

# Local Market Update – August 2023

A Research Tool Provided by Northwest Multiple Listing Service®



## 98383

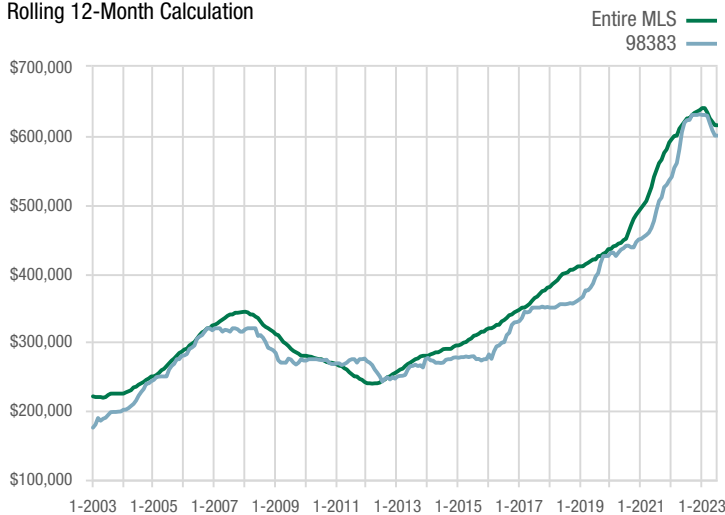
Residential Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	35	23	- 34.3%	240	197	- 17.9%
Pending Sales	31	19	- 38.7%	187	168	- 10.2%
Closed Sales	29	21	- 27.6%	187	154	- 17.6%
Days on Market Until Sale	16	19	+ 18.8%	16	34	+ 112.5%
Median Sales Price*	\$560,000	<b>\$605,000</b>	+ 8.0%	\$642,500	<b>\$599,000</b>	- 6.8%
Average Sales Price*	\$575,973	<b>\$609,918</b>	+ 5.9%	\$635,524	<b>\$604,894</b>	- 4.8%
Percent of List Price Received*	99.8%	<b>101.1%</b>	+ 1.3%	102.6%	<b>100.3%</b>	- 2.2%
Inventory of Homes for Sale	50	45	- 10.0%	—	—	—
Months Supply of Inventory	2.0	2.3	+ 15.0%	—	—	—

Condo Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	0	0	0.0%	3	1	- 66.7%
Pending Sales	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	16	—	—	9	2	- 77.8%
Median Sales Price*	\$295,000	—	—	\$300,000	<b>\$265,000</b>	- 11.7%
Average Sales Price*	\$295,000	—	—	\$300,000	<b>\$265,000</b>	- 11.7%
Percent of List Price Received*	98.4%	—	—	103.4%	<b>100.0%</b>	- 3.3%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* 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.

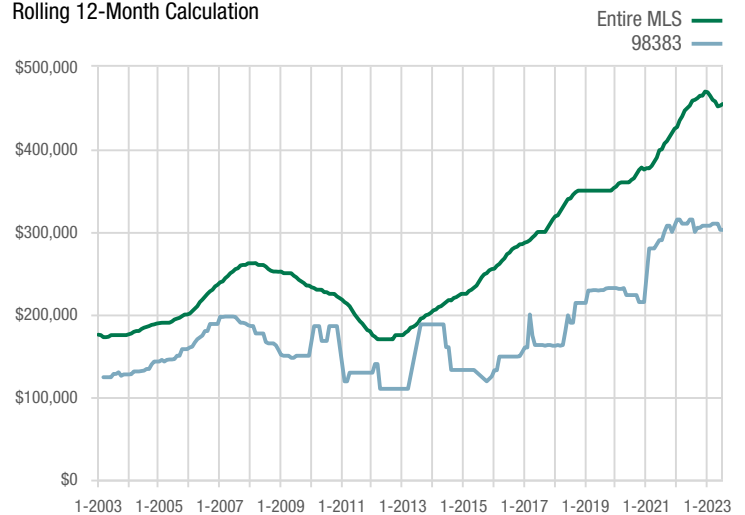
### Median Sales Price - Residential

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.