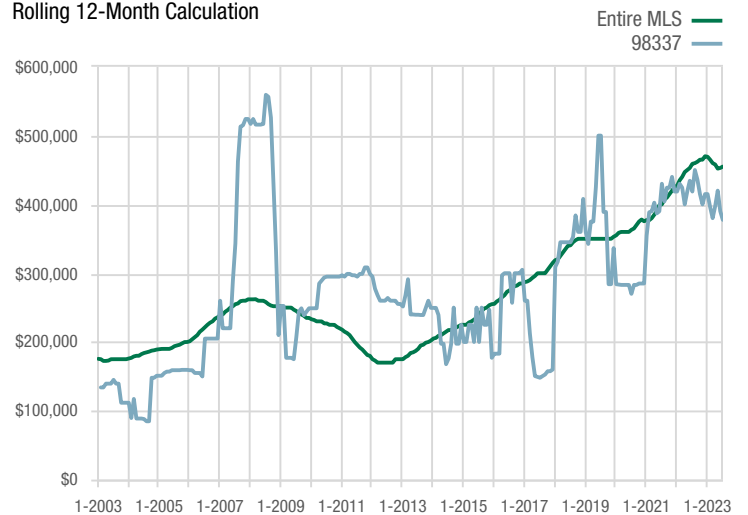
Median Sales Price - Residential

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.