



# 2025 Annual Statistical Review & Highlights





# Table of Contents

p 2.....Table of Contents & Highlights  
p 3.....NWMLS Profile  
p 4-6.....Median Prices/Closed Sales + Maps

**New Listings**

p 7-9.....All Counties, by Month  
p 10-12....All Counties, Annual Comparison  
p 13-15....All Counties, 11-Year Comparison

**Active Inventory**

p 16-18....All Counties, by Month  
p 19-21....All Counties, Annual Comparison  
p 22-24....All Counties, 11-Year Comparison

**Pending Sales**

p 25-27....All Counties, by Month  
p 28-30....All Counties, Annual Comparison  
p 31-33....All Counties, 11-Year Comparison

**Closed Sales**

p 34-36....All Counties, by Month  
p 37-39....All Counties, Annual Comparison  
p 40-42....All Counties, 11-Year Comparison

**New Construction**

p 43-45....All Counties, Annual

**Median Sales Price**

p 46-48....All Counties, by Month  
p 49-51....All Counties, Annual Comparison  
p 52-54....All Counties, 11-Year Comparison

**Months of Inventory**

p 55-57....All Counties, by Month  
p 58-60....All Counties, Annual Comparison  
p 61-63....All Counties, 11-Year Comparison

**Prices**

p 64-66....Sales by Price Range  
p 67-68....Sale Price to List Price Ratio  
p 69.....Highest Home Prices, by School District  
p 70.....3 Bd Median Sales Prices, by County  
p 71.....Snapshot of Condo Prices, King Subareas  
p 72-75....High-End Sales by Property Types, Counties

p 76-77....NWMLS Index of Map Areas

# 2025 Highlights

**Closed Sales**

Northwest MLS broker-members reported 67,929 closed sales of single-family homes and condos valued over \$55 billion. (p3)

**Prices**

In 2025, the median price for closed sales of single-family homes and condos system-wide was \$644,500. (p46)  
Comparing counties, the median price ranged from \$250,000 in Ferry County to \$900,000 in San Juan County. (p49)

**Sales Price to List Price Ratio**

Single family home sales during 2025 had closing prices at 99.6% of the list price. (p68)

**Highest Prices**

Among 27 counties in the MLS service area, King County had the highest median price for single family homes (excluding condos), at \$974,900, followed by San Juan County, at \$957,500. (p50)

**New Listings**

MLS members added 101,363 new listings during the year, a rise of 8,286 units compared to 2024, an 8.9% increase. (p7)

**Months of Supply**

Inventory, as measured by months of supply, averaged 2.83 months overall for 2025, improving on 2024’s average of 2.11, but still below the balanced market range of 4 to 6 months. At year-end, there was about 2 and half months of supply. (p61)

**New Construction**

Newly built homes (including condos) sold by MLS members accounted for about 13.29% of sales during 2025. The median sales price for new single-family homes was \$720,000; for new condos it was \$900,000. (pp40,43-45)

**Peak Activity Times**

The number of new listings and pending sales peaked in May, while closed sales peaked in July. (pp7, 25, 34) July also provided the highest inventory of active listings for sale. (p16).

**Condos**

Condos accounted for 13.5% of all sales during 2025 (9,200 units), with 60.5% of them in King County (5,566 units). (p36,39)

**Prices, School Districts**

In 9 school districts, median prices for single family homes were \$1 million and higher, led by Mercer Island at \$2,500,000. (p69)

**Prices, 3 BR Homes**

Prices for 3-bedroom homes vary widely across the MLS market area, topped by San Juan County where the median price was \$1,030,000. At the other end of the spectrum, the typical 3-bedroom home in Columbia County had a median price of \$282,000. (p70)

**Luxury Sales**

NWMLS members sold 2,757 single family homes priced at \$2 million or higher, (p72) and 1,215 condos priced at \$1 million or higher. (p73).

# NWMLS Profile



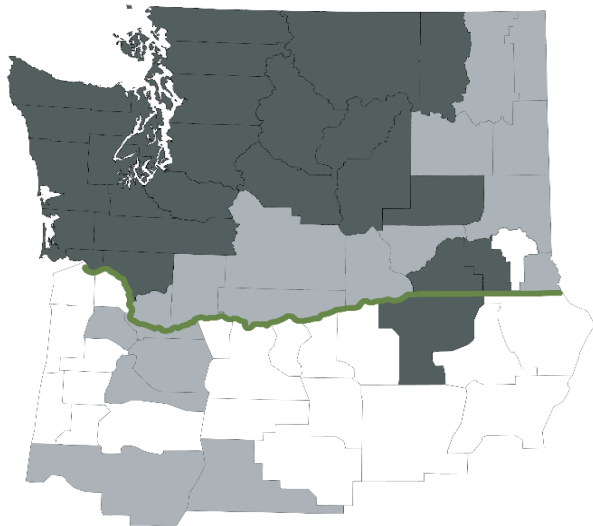
Member Offices

2,474



Total Members/Subscribers

31,632



Counties

27

## 2025 Closed Sales, All Counties

Residential and Condominium Listings, Year-To-Date

Total Dollar Value  
**\$55,010,576,071**

Median  
Closed Price

**\$644,500**

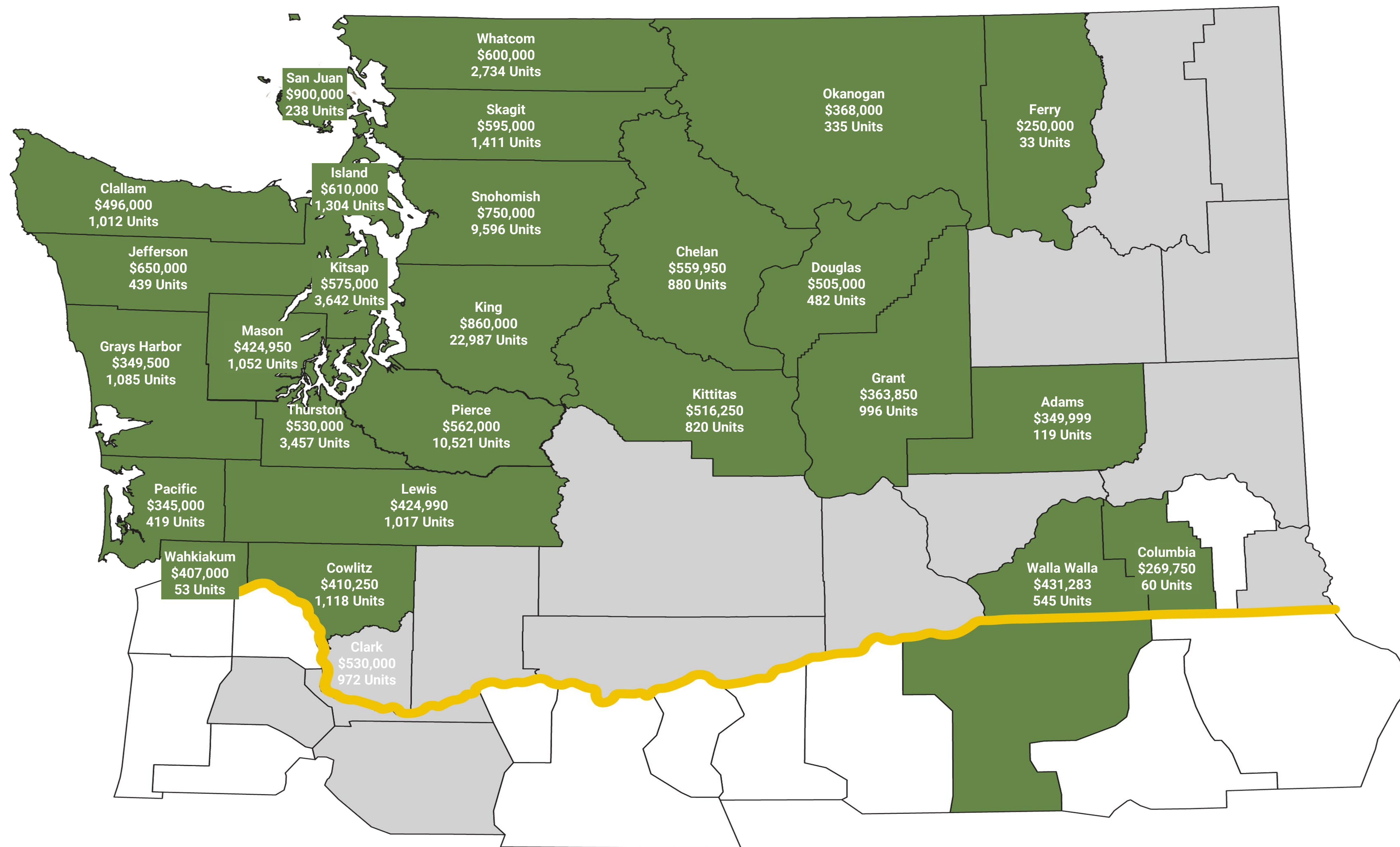
NWMLS brokers sold

**67,929**

residential homes and condos  
in total for 2025

All Counties: Residential Homes & Condominiums

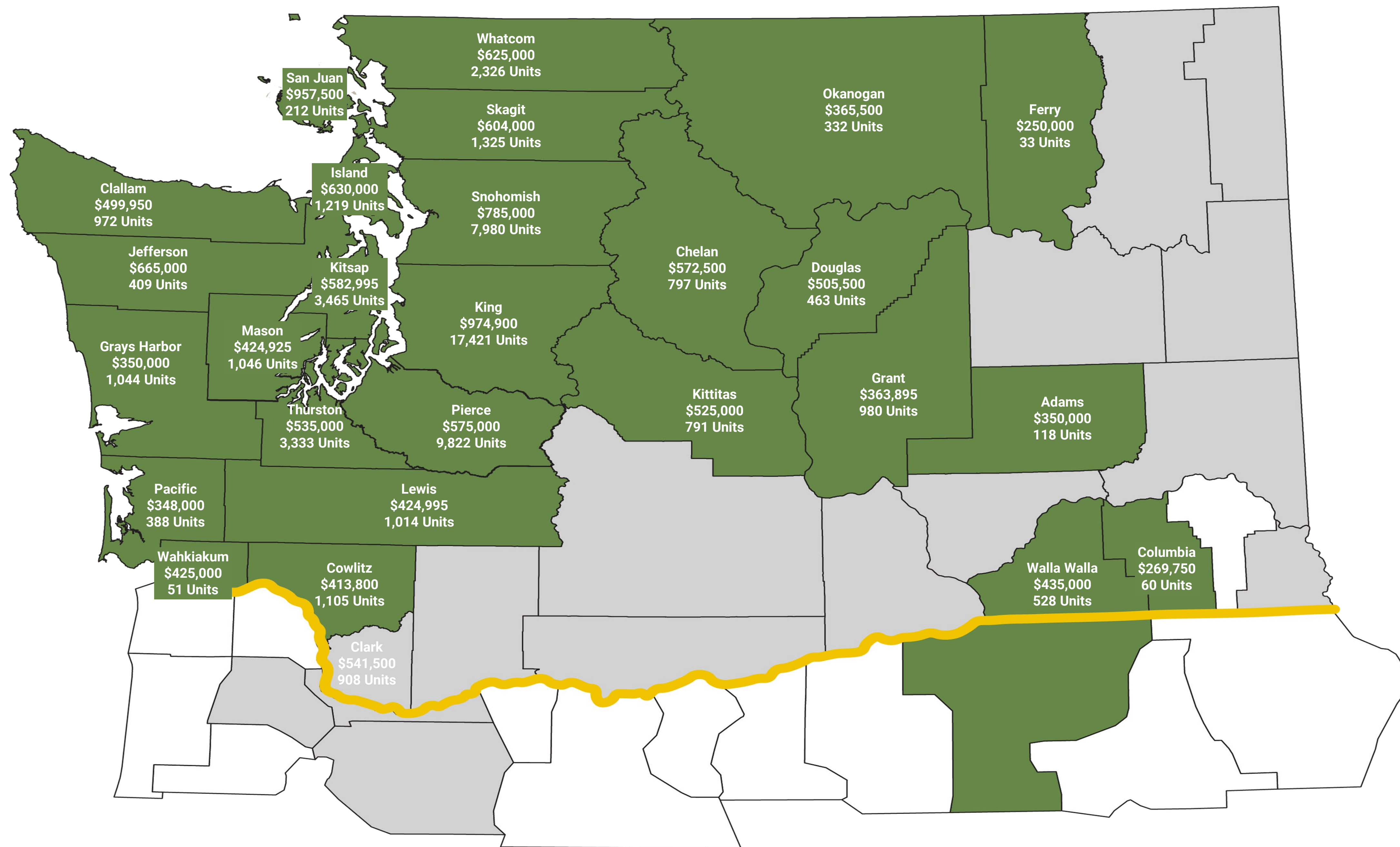
## Closed Sales: Median Price & Units





All Counties: Residential Homes Only

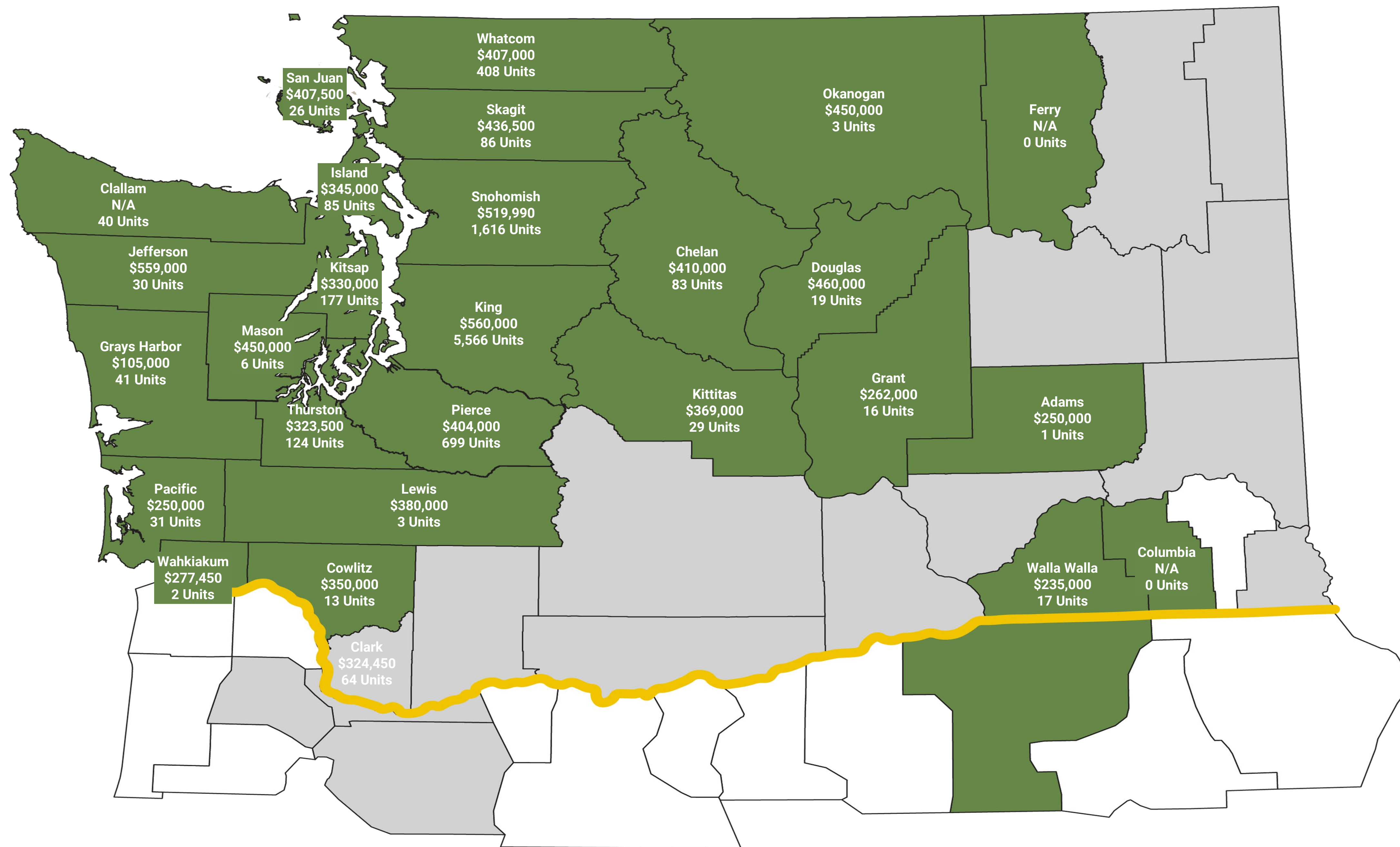
## Closed Sales: Median Price & Units





All Counties: Condominiums Only

## Closed Sales: Median Price & Units

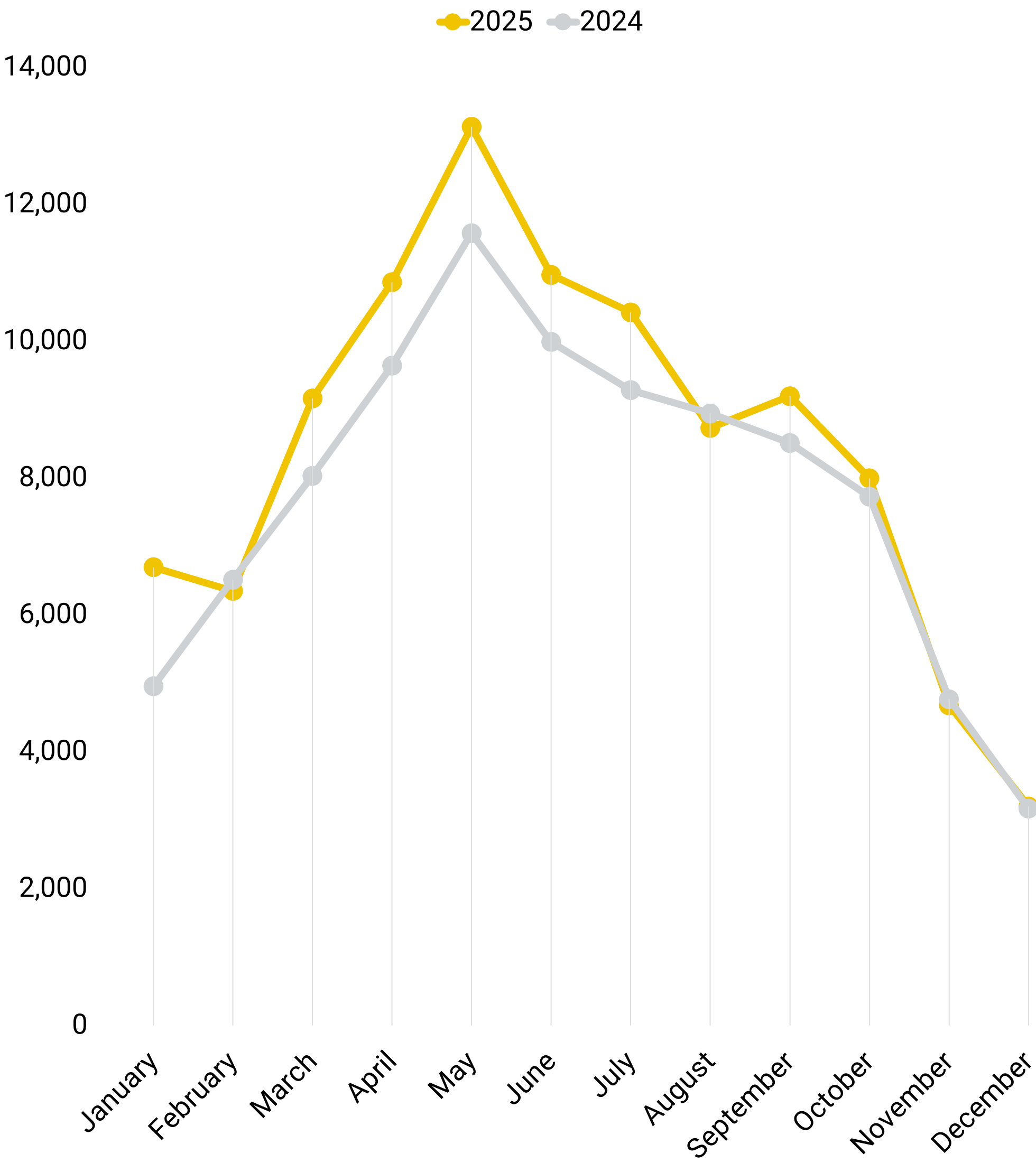


# All Counties: Residential Homes and Condominiums

## New Listings by Month

A comparison of new listings added in all counties each month this year vs. last year, for residential homes & condominiums.  
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2025	2024	% chg.
January	6,693	4,954	35.10%
February	6,346	6,513	-2.56%
March	9,161	8,028	14.11%
April	10,858	9,636	12.68%
May	13,129	11,572	13.45%
June	10,965	9,984	9.83%
July	10,418	9,281	12.25%
August	8,730	8,941	-2.36%
September	9,193	8,508	8.05%
October	7,991	7,726	3.43%
November	4,677	4,768	-1.91%
December	3,202	3,166	1.14%
<b>Total</b>	<b>101,363</b>	<b>93,077</b>	
<b>% chg.</b>	<b>8.90%</b>		

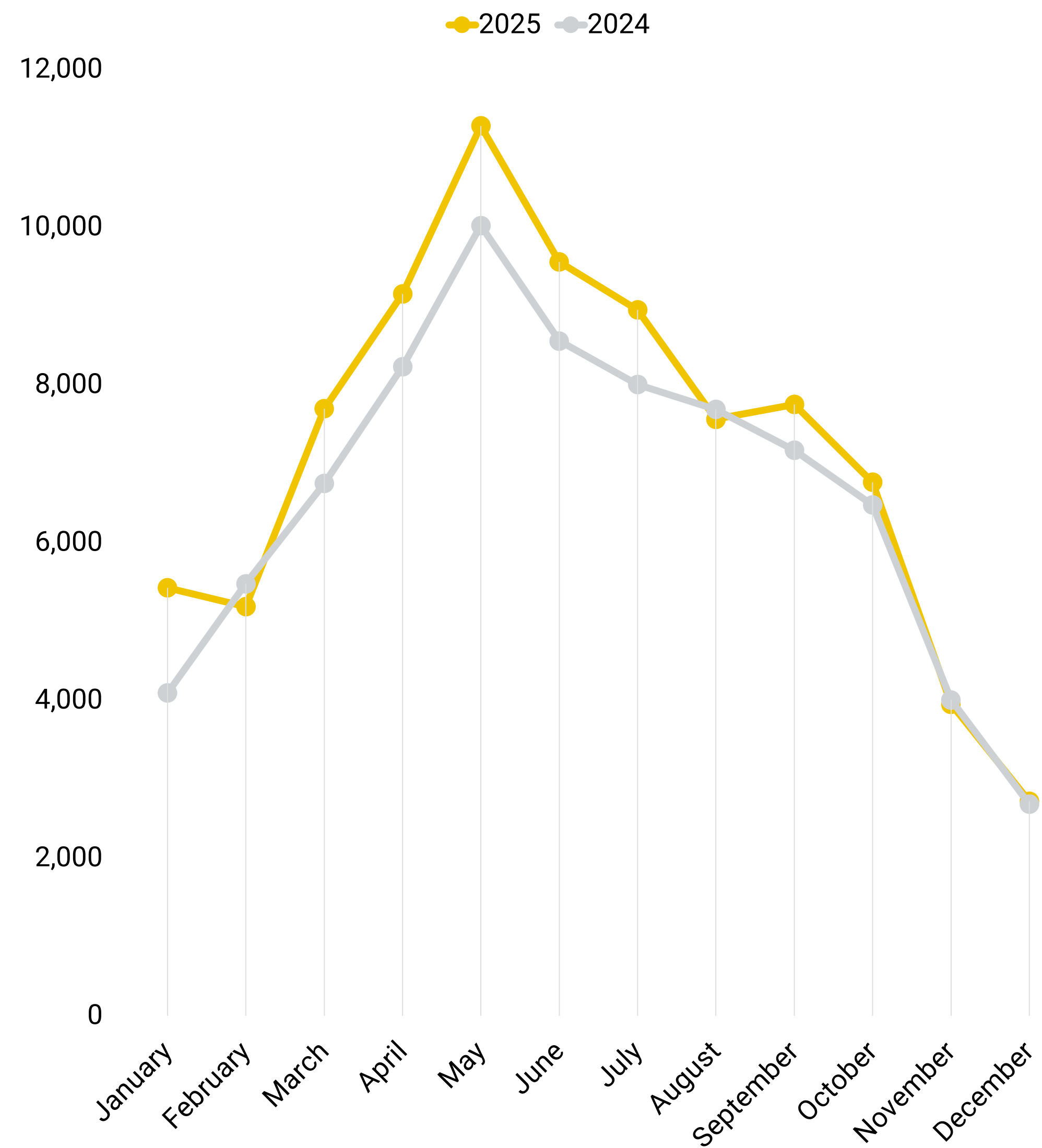


## All Counties: Residential Homes Only

# New Listings by Month

A comparison of new listings added in all counties each month this year vs. last year, for residential homes only.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2025	2024	% chg.
January	5,428	4,093	32.62%
February	5,187	5,479	-5.33%
March	7,698	6,749	14.06%
April	9,153	8,229	11.23%
May	11,283	10,020	12.60%
June	9,557	8,556	11.70%
July	8,951	8,004	11.83%
August	7,565	7,690	-1.63%
September	7,753	7,170	8.13%
October	6,765	6,478	4.43%
November	3,951	4,005	-1.35%
December	2,721	2,683	1.42%
<b>Total</b>	<b>86,012</b>	<b>79,156</b>	
<b>% chg.</b>	<b>8.66%</b>		



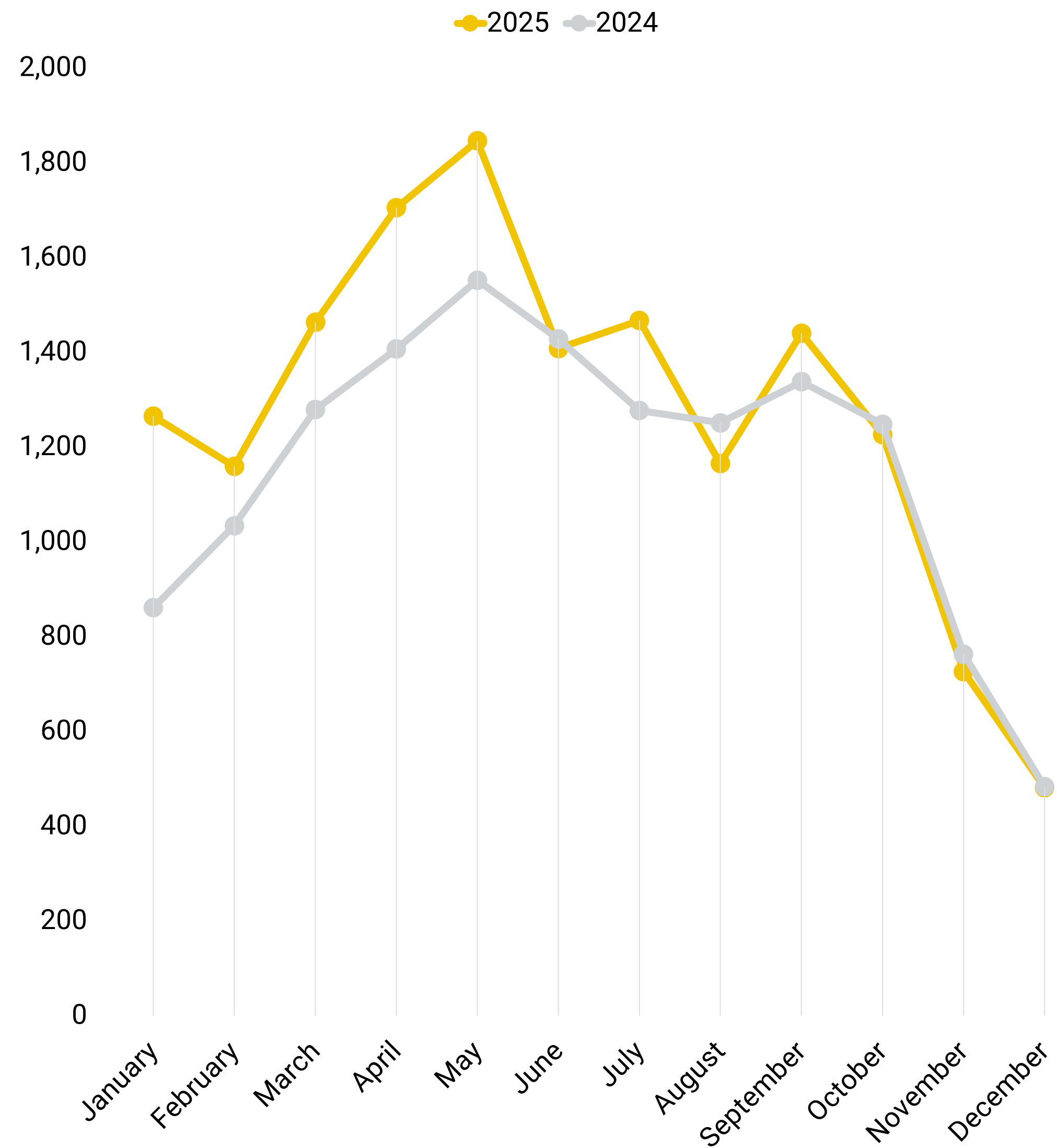


## All Counties: Condominiums Only

# New Listings by Month

A comparison of new listings added in all counties each month this year vs. last year, for condominiums only.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2025	2024	% chg.
January	1,265	861	46.92%
February	1,159	1,034	12.09%
March	1,463	1,279	14.39%
April	1,705	1,407	21.18%
May	1,846	1,552	18.94%
June	1,408	1,428	-1.40%
July	1,467	1,277	14.88%
August	1,165	1,251	-6.87%
September	1,440	1,338	7.62%
October	1,226	1,248	-1.76%
November	726	763	-4.85%
December	481	483	-0.41%
<b>Total</b>	<b>15,351</b>	<b>13,921</b>	
<b>% chg.</b>	<b>10.27%</b>		



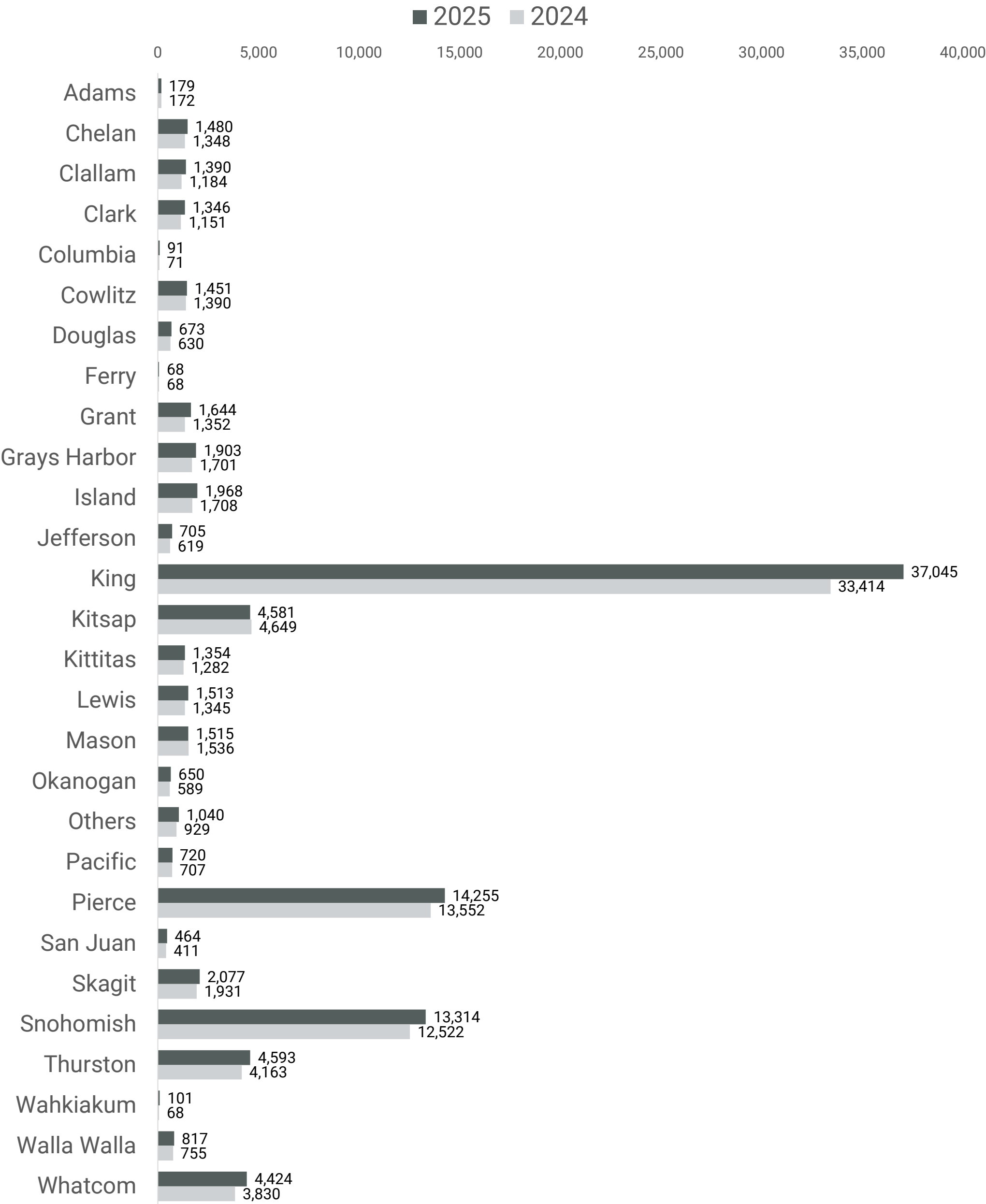


Residential Homes and Condominiums

# New Listings by County

A comparison of new listings added in each county this year vs. last year, for residential homes & condominiums.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2025	2024	% chg.
Adams	179	172	4.07%
Chelan	1,480	1,348	9.79%
Clallam	1,390	1,184	17.40%
Clark	1,346	1,151	16.94%
Columbia	91	71	28.17%
Cowlitz	1,451	1,390	4.39%
Douglas	673	630	6.83%
Ferry	68	68	0.00%
Grant	1,644	1,352	21.60%
Grays Harbor	1,903	1,701	11.88%
Island	1,968	1,708	15.22%
Jefferson	705	619	13.89%
King	37,045	33,414	10.87%
Kitsap	4,581	4,649	-1.46%
Kittitas	1,354	1,282	5.62%
Lewis	1,513	1,345	12.49%
Mason	1,515	1,536	-1.37%
Okanogan	650	589	10.36%
Others	1,040	929	11.95%
Pacific	720	707	1.84%
Pierce	14,255	13,552	5.19%
San Juan	464	411	12.90%
Skagit	2,077	1,931	7.56%
Snohomish	13,314	12,522	6.32%
Thurston	4,593	4,163	10.33%
Wahkiakum	101	68	48.53%
Walla Walla	817	755	8.21%
Whatcom	4,424	3,830	15.51%
Total	101,361	93,077	
% chg.	8.90%		





# Residential Homes Only

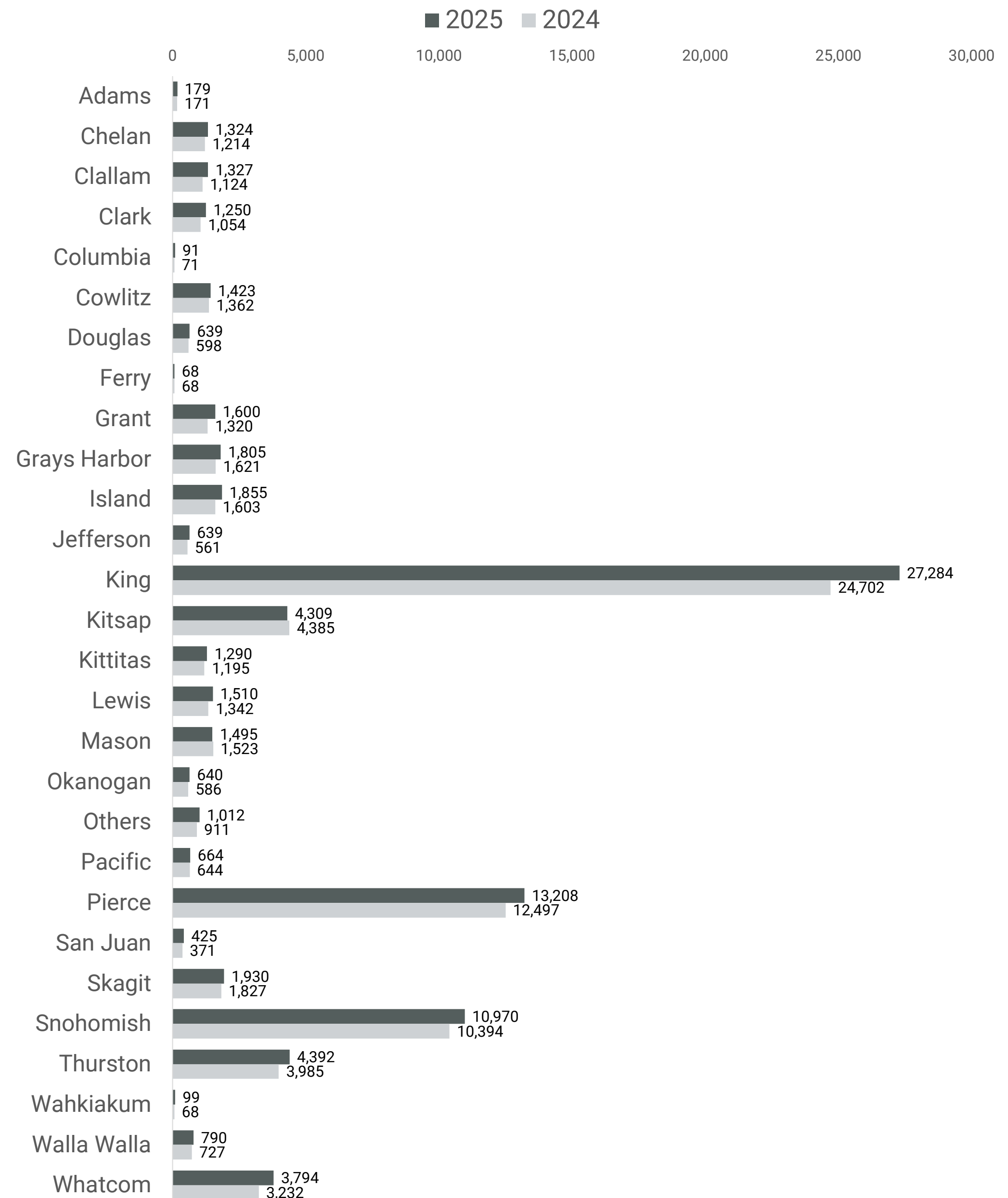
## New Listings by County

A comparison of new listings added in each county this year vs. last year, for residential homes only.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2025	2024	% chg.
Adams	179	171	4.68%
Chelan	1,324	1,214	9.06%
Clallam	1,327	1,124	18.06%
Clark	1,250	1,054	18.60%
Columbia	91	71	28.17%
Cowlitz	1,423	1,362	4.48%
Douglas	639	598	6.86%
Ferry	68	68	0.00%
Grant	1,600	1,320	21.21%
Grays Harbor	1,805	1,621	11.35%
Island	1,855	1,603	15.72%
Jefferson	639	561	13.90%
King	27,284	24,702	10.45%
Kitsap	4,309	4,385	-1.73%
Kittitas	1,290	1,195	7.95%
Lewis	1,510	1,342	12.52%
Mason	1,495	1,523	-1.84%
Okanogan	640	586	9.22%
Others	1,012	911	11.09%
Pacific	664	644	3.11%
Pierce	13,208	12,497	5.69%
San Juan	425	371	14.56%
Skagit	1,930	1,827	5.64%
Snohomish	10,970	10,394	5.54%
Thurston	4,392	3,985	10.21%
Wahkiakum	99	68	45.59%
Walla Walla	790	727	8.67%
Whatcom	3,794	3,232	17.39%

**Total** **86,012** **79,156**

**% chg.** **8.66%**





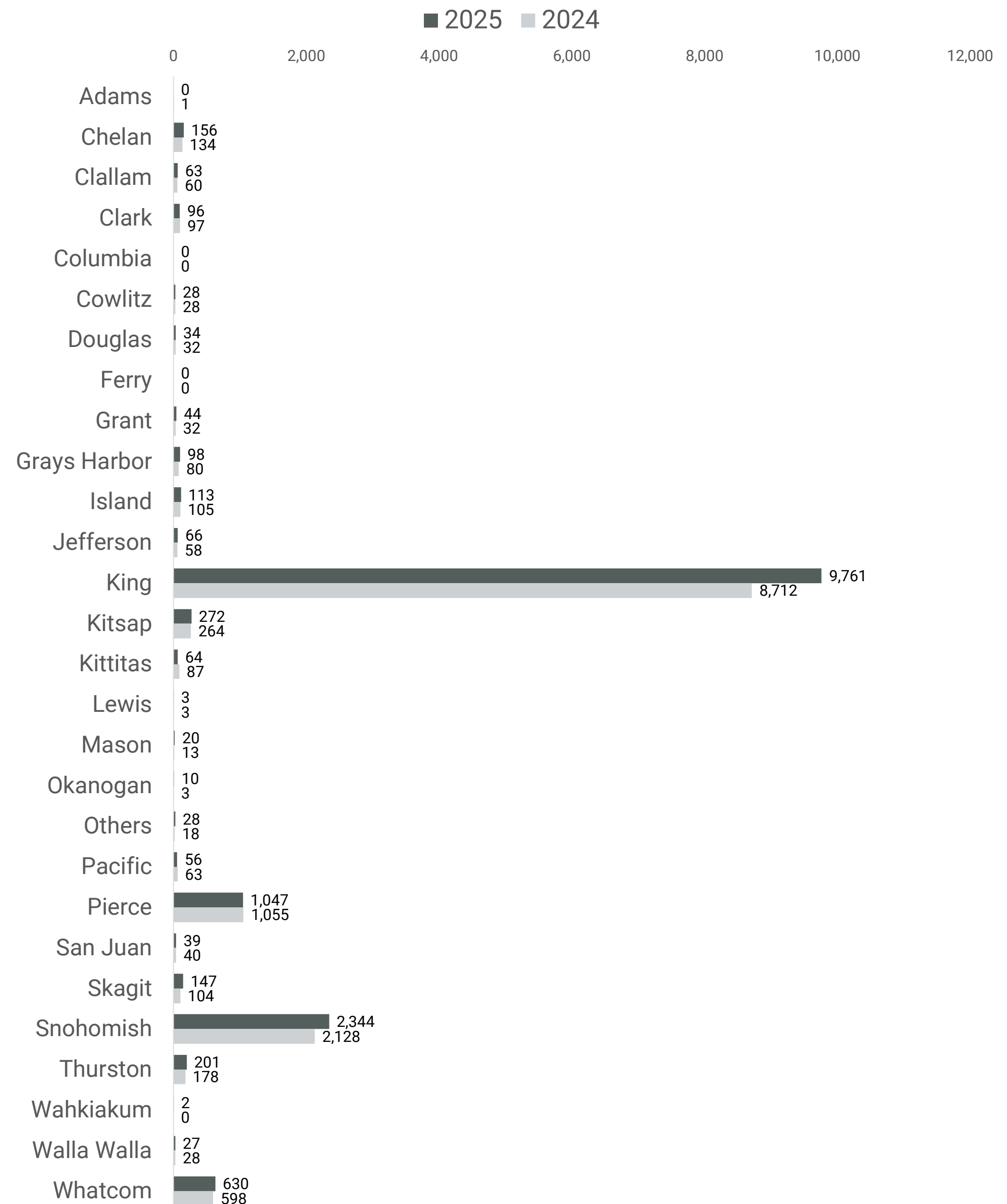
# Condominiums Only

## New Listings by County

A comparison of new listings added in each county this year vs. last year, for condominiums only.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2025	2024	% chg.
Adams	0	1	-100.00%
Chelan	156	134	16.42%
Clallam	63	60	5.00%
Clark	96	97	-1.03%
Columbia	0	0	0.00%
Cowlitz	28	28	0.00%
Douglas	34	32	6.25%
Ferry	0	0	0.00%
Grant	44	32	37.50%
Grays Harbor	98	80	22.50%
Island	113	105	7.62%
Jefferson	66	58	13.79%
King	9,761	8,712	12.04%
Kitsap	272	264	3.03%
Kittitas	64	87	-26.44%
Lewis	3	3	0.00%
Mason	20	13	53.85%
Okanogan	10	3	233.33%
Others	28	18	55.56%
Pacific	56	63	-11.11%
Pierce	1,047	1,055	-0.76%
San Juan	39	40	-2.50%
Skagit	147	104	41.35%
Snohomish	2,344	2,128	10.15%
Thurston	201	178	12.92%
Wahkiakum	2	0	0.00%
Walla Walla	27	28	-3.57%
Whatcom	630	598	5.35%

<b>Total</b>	<b>15,349</b>	<b>13,921</b>
<b>% chg.</b>	<b>10.26%</b>	



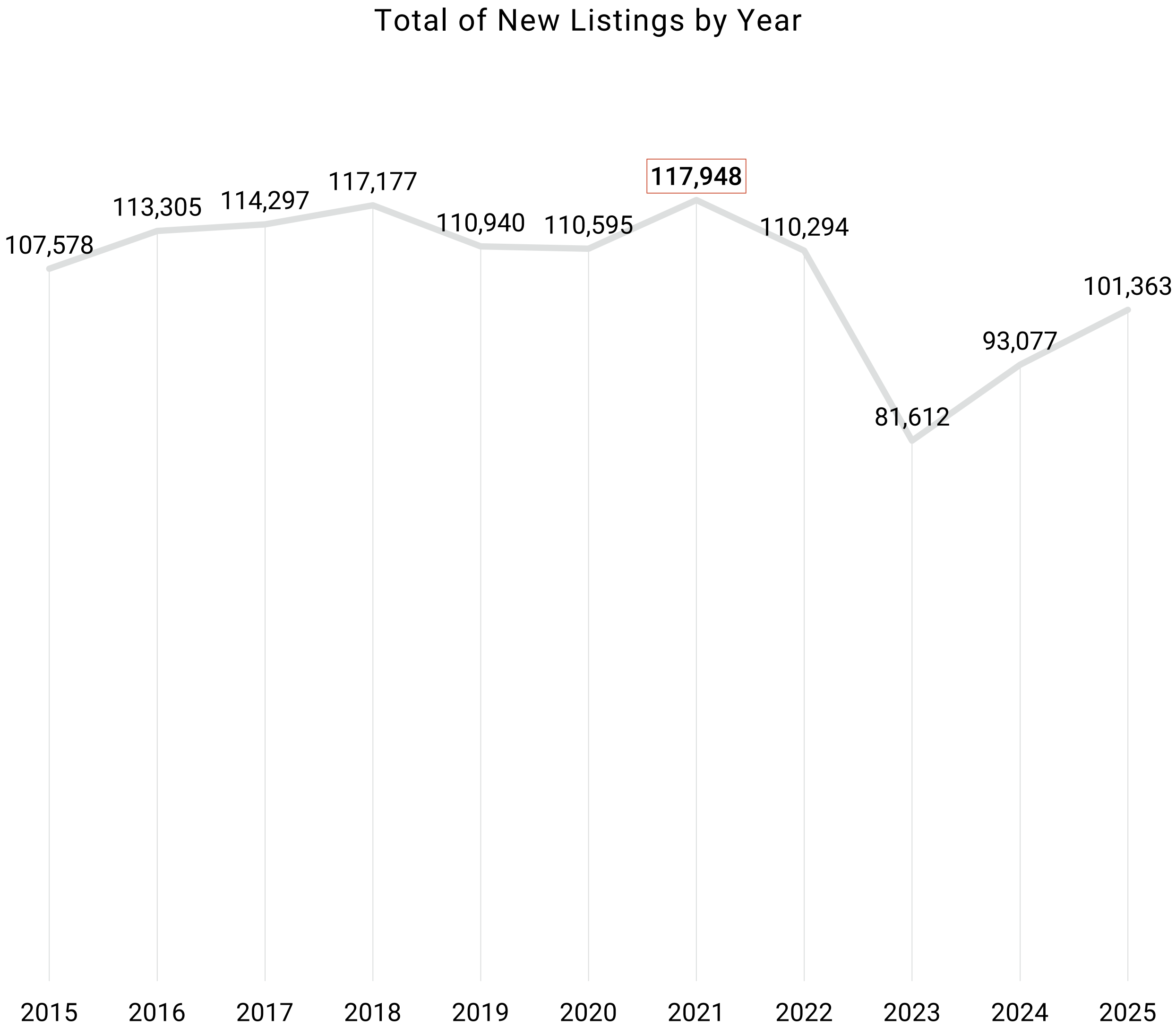


# All Counties: Residential Homes and Condominiums

## New Listings by Year

A comparison of new listings added each year, for residential homes & condominiums.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	Total	Avg./Mo.
2015	107,578	8,965
2016	113,305	9,442
2017	114,297	9,525
2018	117,177	9,765
2019	110,940	9,245
2020	110,595	9,216
2021	117,948	9,829
2022	110,294	9,191
2023	81,612	6,801
2024	93,077	7,756
2025	101,363	8,447

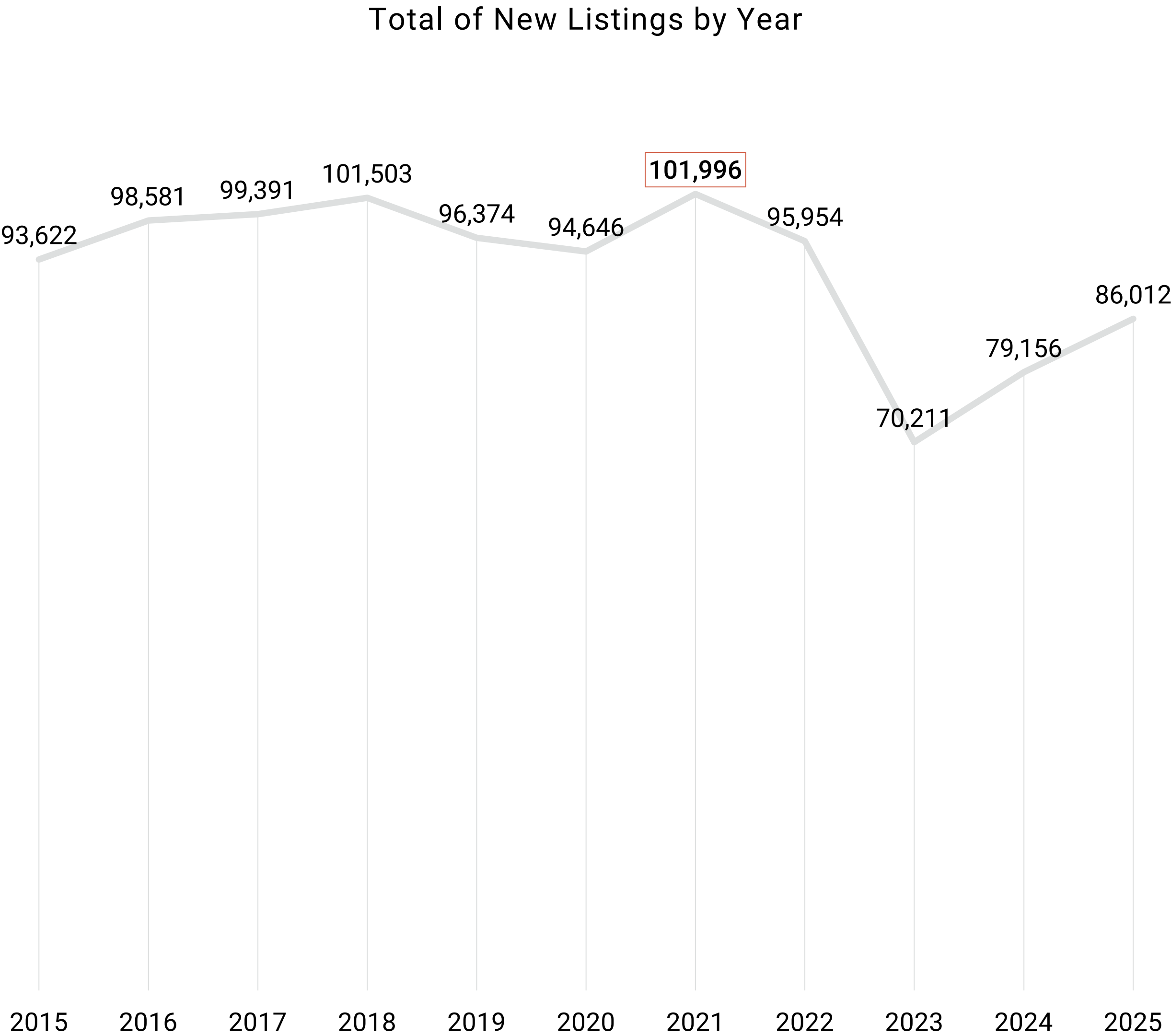


All Counties: Residential Homes Only

# New Listings by Year

A comparison of new listings added each year, for residential homes only.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	Total	Avg./Mo.
2015	93,622	7,802
2016	98,581	8,215
2017	99,391	8,283
2018	101,503	8,459
2019	96,374	8,031
2020	94,646	7,887
2021	101,996	8,500
2022	95,954	7,996
2023	70,211	5,851
2024	79,156	6,596
2025	86,012	7,168



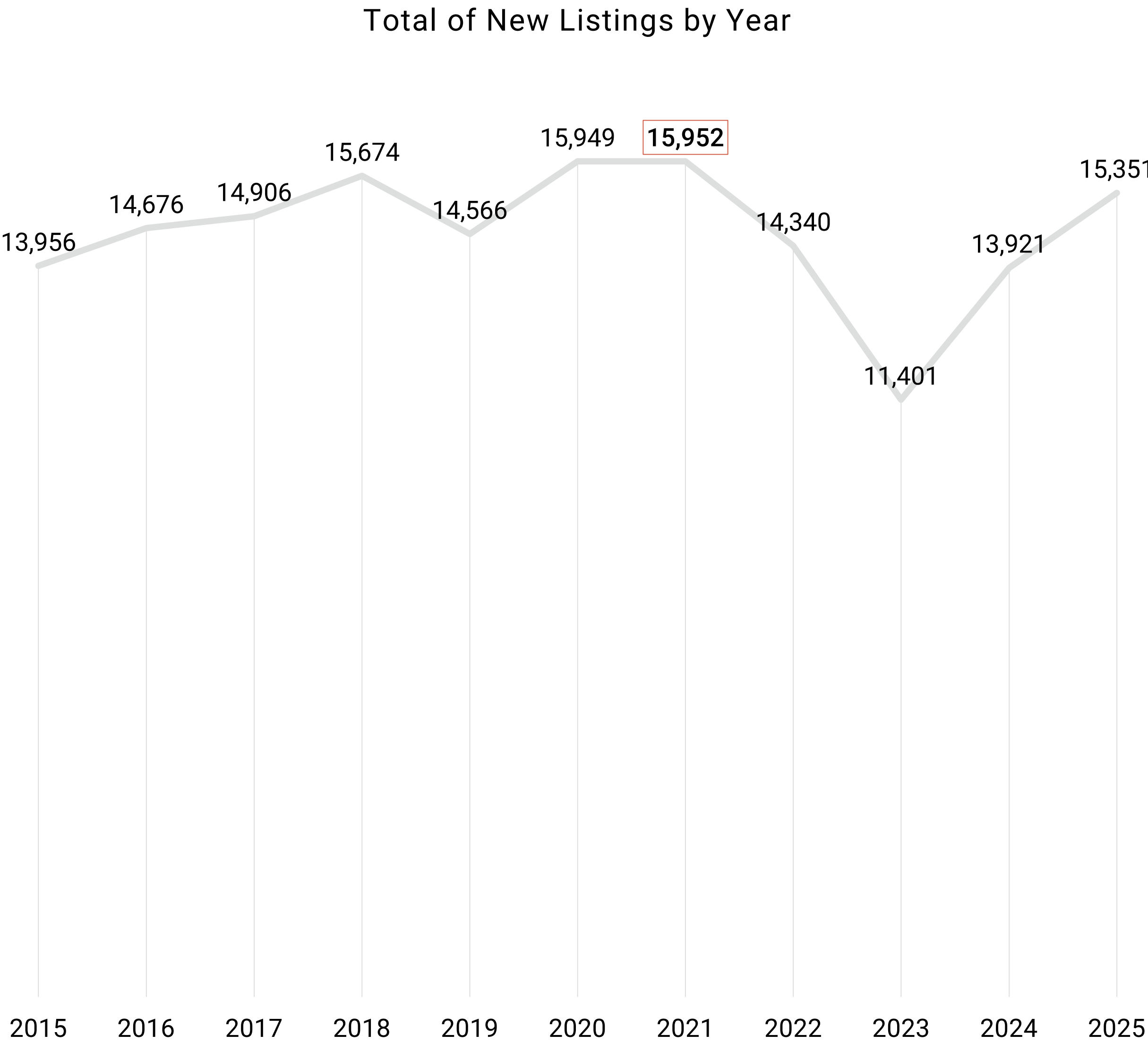


All Counties: Condominiums Only

# New Listings by Year

A comparison of new listings added each year, for condominiums only.  
New Listings: Property added to inventory during the reporting period (included in active listing totals).

	Total	Avg./Mo.
2015	13,956	1,163
2016	14,676	1,223
2017	14,906	1,242
2018	15,674	1,306
2019	14,566	1,214
2020	15,949	1,329
2021	15,952	1,329
2022	14,340	1,195
2023	11,401	950
2024	13,921	1,160
2025	15,351	1,279

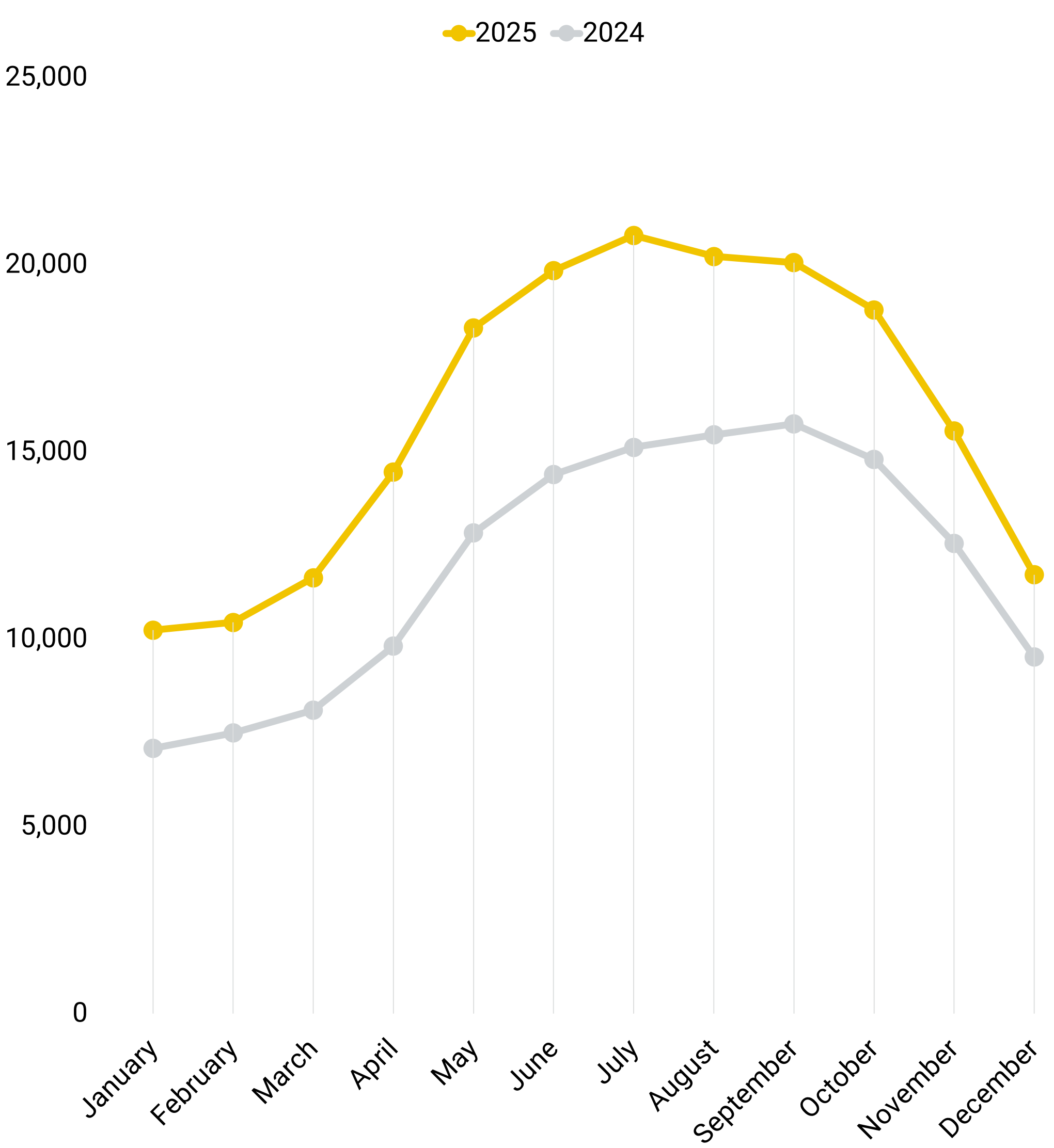


# All Counties: Residential Homes and Condominiums

## Active Listings by Month

A comparison of active listings in all counties each month this year vs. last year, for residential homes & condominiums.  
 Active Listings: Inventory on market.

	2025	2024	% chg.
January	10,241	7,084	44.57%
February	10,448	7,495	39.40%
March	11,640	8,100	43.70%
April	14,459	9,813	47.35%
May	18,310	12,837	42.63%
June	19,837	14,393	37.82%
July	20,781	15,122	37.42%
August	20,219	15,453	30.84%
September	20,052	15,748	27.33%
October	18,791	14,795	27.01%
November	15,557	12,558	23.88%
December	11,718	9,524	23.04%
<b>Total</b>	<b>192,053</b>	<b>142,922</b>	
<b>% chg.</b>	<b>34.38%</b>		



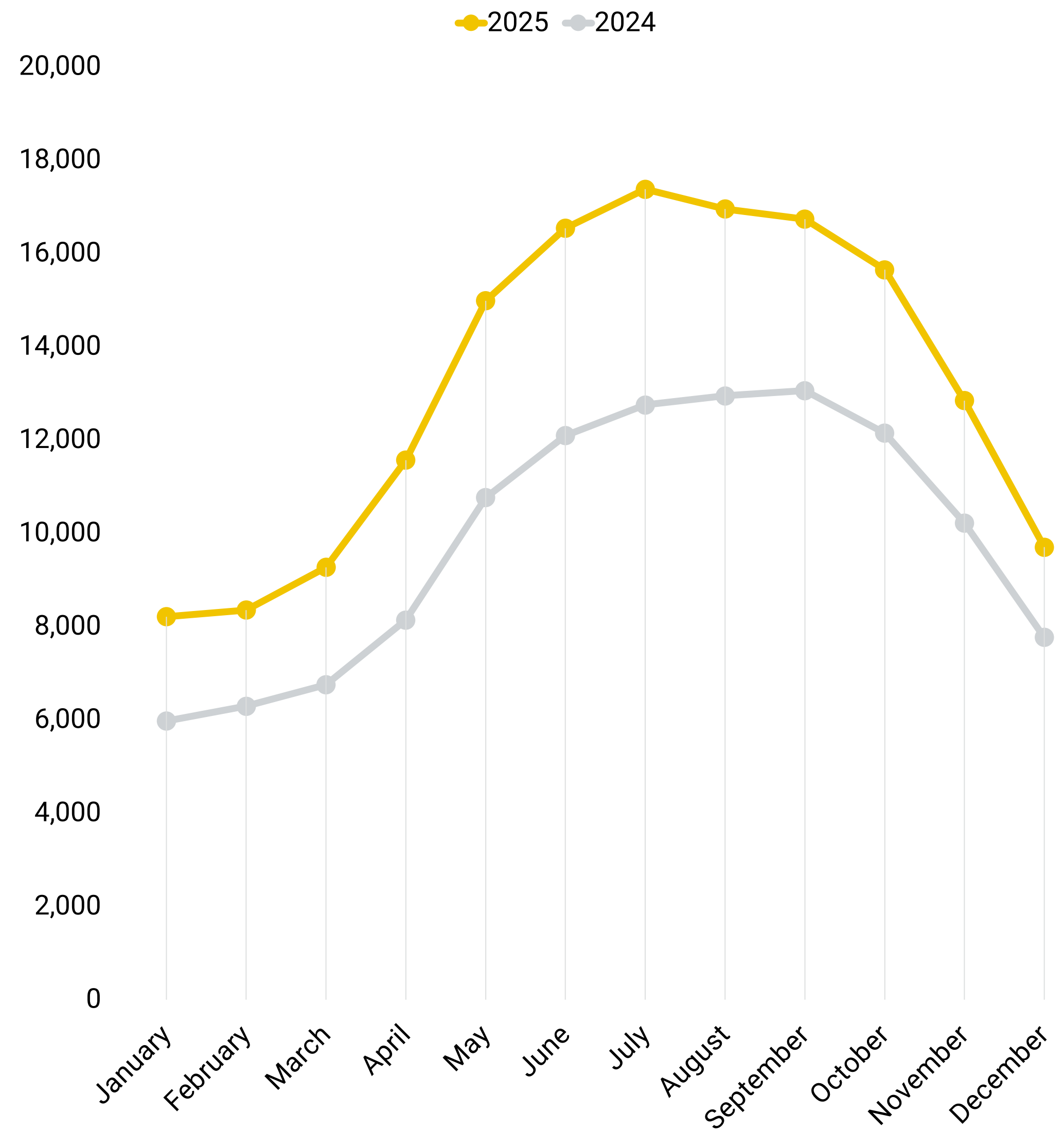


# All Counties: Residential Homes Only

## Active Listings by Month

A comparison of active listings in all counties each month this year vs. last year, for residential homes only.  
Active Listings: Inventory on market.

	2025	2024	% chg.
January	8,211	5,975	37.42%
February	8,355	6,291	32.81%
March	9,271	6,751	37.33%
April	11,569	8,141	42.11%
May	14,987	10,766	39.21%
June	16,542	12,096	36.76%
July	17,377	12,751	36.28%
August	16,952	12,946	30.94%
September	16,733	13,059	28.13%
October	15,649	12,147	28.83%
November	12,845	10,221	25.67%
December	9,702	7,769	24.88%
<b>Total</b>	<b>158,193</b>	<b>118,913</b>	
<b>% chg.</b>			<b>33.03%</b>

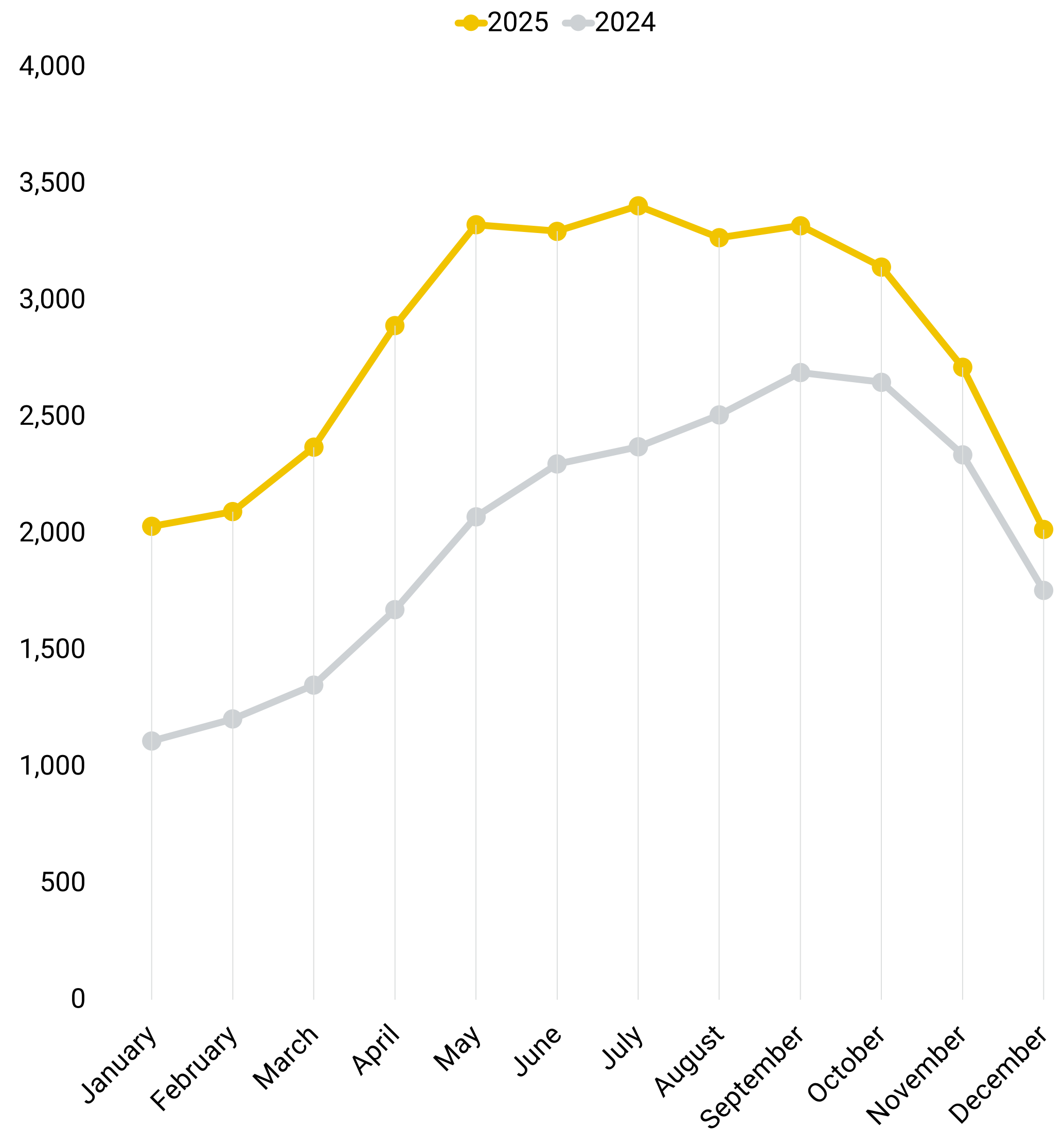


# All Counties: Condominiums Only

## Active Listings by Month

A comparison of active listings in all counties each month this year vs. last year, for condominiums only.  
Active Listings: Inventory on market.

	2025	2024	% chg.
January	2,030	1,109	83.05%
February	2,093	1,204	73.84%
March	2,369	1,349	75.61%
April	2,890	1,672	72.85%
May	3,323	2,071	60.45%
June	3,295	2,297	43.45%
July	3,404	2,371	43.57%
August	3,267	2,507	30.32%
September	3,319	2,689	23.43%
October	3,142	2,648	18.66%
November	2,712	2,337	16.05%
December	2,016	1,755	14.87%
<b>Total</b>	<b>33,860</b>	<b>24,009</b>	
<b>% chg.</b>			<b>41.03%</b>



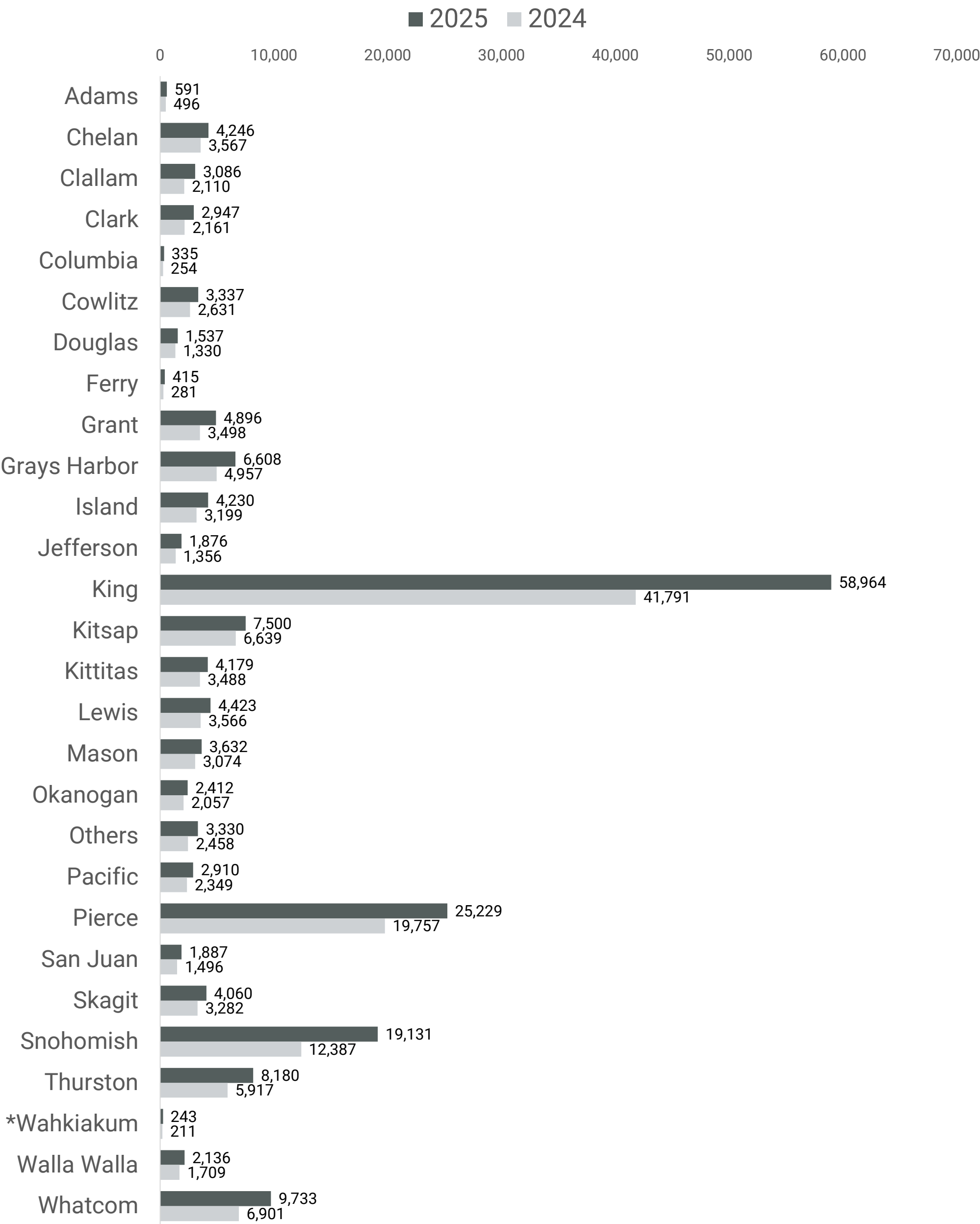


# Residential Homes and Condominiums

## Active Listings by County

A comparison of active listings in each county this year vs. last year, for residential homes & condominiums.  
 Active Listings: Inventory on market. \*YoY active listings for Wahkiakum began in May 2025.

	2025	2024	% chg.
Adams	591	496	19.15%
Chelan	4,246	3,567	19.04%
Clallam	3,086	2,110	46.26%
Clark	2,947	2,161	36.37%
Columbia	335	254	31.89%
Cowlitz	3,337	2,631	26.83%
Douglas	1,537	1,330	15.56%
Ferry	415	281	47.69%
Grant	4,896	3,498	39.97%
Grays Harbor	6,608	4,957	33.31%
Island	4,230	3,199	32.23%
Jefferson	1,876	1,356	38.35%
King	58,964	41,791	41.09%
Kitsap	7,500	6,639	12.97%
Kittitas	4,179	3,488	19.81%
Lewis	4,423	3,566	24.03%
Mason	3,632	3,074	18.15%
Okanogan	2,412	2,057	17.26%
Others	3,330	2,458	35.48%
Pacific	2,910	2,349	23.88%
Pierce	25,229	19,757	27.70%
San Juan	1,887	1,496	26.14%
Skagit	4,060	3,282	23.71%
Snohomish	19,131	12,387	54.44%
Thurston	8,180	5,917	38.25%
*Wahkiakum	243	211	15.17%
Walla Walla	2,136	1,709	24.99%
Whatcom	9,733	6,901	41.04%
<b>Total</b>	<b>192,053</b>	<b>142,922</b>	
<b>% chg.</b>	<b>34.38%</b>		



# Residential Homes Only

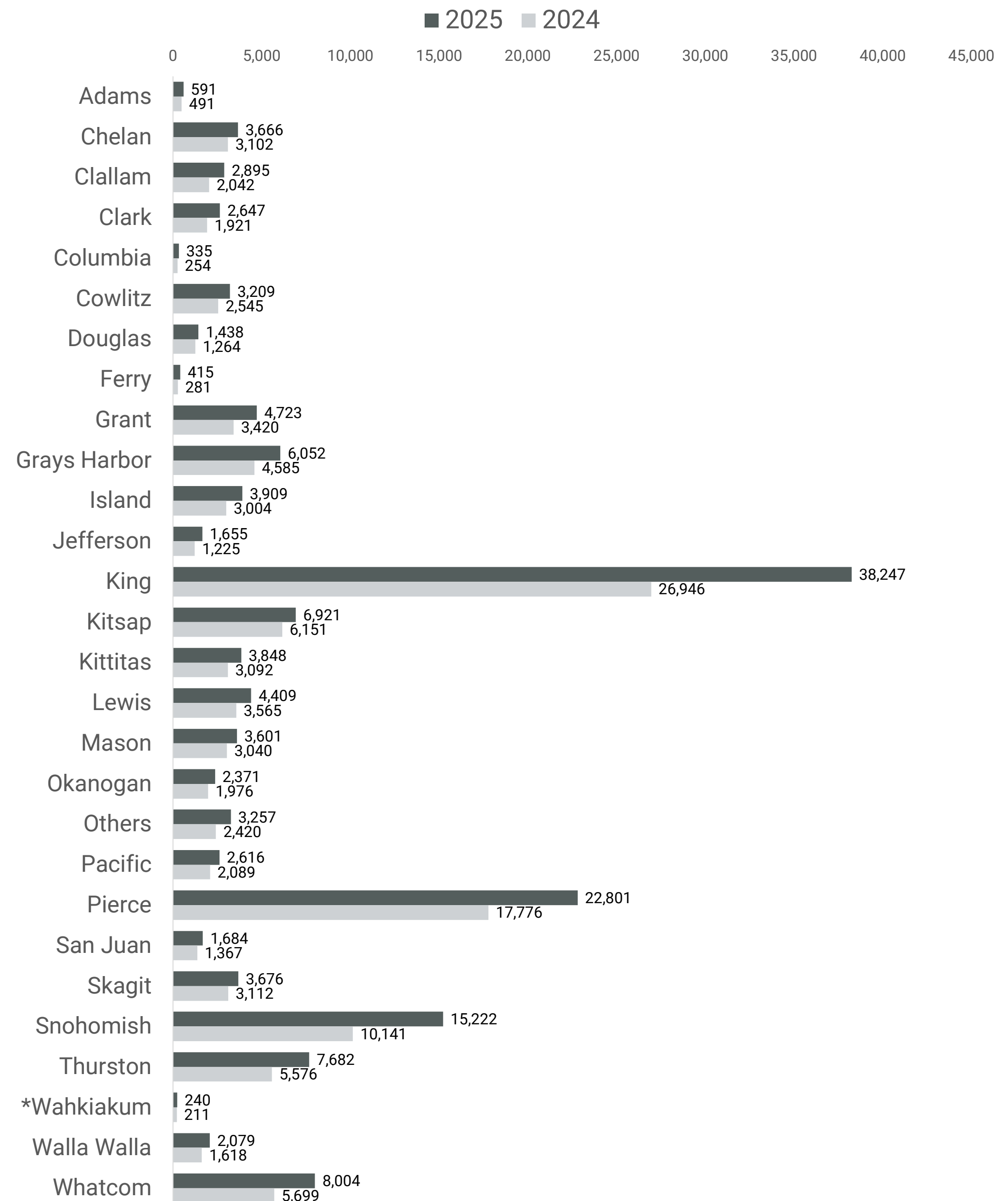
## Active Listings by County

A comparison of active listings in each county this year vs. last year, for residential homes only.  
Active Listings: Inventory on market. \*YoY active listings for Wahkiakum began in May 2025.

	2025	2024	% chg.
Adams	591	491	20.37%
Chelan	3,666	3,102	18.18%
Clallam	2,895	2,042	41.77%
Clark	2,647	1,921	37.79%
Columbia	335	254	31.89%
Cowlitz	3,209	2,545	26.09%
Douglas	1,438	1,264	13.77%
Ferry	415	281	47.69%
Grant	4,723	3,420	38.10%
Grays Harbor	6,052	4,585	32.00%
Island	3,909	3,004	30.13%
Jefferson	1,655	1,225	35.10%
King	38,247	26,946	41.94%
Kitsap	6,921	6,151	12.52%
Kittitas	3,848	3,092	24.45%
Lewis	4,409	3,565	23.67%
Mason	3,601	3,040	18.45%
Okanogan	2,371	1,976	19.99%
Others	3,257	2,420	34.59%
Pacific	2,616	2,089	25.23%
Pierce	22,801	17,776	28.27%
San Juan	1,684	1,367	23.19%
Skagit	3,676	3,112	18.12%
Snohomish	15,222	10,141	50.10%
Thurston	7,682	5,576	37.77%
*Wahkiakum	240	211	13.74%
Walla Walla	2,079	1,618	28.49%
Whatcom	8,004	5,699	40.45%

**Total**                      **158,193**      **118,913**

**% chg.**                      **33.03%**





# Condominiums Homes Only

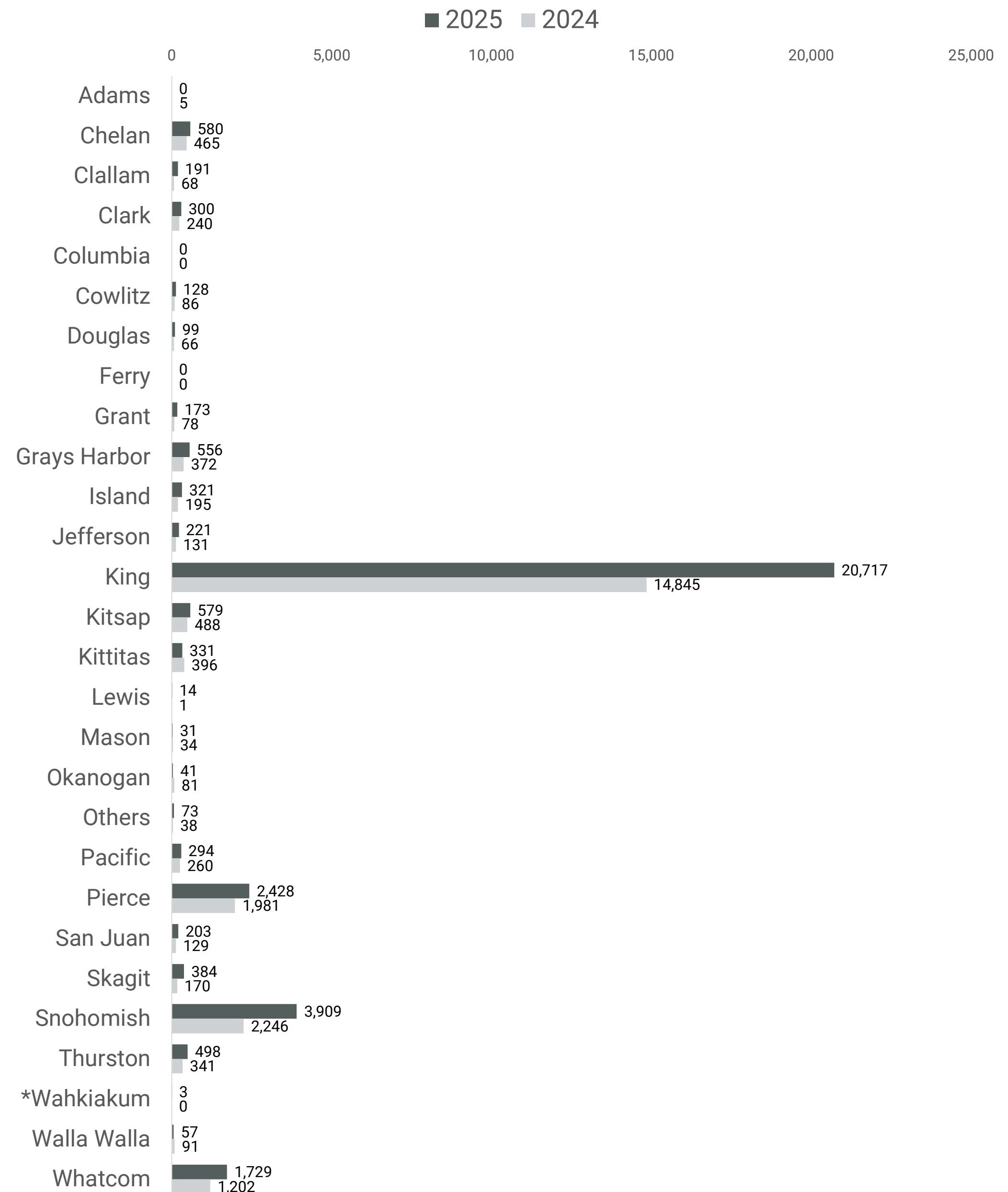
## Active Listings by County

A comparison of active listings in each county this year vs. last year, for condominiums only.  
Active Listings: Inventory on market. \*YoY active listings for Wahkiakum began in May 2025.

	2025	2024	% chg.
Adams	0	5	-100.00%
Chelan	580	465	24.73%
Clallam	191	68	180.88%
Clark	300	240	25.00%
Columbia	0	0	0.00%
Cowlitz	128	86	48.84%
Douglas	99	66	50.00%
Ferry	0	0	0.00%
Grant	173	78	121.79%
Grays Harbor	556	372	49.46%
Island	321	195	64.62%
Jefferson	221	131	68.70%
King	20,717	14,845	39.56%
Kitsap	579	488	18.65%
Kittitas	331	396	-16.41%
Lewis	14	1	1300.00%
Mason	31	34	-8.82%
Okanogan	41	81	-49.38%
Others	73	38	92.11%
Pacific	294	260	13.08%
Pierce	2,428	1,981	22.56%
San Juan	203	129	57.36%
Skagit	384	170	125.88%
Snohomish	3,909	2,246	74.04%
Thurston	498	341	46.04%
*Wahkiakum	3	0	0.00%
Walla Walla	57	91	-37.36%
Whatcom	1,729	1,202	43.84%

**Total** **33,860** **24,009**

**% chg.** **41.03%**

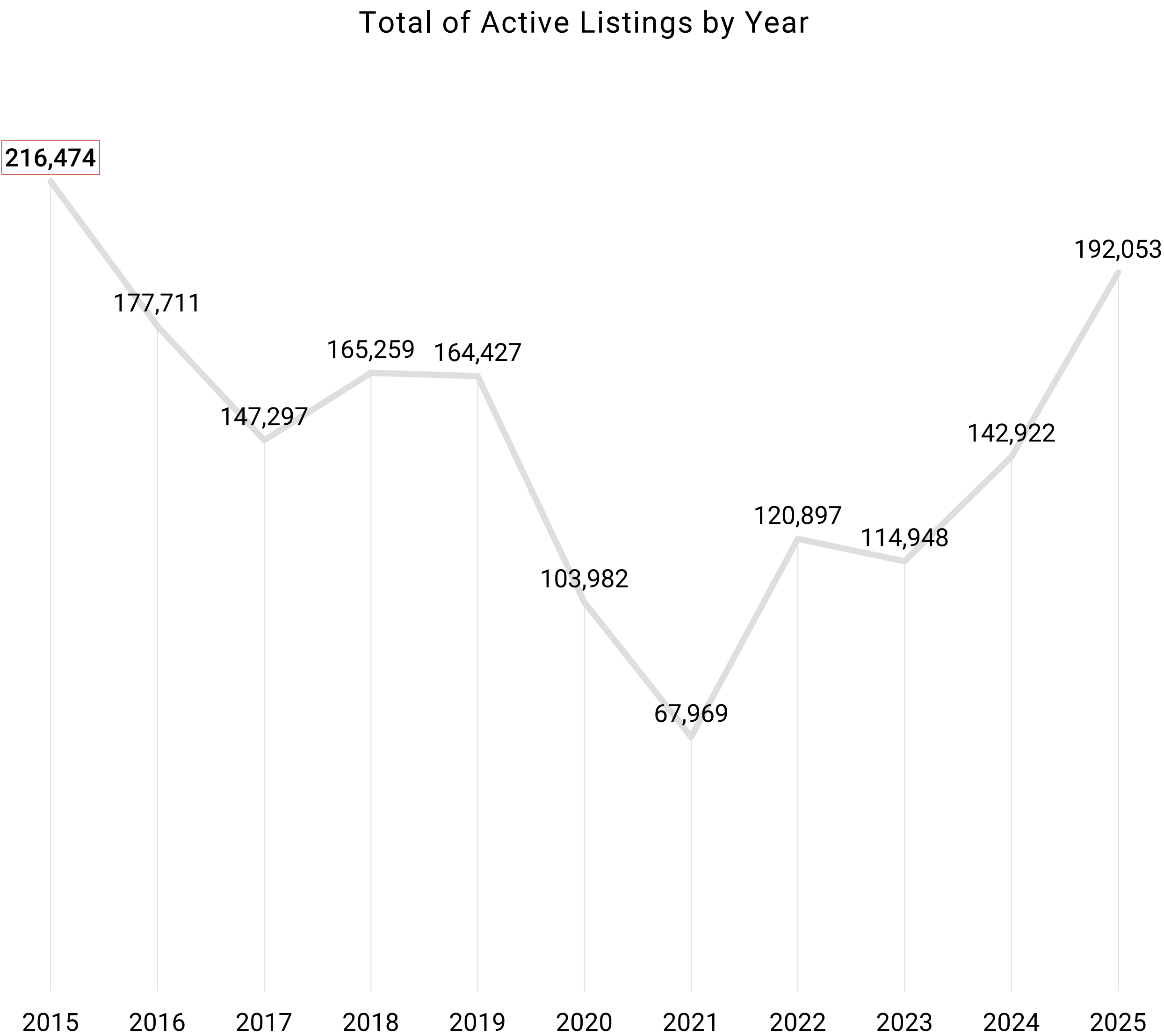


All Counties: Residential Homes and Condominiums

# Active Listings by Year

A comparison of active listings each year, for residential homes & condominiums.  
Active Listings: Inventory on market.

	Total	Avg./Mo.
2015	216,474	18,040
2016	177,711	14,809
2017	147,297	12,275
2018	165,259	13,772
2019	164,427	13,702
2020	103,982	8,665
2021	67,969	5,664
2022	120,897	10,075
2023	114,948	9,579
2024	142,922	11,910
2025	192,053	16,004



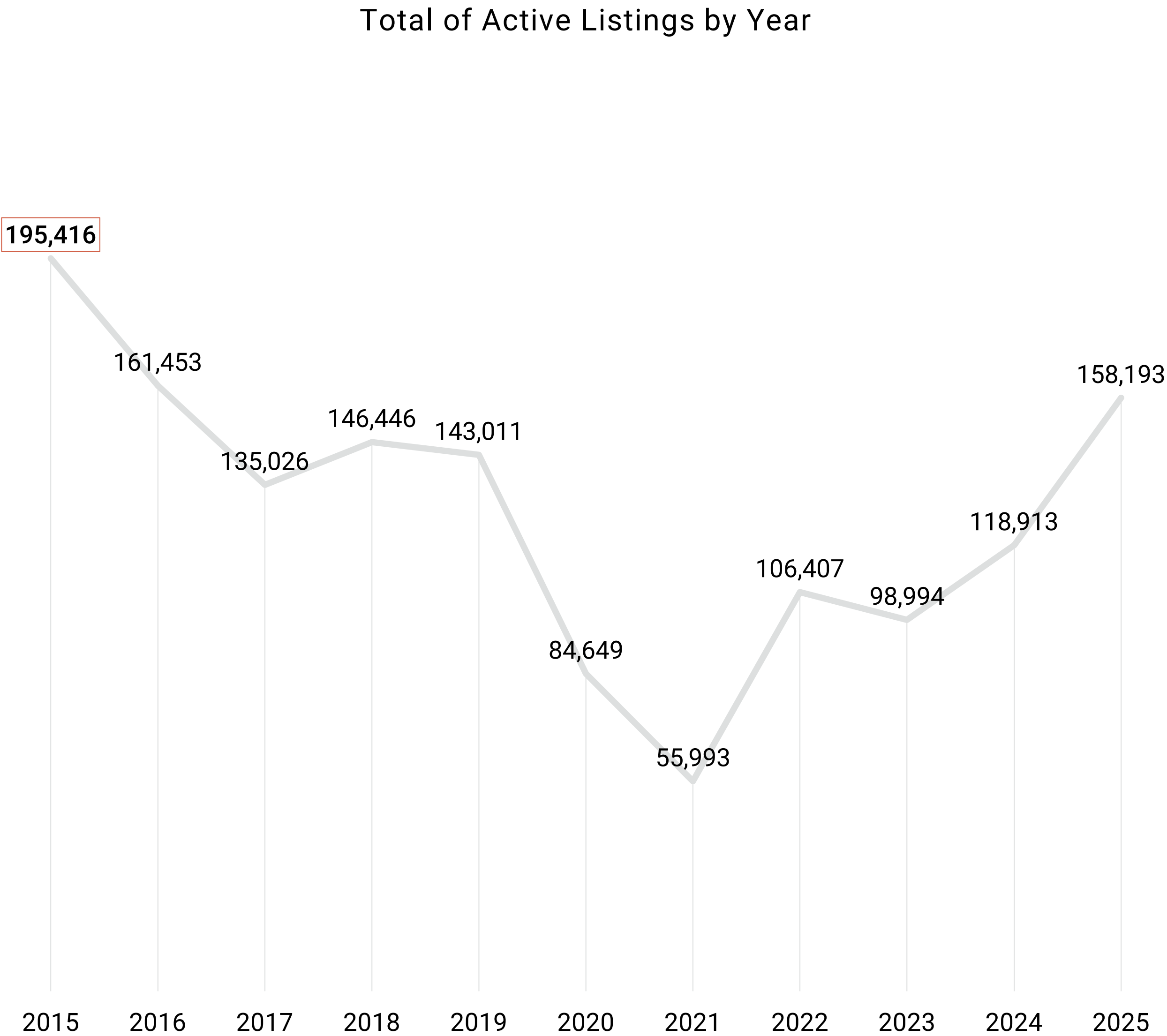


All Counties: Residential Homes Only

# Active Listings by Year

A comparison of active listings each year, for residential homes only.  
Active Listings: Inventory on market.

	Total	Avg./Mo.
2015	195,416	16,285
2016	161,453	13,454
2017	135,026	11,252
2018	146,446	12,204
2019	143,011	11,918
2020	84,649	7,054
2021	55,993	4,666
2022	106,407	8,867
2023	98,994	8,250
2024	118,913	9,909
2025	158,193	13,183

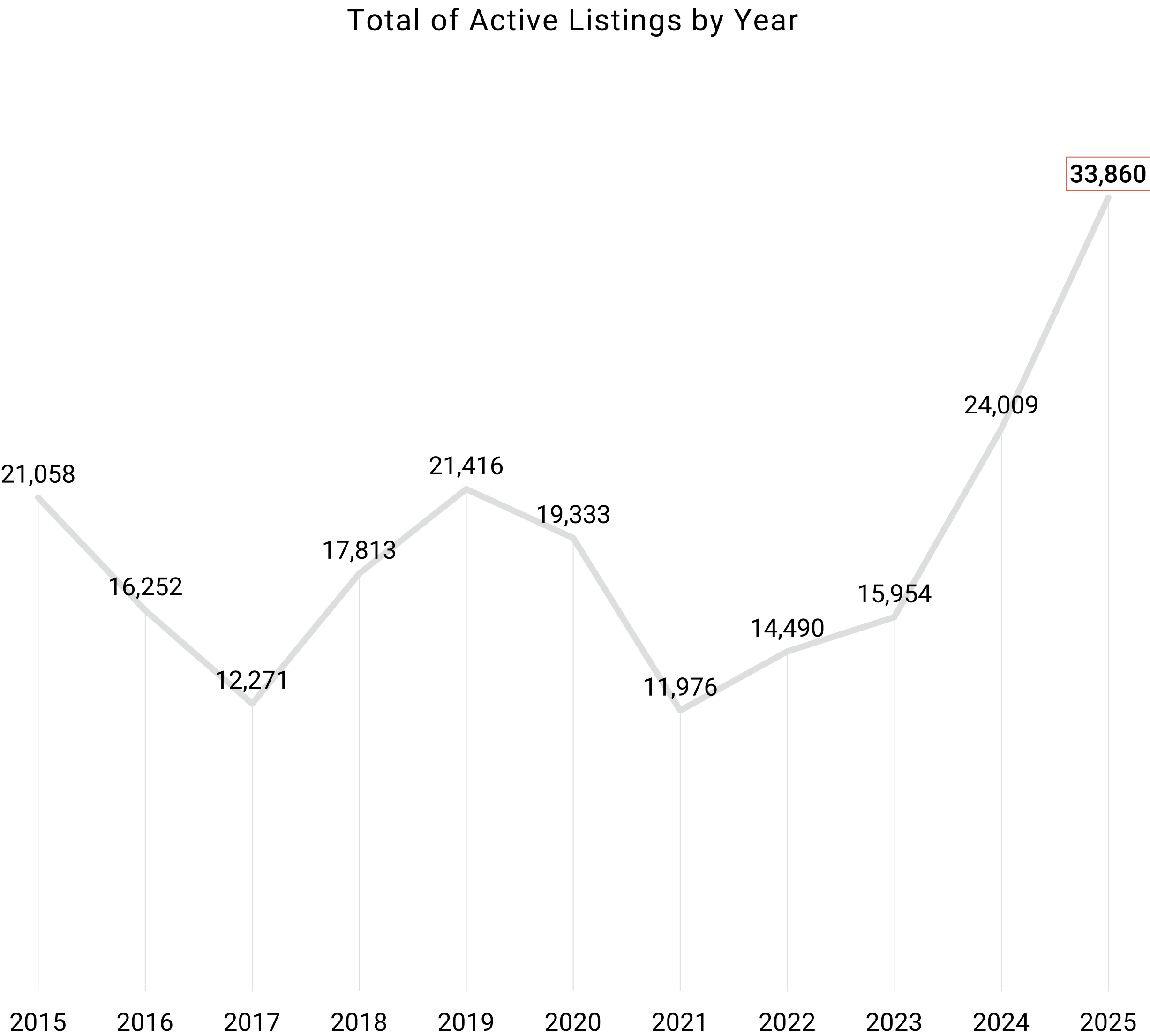


All Counties: Condominiums Only

# Active Listings by Year

A comparison of active listings each year, for condominiums only.  
Active Listings: Inventory on market.

	Total	Avg./Mo.
2015	21,058	1,755
2016	16,252	1,354
2017	12,271	1,023
2018	17,813	1,484
2019	21,416	1,785
2020	19,333	1,611
2021	11,976	998
2022	14,490	1,208
2023	15,954	1,330
2024	24,009	2,001
2025	33,860	2,822





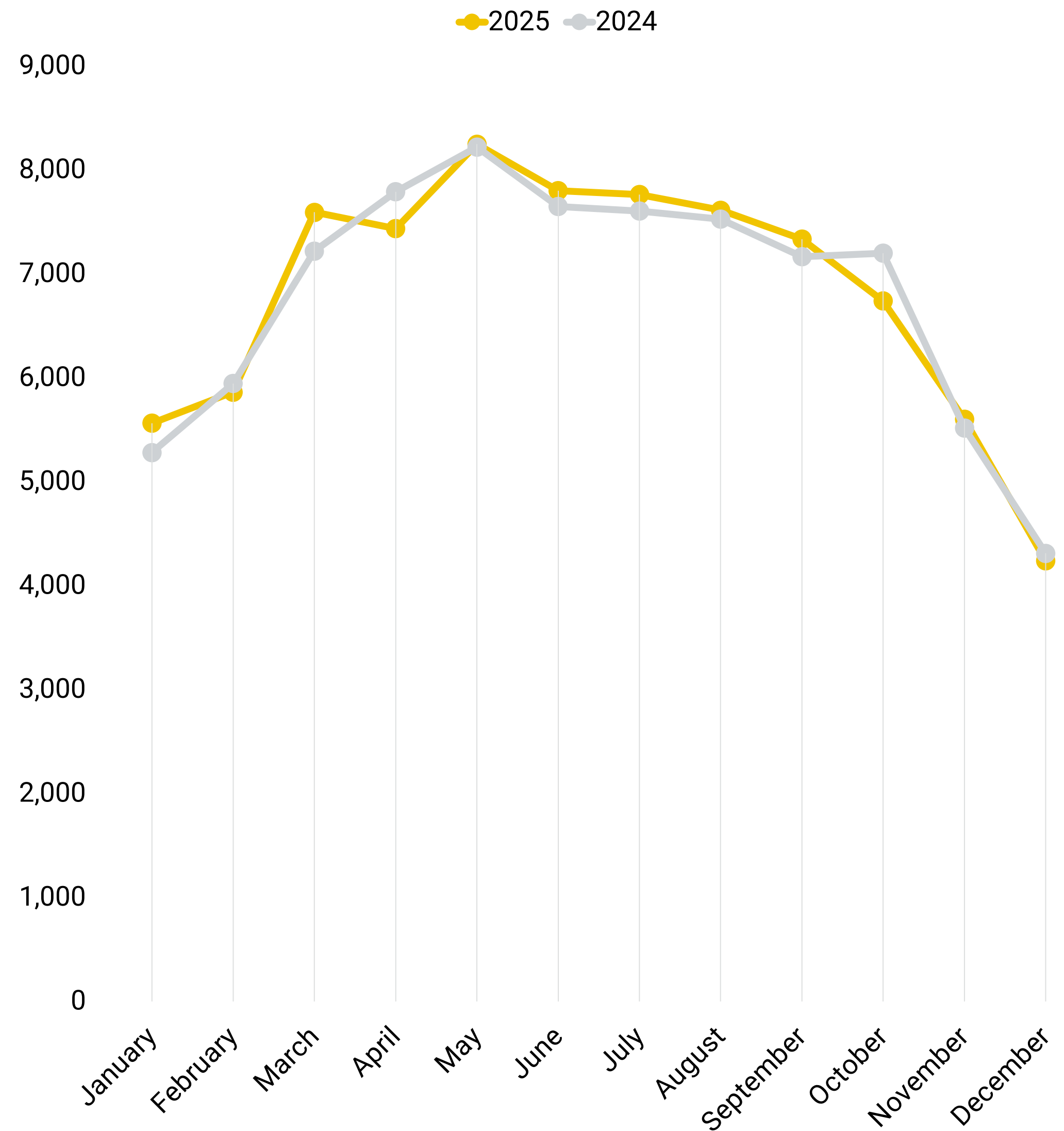
# All Counties: Residential Homes and Condominiums

## Pending Sales by Month

A comparison of the number of pending sales in all counties this year vs. last year, for residential homes & condominiums.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during same period.

	2025	2024	% chg.
January	5,564	5,282	5.34%
February	5,863	5,945	-1.38%
March	7,593	7,218	5.20%
April	7,435	7,792	-4.58%
May	8,249	8,220	0.35%
June	7,801	7,650	1.97%
July	7,764	7,606	2.08%
August	7,613	7,527	1.14%
September	7,335	7,165	2.37%
October	6,739	7,199	-6.39%
November	5,600	5,516	1.52%
December	4,239	4,312	-1.69%
<b>Total</b>	<b>81,795</b>	<b>81,432</b>	
<b>% chg.</b>	<b>0.45%</b>		



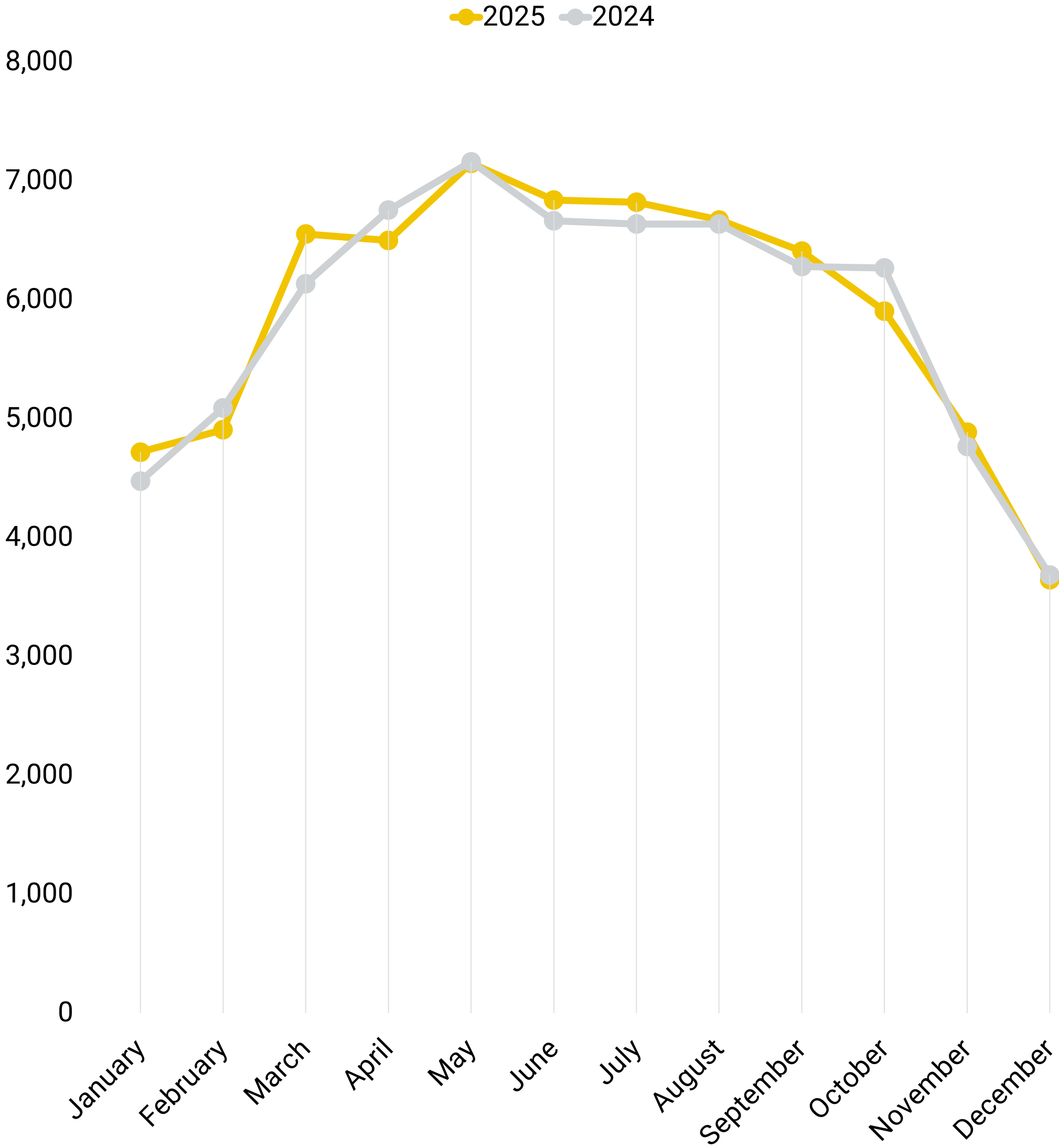
All Counties: Residential Homes Only

# Pending Sales by Month

A comparison of the number of pending sales in all counties this year vs. last year, for residential homes only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during same period.

	2025	2024	% chg.
January	4,719	4,474	5.48%
February	4,907	5,089	-3.58%
March	6,553	6,134	6.83%
April	6,499	6,755	-3.79%
May	7,149	7,161	-0.17%
June	6,838	6,664	2.61%
July	6,820	6,636	2.77%
August	6,671	6,637	0.51%
September	6,409	6,279	2.07%
October	5,905	6,267	-5.78%
November	4,886	4,765	2.54%
December	3,647	3,686	-1.06%
<b>Total</b>	<b>71,003</b>	<b>70,547</b>	
<b>% chg.</b>	<b>0.65%</b>		





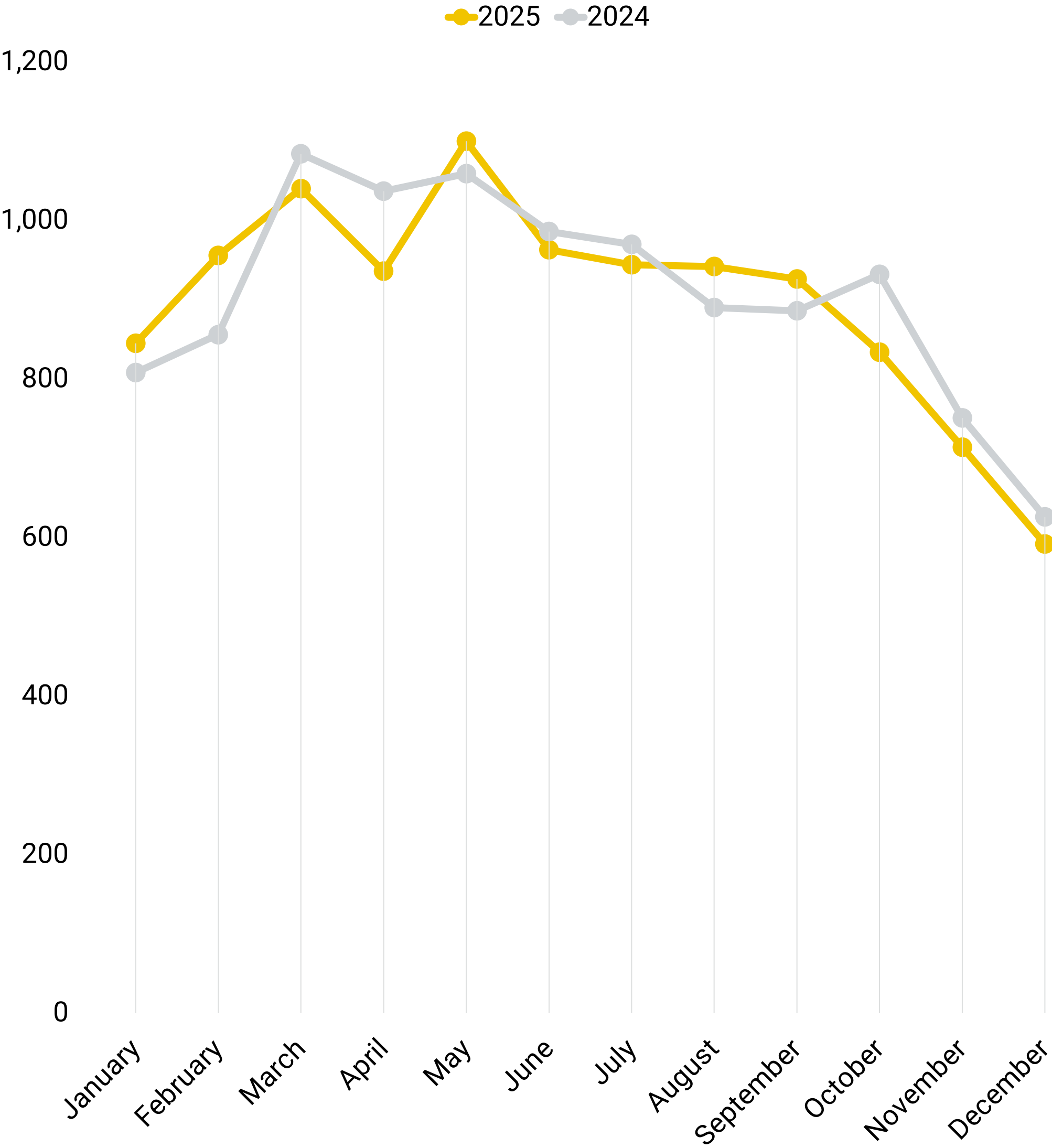
# All Counties: Condominiums Only

## Pending Sales by Month

A comparison of the number of pending sales in all counties this year vs. last year, for condominiums only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during same period.

	2025	2024	% chg.
January	845	808	4.58%
February	956	856	11.68%
March	1,040	1,084	-4.06%
April	936	1,037	-9.74%
May	1,100	1,059	3.87%
June	963	986	-2.33%
July	944	970	-2.68%
August	942	890	5.84%
September	926	886	4.51%
October	834	932	-10.52%
November	714	751	-4.93%
December	592	626	-5.43%
<b>Total</b>	<b>10,792</b>	<b>10,885</b>	
<b>% chg.</b>			<b>-0.85%</b>

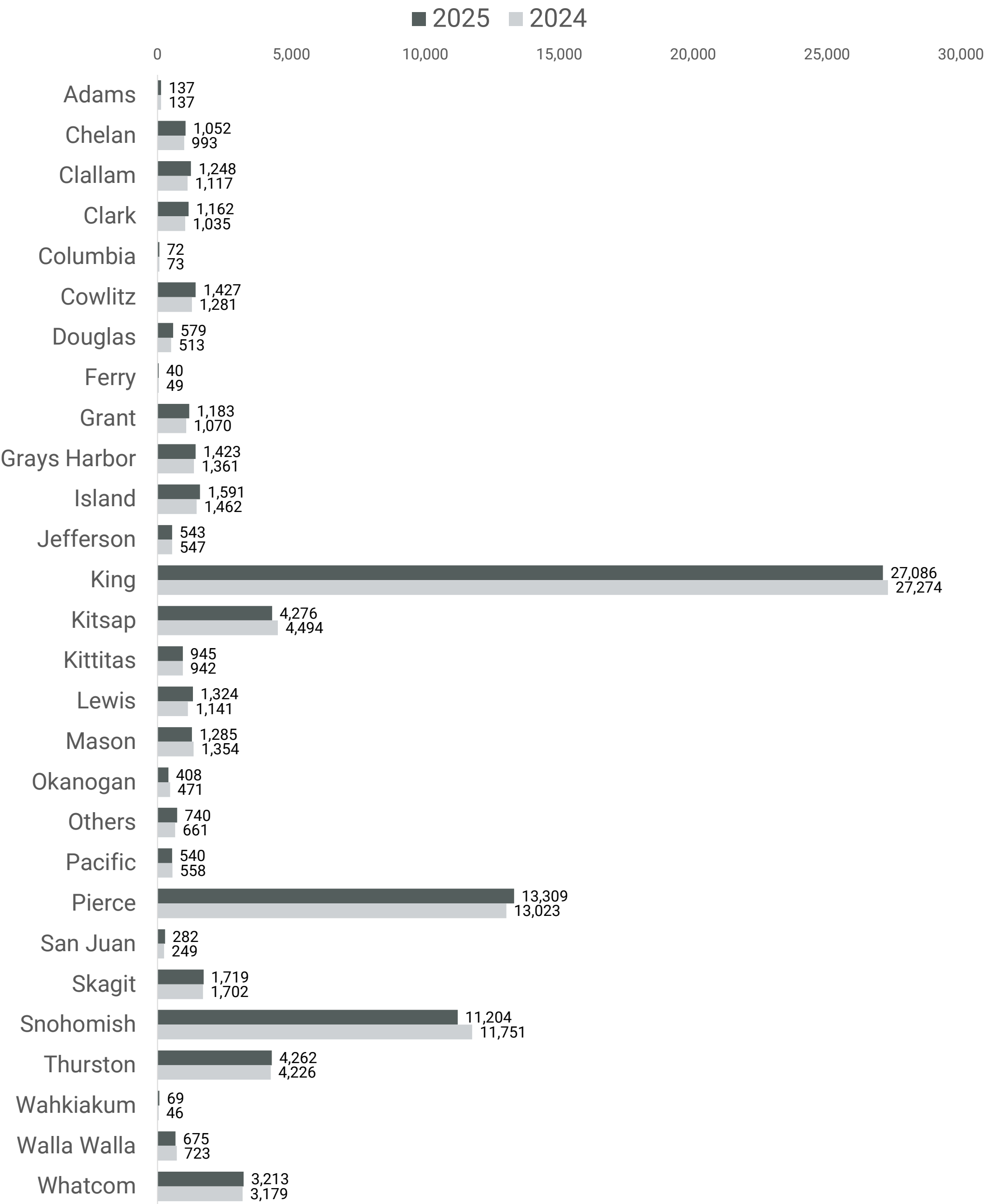


# Residential Homes and Condominiums Pending Sales by County

A comparison of the number of pending sales in each county this year vs. last year, for residential homes & condominiums.

	2025	2024	% chg.
Adams	137	137	0.00%
Chelan	1,052	993	5.94%
Clallam	1,248	1,117	11.73%
Clark	1,162	1,035	12.27%
Columbia	72	73	-1.37%
Cowlitz	1,427	1,281	11.40%
Douglas	579	513	12.87%
Ferry	40	49	-18.37%
Grant	1,183	1,070	10.56%
Grays Harbor	1,423	1,361	4.56%
Island	1,591	1,462	8.82%
Jefferson	543	547	-0.73%
King	27,086	27,274	-0.69%
Kitsap	4,276	4,494	-4.85%
Kittitas	945	942	0.32%
Lewis	1,324	1,141	16.04%
Mason	1,285	1,354	-5.10%
Okanogan	408	471	-13.38%
Others	740	661	11.95%
Pacific	540	558	-3.23%
Pierce	13,309	13,023	2.20%
San Juan	282	249	13.25%
Skagit	1,719	1,702	1.00%
Snohomish	11,204	11,751	-4.65%
Thurston	4,262	4,226	0.85%
Wahkiakum	69	46	50.00%
Walla Walla	675	723	-6.64%
Whatcom	3,213	3,179	1.07%

Total	81,794	81,432
% chg.	0.44%	



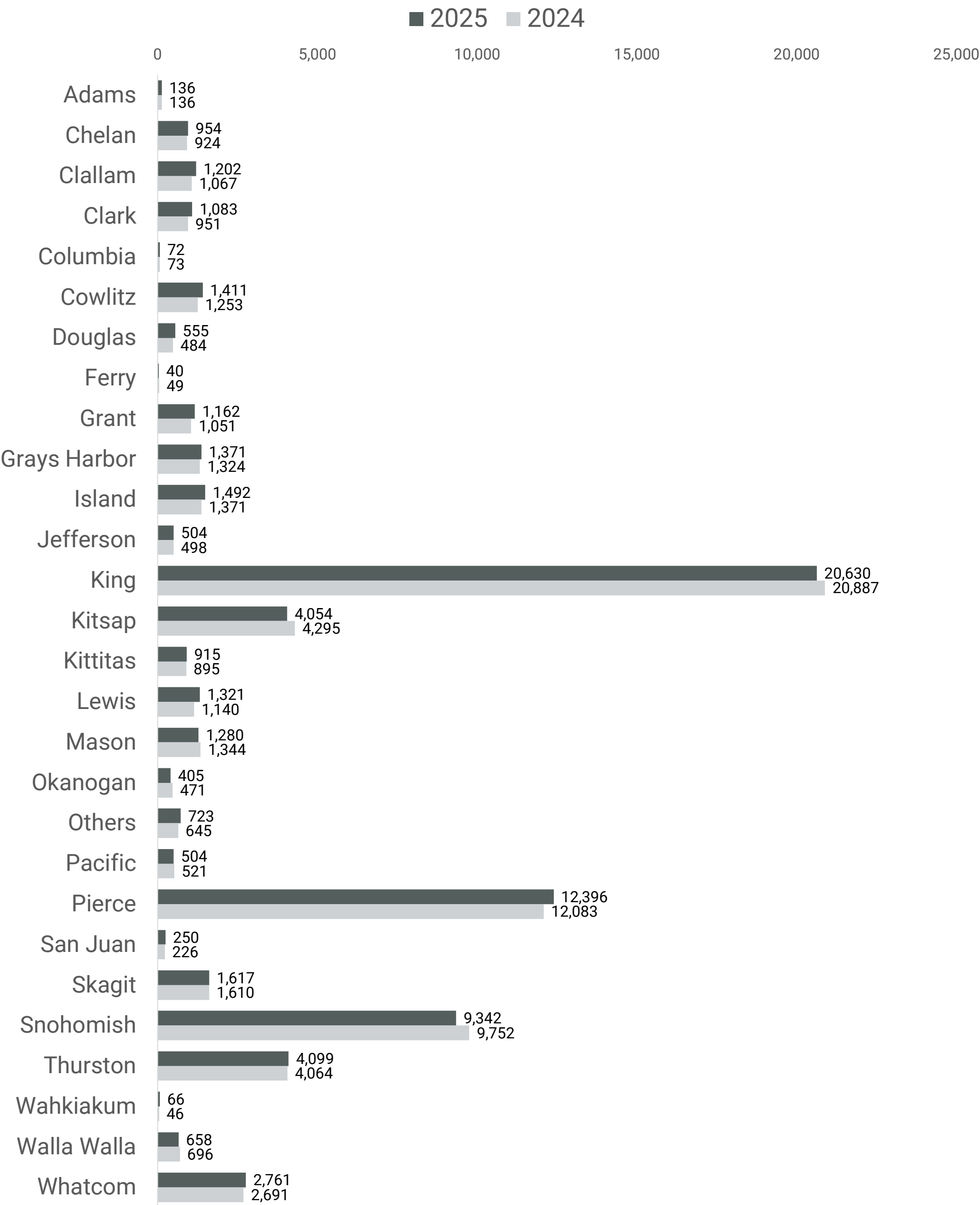


Residential Homes Only

# Pending Sales by County

A comparison of the number of pending sales in each county this year vs. last year, for residential homes only.

	2025	2024	% chg.
Adams	136	136	0.00%
Chelan	954	924	3.25%
Clallam	1,202	1,067	12.65%
Clark	1,083	951	13.88%
Columbia	72	73	-1.37%
Cowlitz	1,411	1,253	12.61%
Douglas	555	484	14.67%
Ferry	40	49	-18.37%
Grant	1,162	1,051	10.56%
Grays Harbor	1,371	1,324	3.55%
Island	1,492	1,371	8.83%
Jefferson	504	498	1.20%
King	20,630	20,887	-1.23%
Kitsap	4,054	4,295	-5.61%
Kittitas	915	895	2.23%
Lewis	1,321	1,140	15.88%
Mason	1,280	1,344	-4.76%
Okanogan	405	471	-14.01%
Others	723	645	12.09%
Pacific	504	521	-3.26%
Pierce	12,396	12,083	2.59%
San Juan	250	226	10.62%
Skagit	1,617	1,610	0.43%
Snohomish	9,342	9,752	-4.20%
Thurston	4,099	4,064	0.86%
Wahkiakum	66	46	43.48%
Walla Walla	658	696	-5.46%
Whatcom	2,761	2,691	2.60%
Total	71,003	70,547	
% chg.	0.65%		

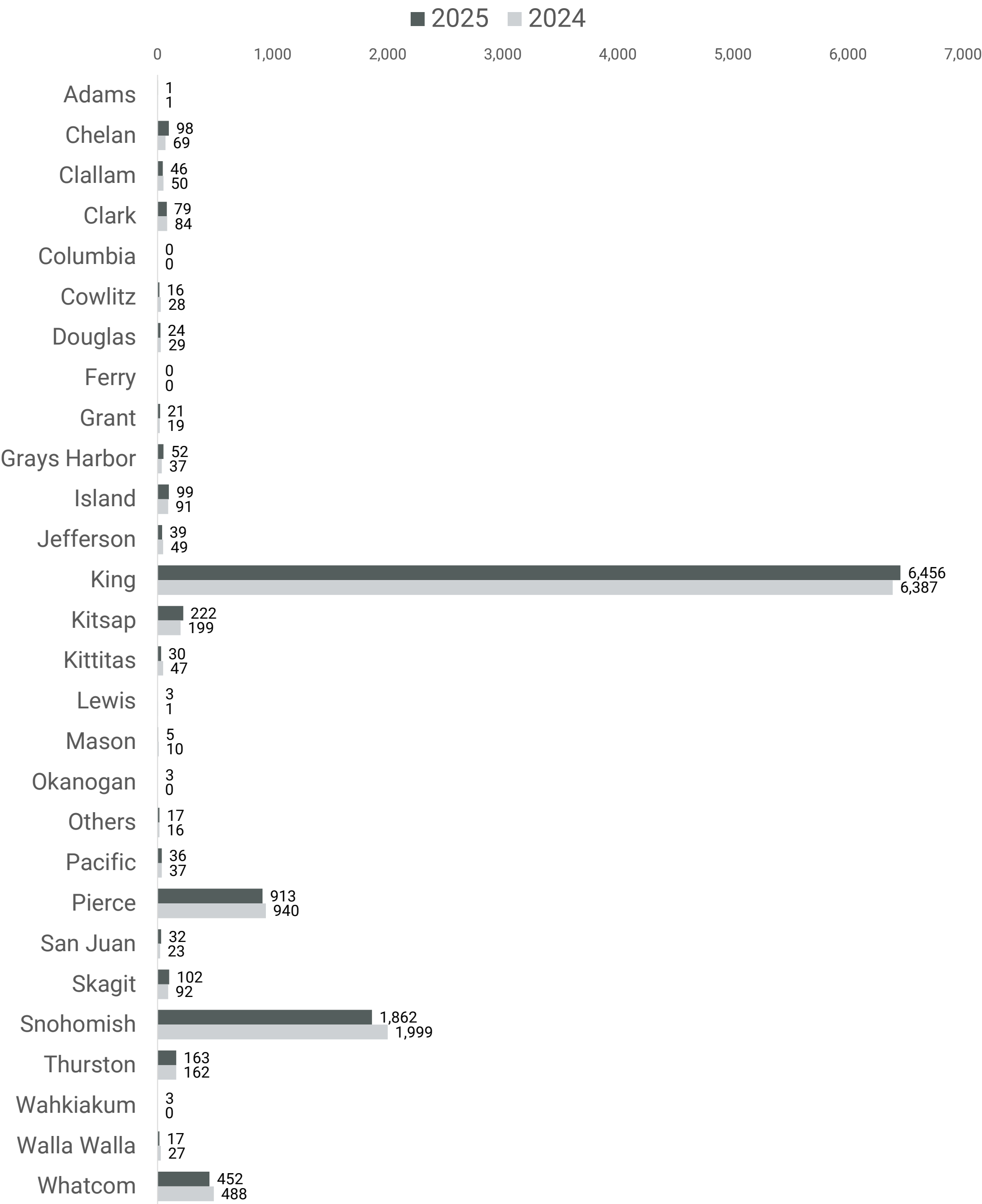


Condominiums Only

# Pending Sales by County

A comparison of the number of pending sales in each county this year vs. last year, for condominiums only.

	2025	2024	% chg.
Adams	1	1	0.00%
Chelan	98	69	42.03%
Clallam	46	50	-8.00%
Clark	79	84	-5.95%
Columbia	0	0	0.00%
Cowlitz	16	28	-42.86%
Douglas	24	29	-17.24%
Ferry	0	0	0.00%
Grant	21	19	10.53%
Grays Harbor	52	37	40.54%
Island	99	91	8.79%
Jefferson	39	49	-20.41%
King	6,456	6,387	1.08%
Kitsap	222	199	11.56%
Kittitas	30	47	-36.17%
Lewis	3	1	200.00%
Mason	5	10	-50.00%
Okanogan	3	0	0.00%
Others	17	16	6.25%
Pacific	36	37	-2.70%
Pierce	913	940	-2.87%
San Juan	32	23	39.13%
Skagit	102	92	10.87%
Snohomish	1,862	1,999	-6.85%
Thurston	163	162	0.62%
Wahkiakum	3	0	0.00%
Walla Walla	17	27	-37.04%
Whatcom	452	488	-7.38%
Total	10,791	10,885	
% chg.	-0.86%		



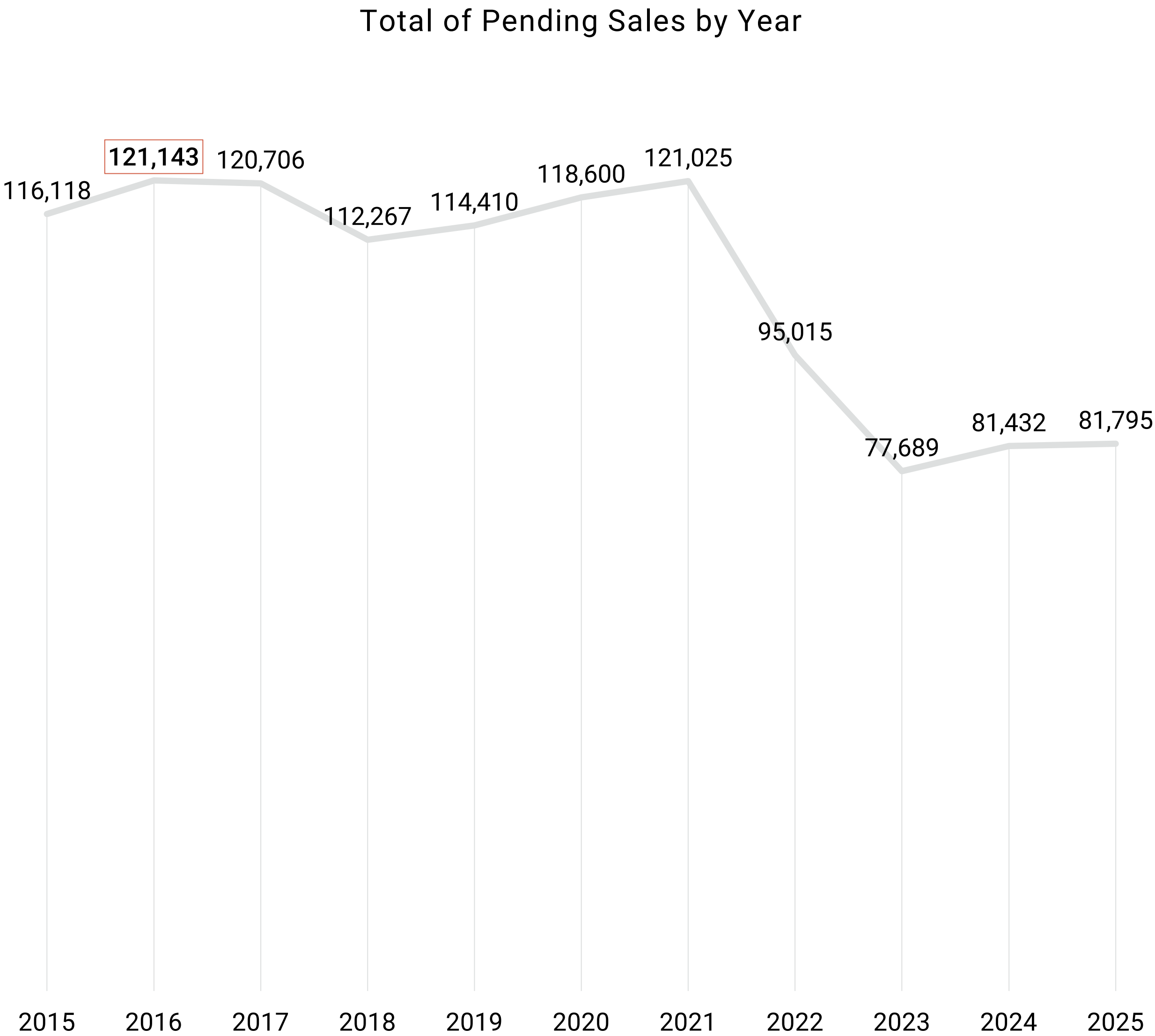
# All Counties: Residential Homes and Condominiums

## Pending Sales by Year

A comparison of the number of pending sales each year, for residential homes & condominiums.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but transaction has not closed (pending arrangements for financing, home inspection, sale of buyer’s home, or other reasons). Figures include all transactions that became “pending” during the period unless the listing went back on the market during same period.

	Total	Avg./Mo.
2015	116,118	9,677
2016	121,143	10,095
2017	120,706	10,059
2018	112,267	9,356
2019	114,410	9,534
2020	118,600	9,883
2021	121,025	10,085
2022	95,015	7,918
2023	77,689	6,474
2024	81,432	6,786
2025	81,795	6,816





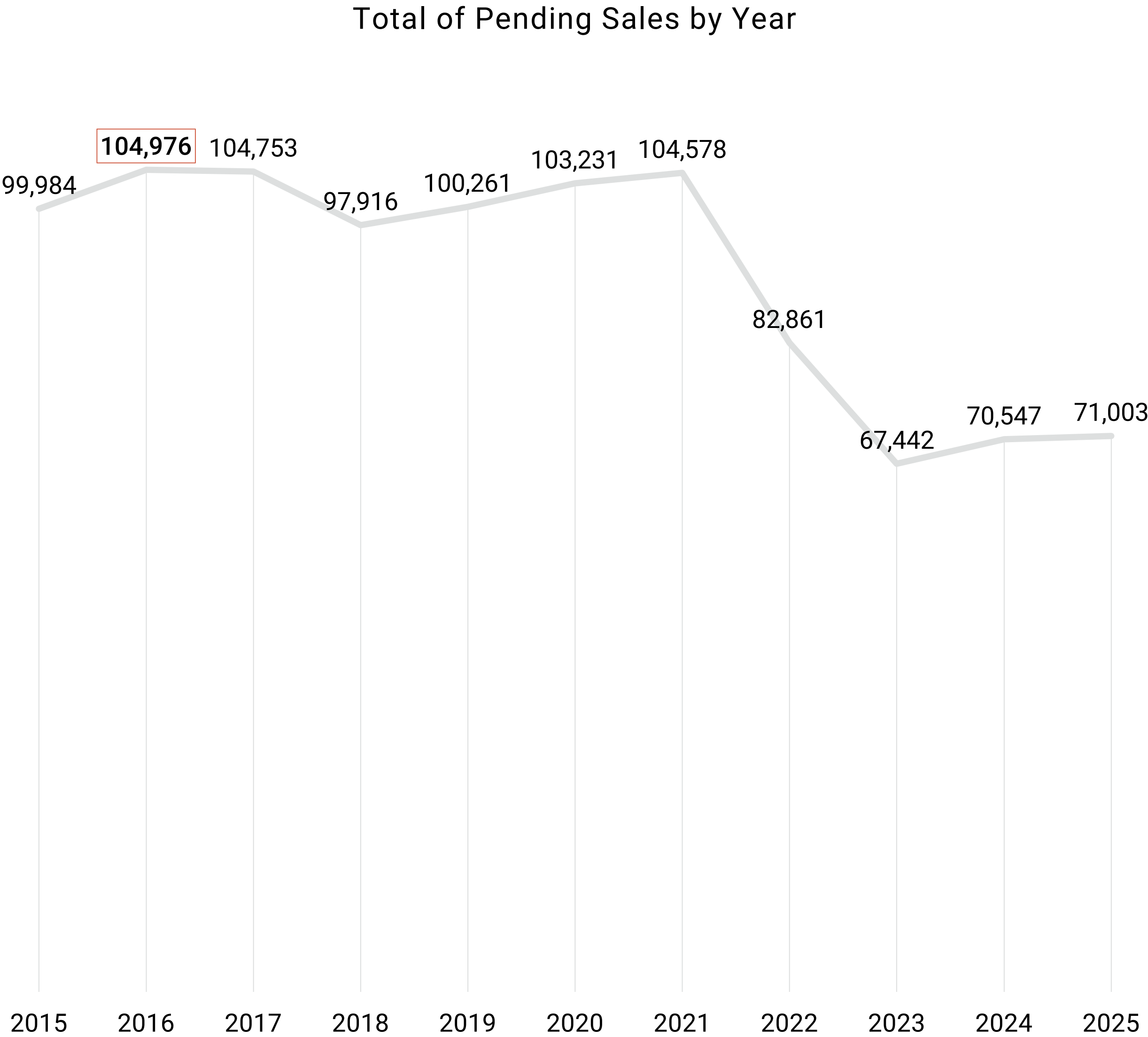
All Counties: Residential Homes Only

# Pending Sales by Year

A comparison of the number of pending sales each year, for residential homes only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but transaction has not closed (pending arrangements for financing, home inspection, sale of buyer’s home, or other reasons). Figures include all transactions that became “pending” during the period unless the listing went back on the market during same period.

	Total	Avg./Mo.
2015	99,984	8,332
2016	104,976	8,748
2017	104,753	8,729
2018	97,916	8,160
2019	100,261	8,355
2020	103,231	8,603
2021	104,578	8,715
2022	82,861	6,905
2023	67,442	5,620
2024	70,547	5,879
2025	71,003	5,917



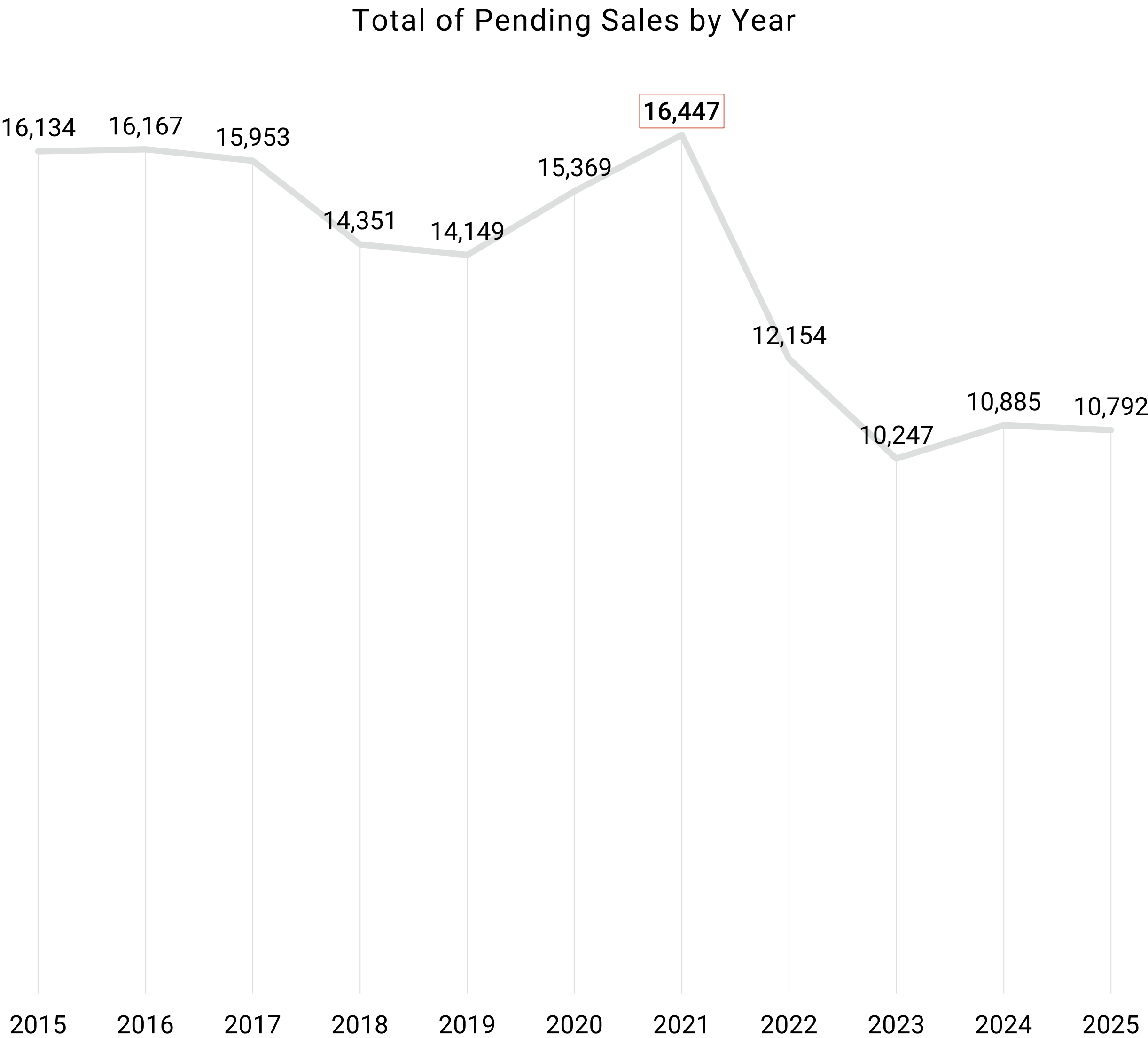
# All Counties: Condominiums Only

## Pending Sales by Year

A comparison of the number of pending sales each year, for condominiums only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but transaction has not closed (pending arrangements for financing, home inspection, sale of buyer’s home, or other reasons). Figures include all transactions that became “pending” during the period unless the listing went back on the market during same period.

	Total	Avg./Mo.
2015	16,134	1,345
2016	16,167	1,347
2017	15,953	1,329
2018	14,351	1,196
2019	14,149	1,179
2020	15,369	1,281
2021	16,447	1,371
2022	12,154	1,013
2023	10,247	854
2024	10,885	907
2025	10,792	899

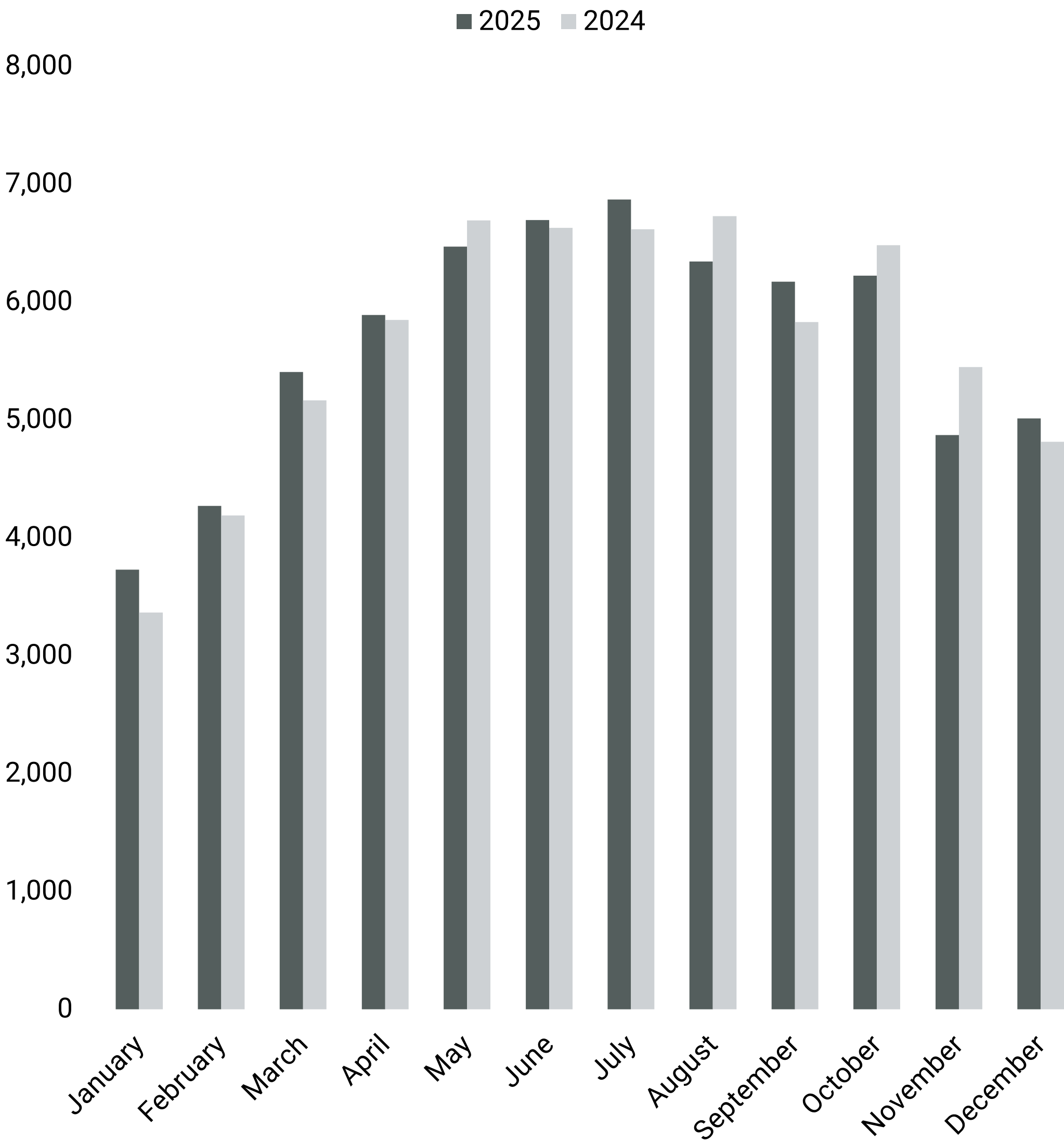


# All Counties: Residential Homes and Condominiums

## Closed Sales by Month

A comparison of closed sales units in all counties this year vs. last year, for residential homes & condominiums. (Valued over \$55,010,576,071)

	2025	2024	% chg.
January	3,727	3,364	10.79%
February	4,268	4,189	1.89%
March	5,406	5,165	4.67%
April	5,887	5,847	0.68%
May	6,467	6,689	-3.32%
June	6,694	6,627	1.01%
July	6,867	6,615	3.81%
August	6,341	6,727	-5.74%
September	6,170	5,828	5.87%
October	6,222	6,479	-3.97%
November	4,870	5,446	-10.58%
December	5,010	4,812	4.11%
<b>Total</b>	<b>67,929</b>	<b>67,788</b>	
<b>% chg.</b>	<b>0.21%</b>		



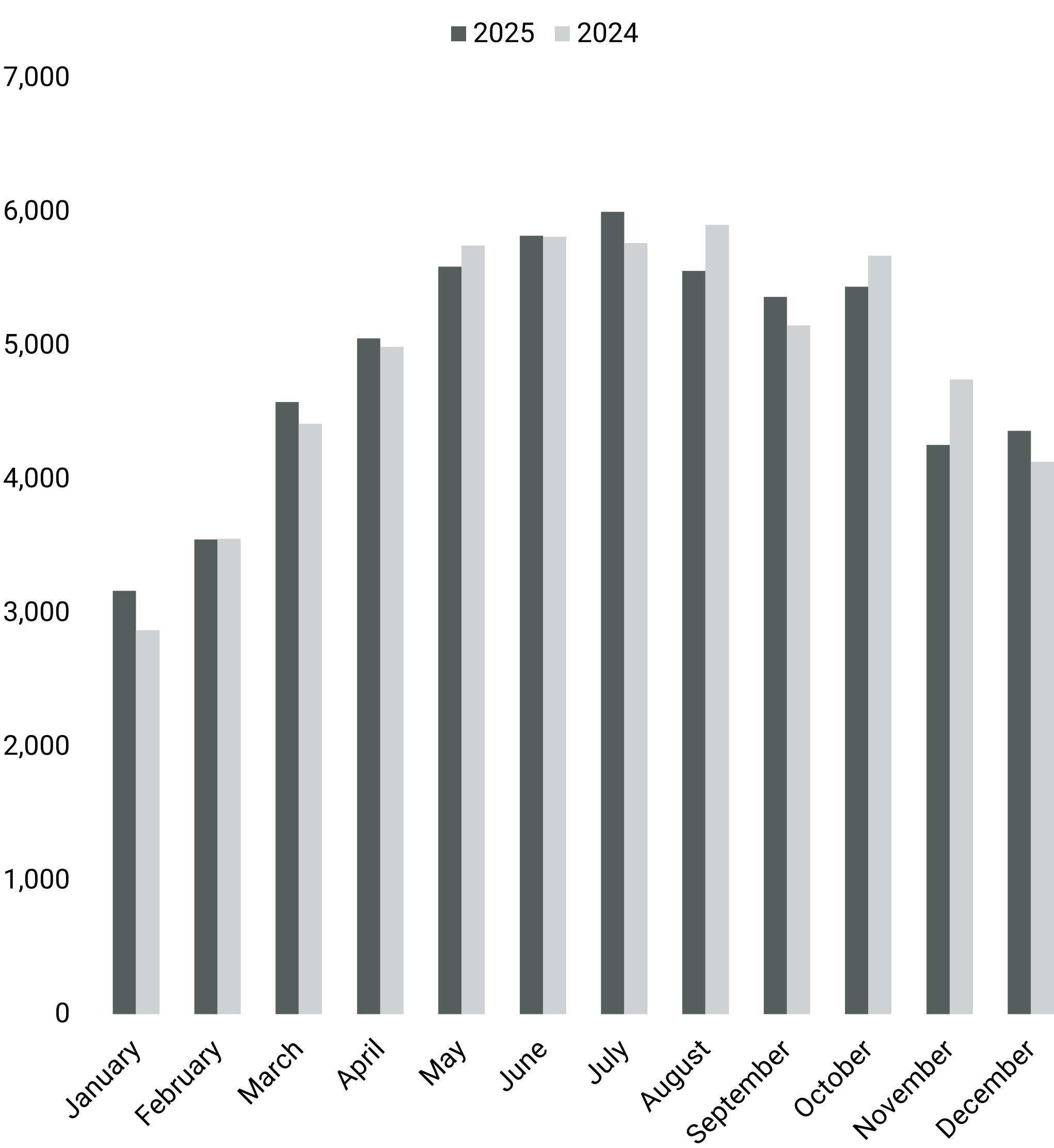


All Counties: Residential Homes Only

# Closed Sales by Month

A comparison of closed sales units in all counties this year vs. last year, for residential homes only.

	2025	2024	% chg.
January	3,165	2,872	10.20%
February	3,550	3,553	-0.08%
March	4,576	4,413	3.69%
April	5,052	4,989	1.26%
May	5,588	5,747	-2.77%
June	5,820	5,812	0.14%
July	6,000	5,765	4.08%
August	5,557	5,902	-5.85%
September	5,363	5,151	4.12%
October	5,440	5,671	-4.07%
November	4,257	4,745	-10.28%
December	4,361	4,131	5.57%
Total	58,729	58,751	
% chg.	-0.04%		

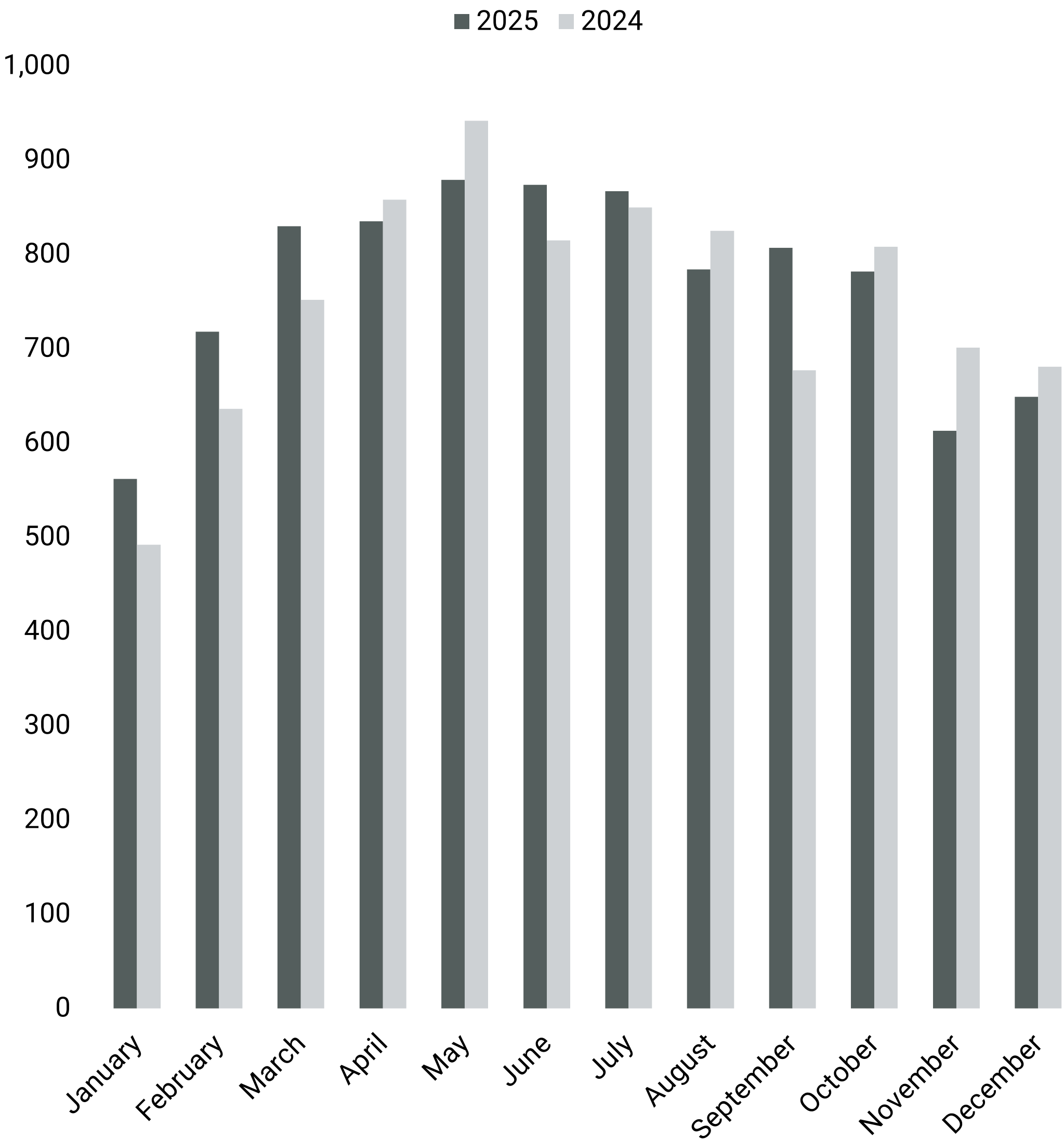


# All Counties: Condominiums Only

## Closed Sales by Month

A comparison of closed sales units in all counties this year vs. last year, for condominiums only.

	2025	2024	% chg.
January	562	492	14.23%
February	718	636	12.89%
March	830	752	10.37%
April	835	858	-2.68%
May	879	942	-6.69%
June	874	815	7.24%
July	867	850	2.00%
August	784	825	-4.97%
September	807	677	19.20%
October	782	808	-3.22%
November	613	701	-12.55%
December	649	681	-4.70%
<b>Total</b>	<b>9,200</b>	<b>9,037</b>	
<b>% chg.</b>	<b>1.80%</b>		



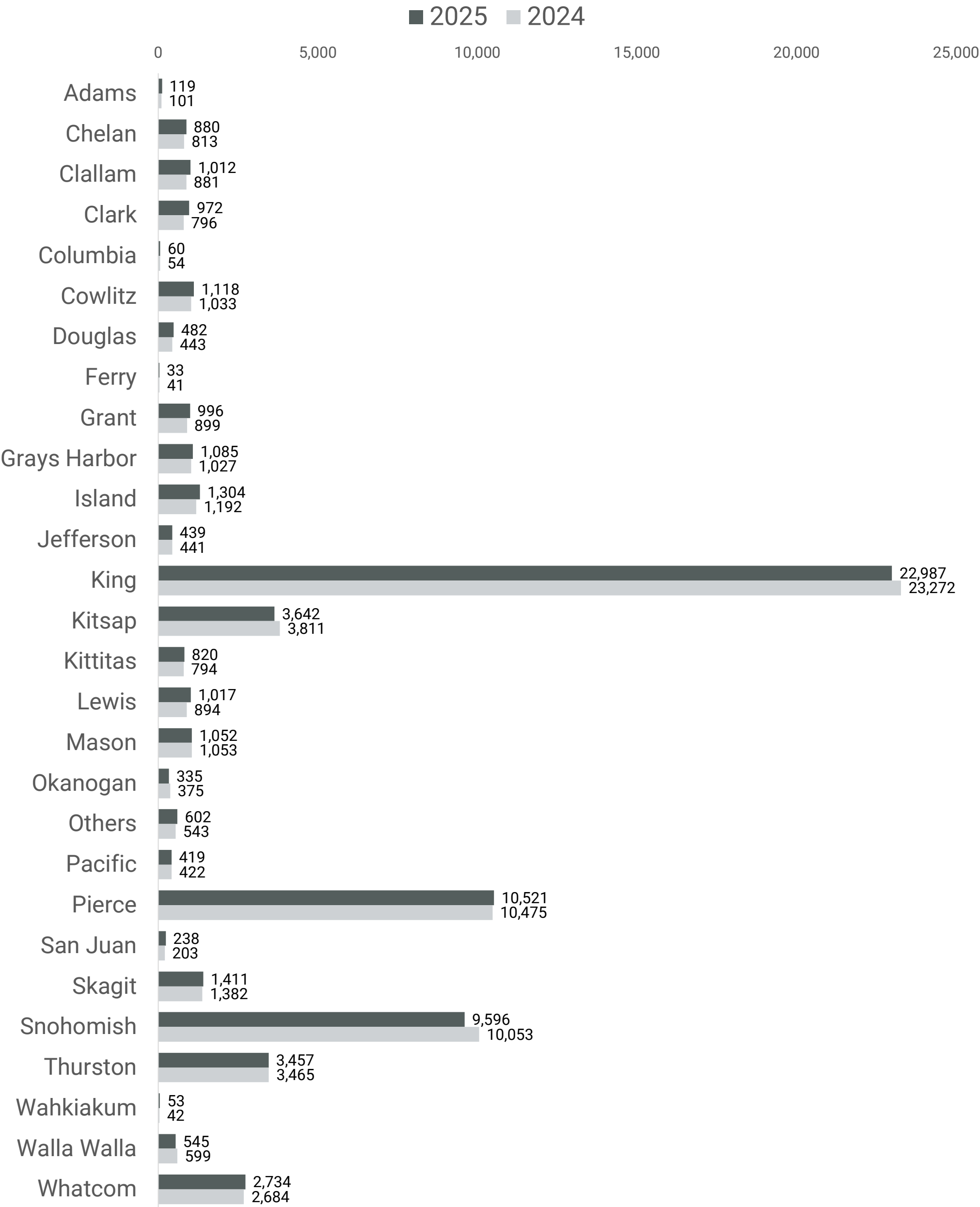
Residential Homes and Condominiums

# Closed Sales by County

A comparison of closed sales units in each county this year vs. last year, for residential homes & condominiums.

	2025	2024	% chg.
Adams	119	101	17.82%
Chelan	880	813	8.24%
Clallam	1,012	881	14.87%
Clark	972	796	22.11%
Columbia	60	54	11.11%
Cowlitz	1,118	1,033	8.23%
Douglas	482	443	8.80%
Ferry	33	41	-19.51%
Grant	996	899	10.79%
Grays Harbor	1,085	1,027	5.65%
Island	1,304	1,192	9.40%
Jefferson	439	441	-0.45%
King	22,987	23,272	-1.22%
Kitsap	3,642	3,811	-4.43%
Kittitas	820	794	3.27%
Lewis	1,017	894	13.76%
Mason	1,052	1,053	-0.09%
Okanogan	335	375	-10.67%
Others	602	543	10.87%
Pacific	419	422	-0.71%
Pierce	10,521	10,475	0.44%
San Juan	238	203	17.24%
Skagit	1,411	1,382	2.10%
Snohomish	9,596	10,053	-4.55%
Thurston	3,457	3,465	-0.23%
Wahkiakum	53	42	26.19%
Walla Walla	545	599	-9.02%
Whatcom	2,734	2,684	1.86%

Total	67,929	67,788
% chg.	0.21%	



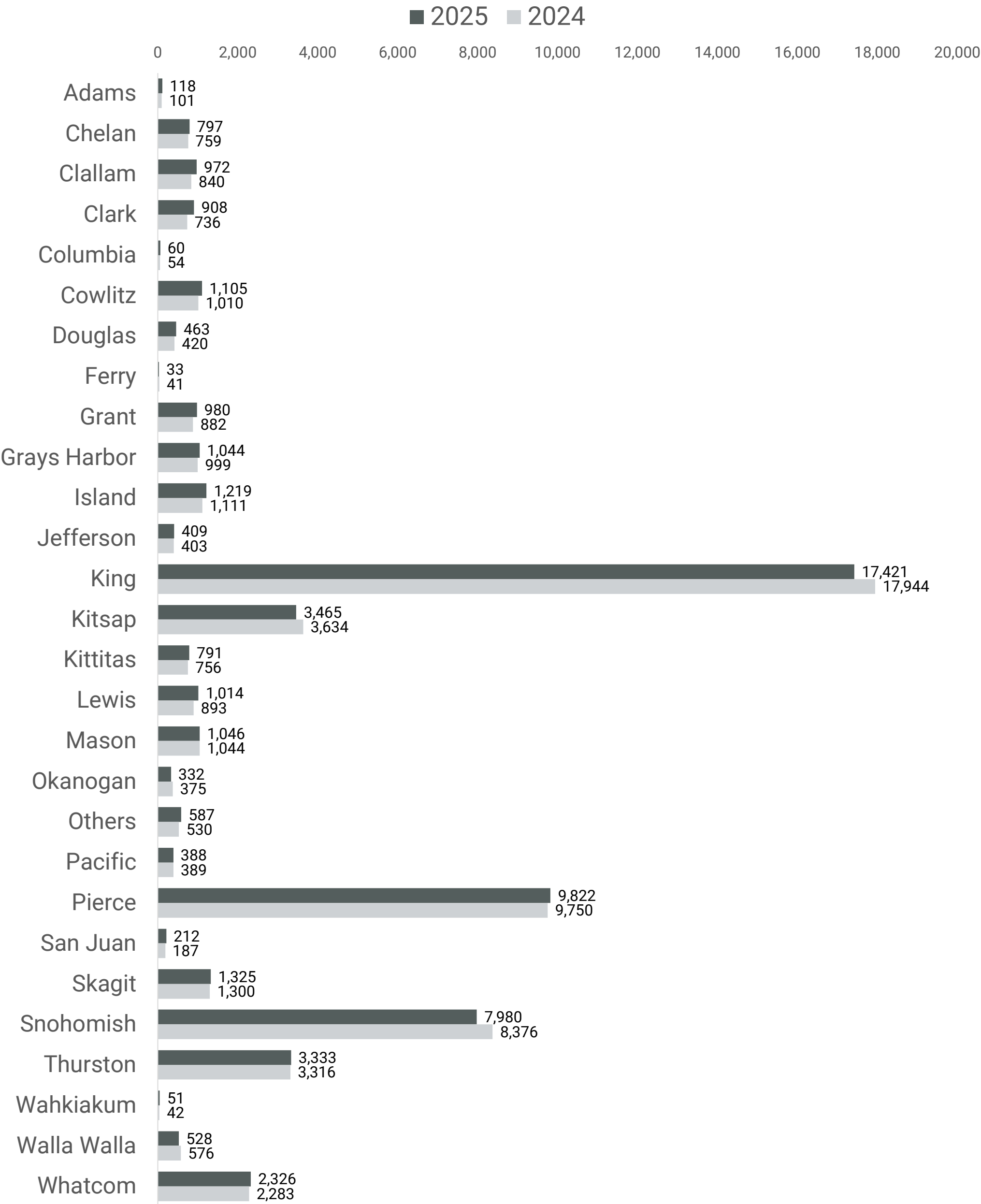


Residential Homes Only

# Closed Sales by County

A comparison of closed sales units in each county this year vs. last year, for residential homes only.

	2025	2024	% chg.
Adams	118	101	16.83%
Chelan	797	759	5.01%
Clallam	972	840	15.71%
Clark	908	736	23.37%
Columbia	60	54	11.11%
Cowlitz	1,105	1,010	9.41%
Douglas	463	420	10.24%
Ferry	33	41	-19.51%
Grant	980	882	11.11%
Grays Harbor	1,044	999	4.50%
Island	1,219	1,111	9.72%
Jefferson	409	403	1.49%
King	17,421	17,944	-2.91%
Kitsap	3,465	3,634	-4.65%
Kittitas	791	756	4.63%
Lewis	1,014	893	13.55%
Mason	1,046	1,044	0.19%
Okanogan	332	375	-11.47%
Others	587	530	10.75%
Pacific	388	389	-0.26%
Pierce	9,822	9,750	0.74%
San Juan	212	187	13.37%
Skagit	1,325	1,300	1.92%
Snohomish	7,980	8,376	-4.73%
Thurston	3,333	3,316	0.51%
Wahkiakum	51	42	21.43%
Walla Walla	528	576	-8.33%
Whatcom	2,326	2,283	1.88%
Total	58,729	58,751	
% chg.	-0.04%		

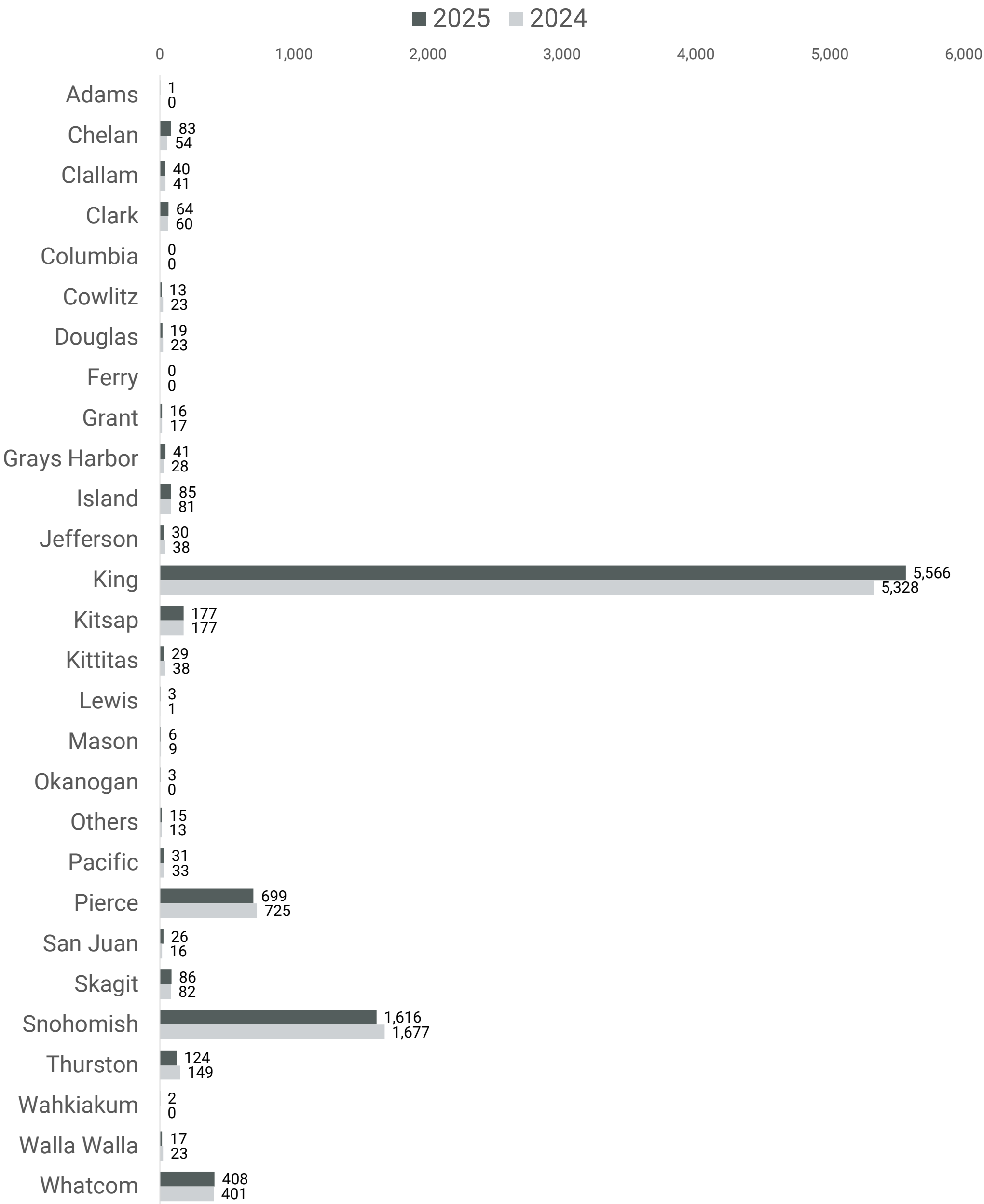


# Condominiums Only

## Closed Sales by County

A comparison of closed sales units in each county this year vs. last year, for condominiums only.

	2025	2024	% chg.
Adams	1	0	0.00%
Chelan	83	54	53.70%
Clallam	40	41	-2.44%
Clark	64	60	6.67%
Columbia	0	0	0.00%
Cowlitz	13	23	-43.48%
Douglas	19	23	-17.39%
Ferry	0	0	0.00%
Grant	16	17	-5.88%
Grays Harbor	41	28	46.43%
Island	85	81	4.94%
Jefferson	30	38	-21.05%
King	5,566	5,328	4.47%
Kitsap	177	177	0.00%
Kittitas	29	38	-23.68%
Lewis	3	1	200.00%
Mason	6	9	-33.33%
Okanogan	3	0	0.00%
Others	15	13	15.38%
Pacific	31	33	-6.06%
Pierce	699	725	-3.59%
San Juan	26	16	62.50%
Skagit	86	82	4.88%
Snohomish	1,616	1,677	-3.64%
Thurston	124	149	-16.78%
Wahkiakum	2	0	0.00%
Walla Walla	17	23	-26.09%
Whatcom	408	401	1.75%
<b>Total</b>	<b>9,200</b>	<b>9,037</b>	
<b>% chg.</b>	<b>1.80%</b>		

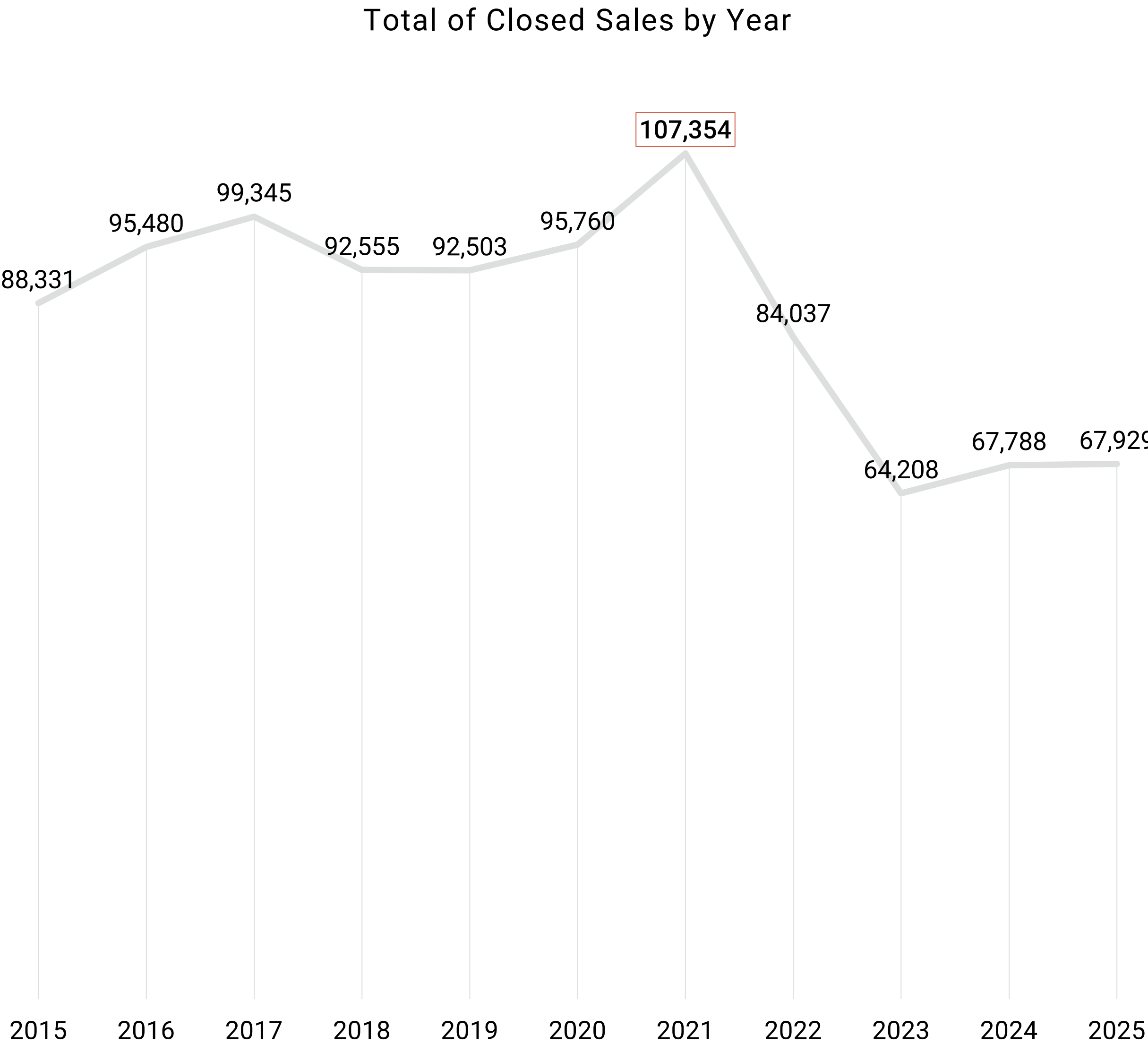


All Counties: Residential Homes and Condominiums

# Closed Sales by Year

A comparison of closed sales units each year, for residential homes & condominiums.

	Total	Avg./Mo.
2015	88,331	7,361
2016	95,480	7,957
2017	99,345	8,279
2018	92,555	7,713
2019	92,503	7,709
2020	95,760	7,980
2021	107,354	8,946
2022	84,037	7,003
2023	64,208	5,351
2024	67,788	5,649
2025	67,929	5,661



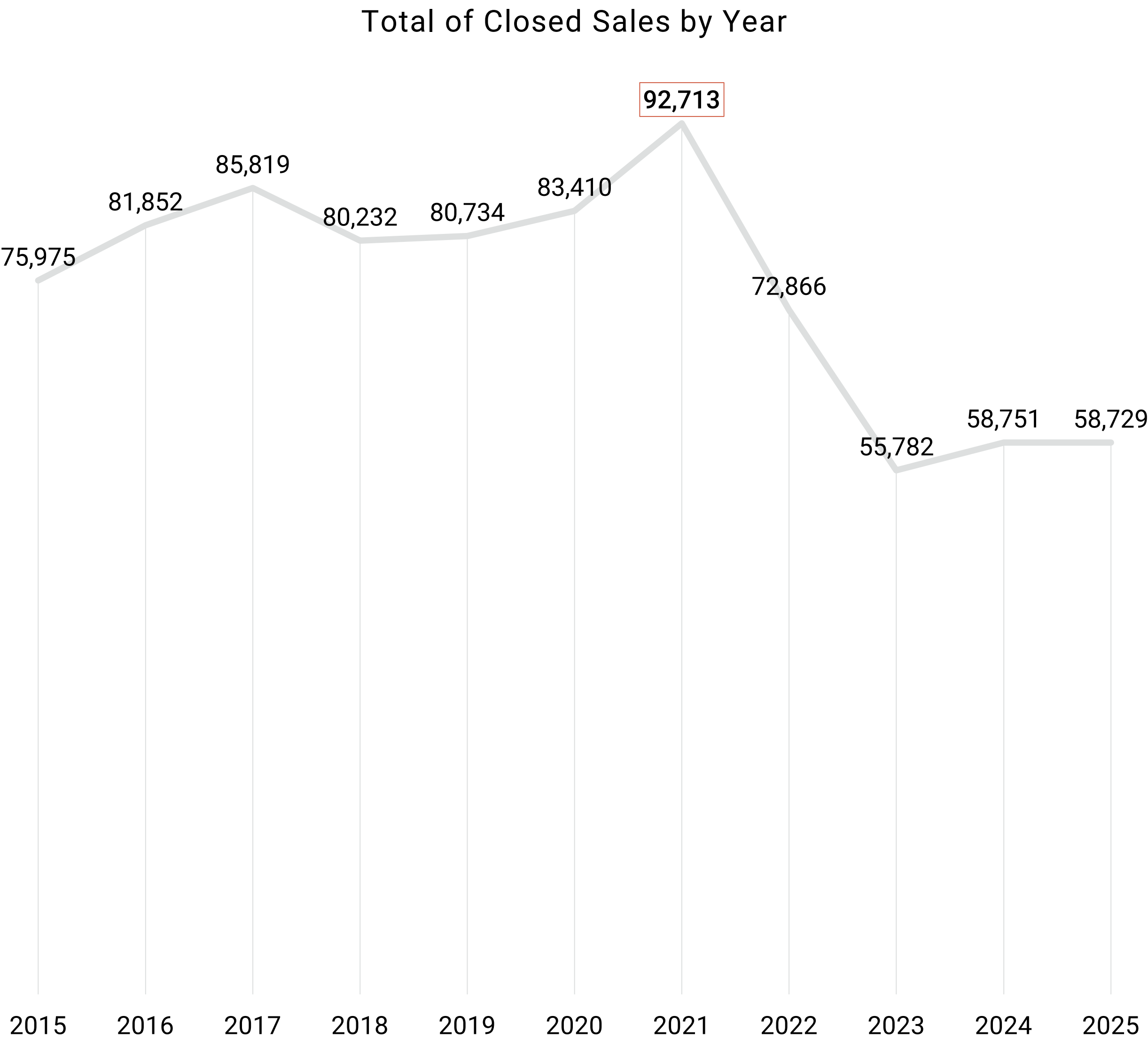


All Counties: Residential Homes Only

# Closed Sales by Year

A comparison of closed sales units each year, for residential homes only.

	Total	Avg./Mo.
2015	75,975	6,331
2016	81,852	6,821
2017	85,819	7,152
2018	80,232	6,686
2019	80,734	6,728
2020	83,410	6,951
2021	92,713	7,726
2022	72,866	6,072
2023	55,782	4,649
2024	58,751	4,896
2025	58,729	4,894

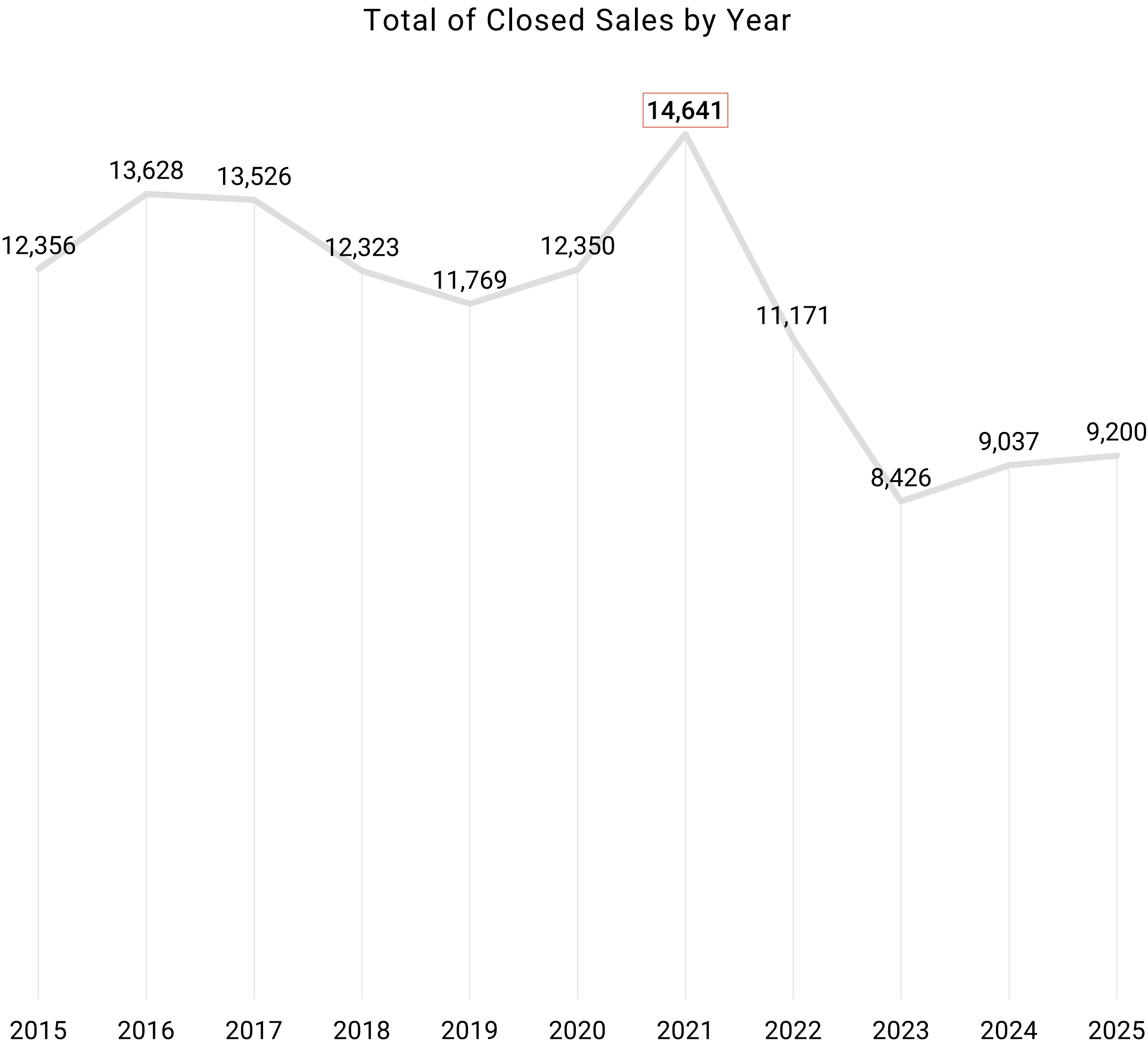


All Counties: Condominiums Only

# Closed Sales by Year

A comparison of closed sales units each year, for condominiums only.

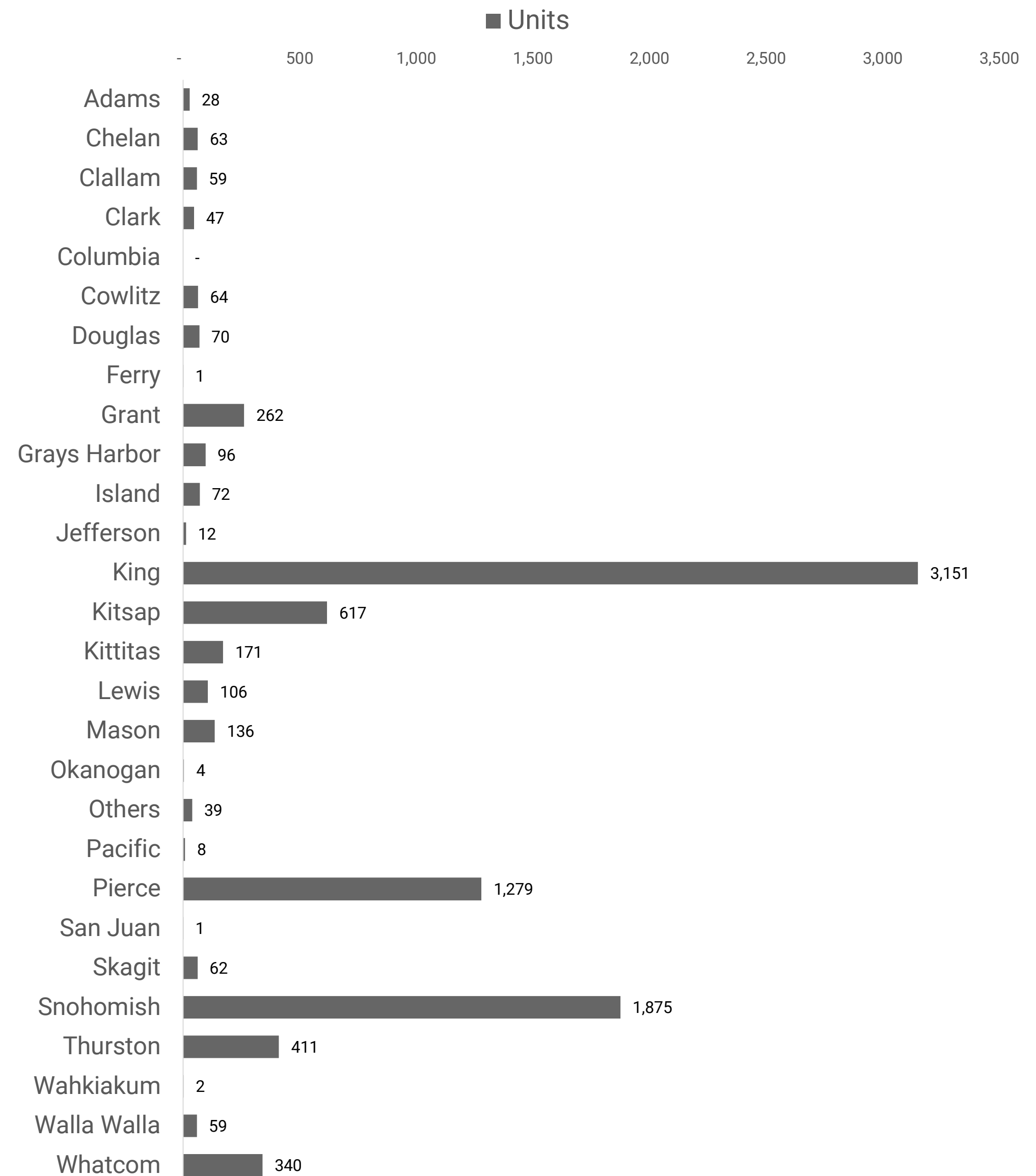
	Total	Avg./Mo.
2015	12,356	1,030
2016	13,628	1,136
2017	13,526	1,127
2018	12,323	1,027
2019	11,769	981
2020	12,350	1,029
2021	14,641	1,220
2022	11,171	931
2023	8,426	702
2024	9,037	753
2025	9,200	767



# All Counties: Residential Homes and Condominiums

## New Construction Closed Sales: Units Sold, Average & Median Prices

	Units	Average	Median
Adams	28	\$ 413,730	\$ 395,855
Chelan	63	\$ 821,068	\$ 525,000
Clallam	59	\$ 502,381	\$ 499,950
Clark	47	\$ 624,045	\$ 620,900
Columbia	-	\$ -	\$ -
Cowlitz	64	\$ 435,405	\$ 430,850
Douglas	70	\$ 572,353	\$ 502,400
Ferry	1	\$ 575,000	\$ 575,000
Grant	262	\$ 385,410	\$ 360,760
Grays Harbor	96	\$ 442,939	\$ 399,900
Island	72	\$ 665,524	\$ 654,950
Jefferson	12	\$ 518,287	\$ 491,000
King	3,151	\$ 1,301,782	\$ 999,999
Kitsap	617	\$ 717,245	\$ 659,950
Kittitas	171	\$ 704,309	\$ 424,995
Lewis	106	\$ 483,972	\$ 448,481
Mason	136	\$ 446,768	\$ 429,975
Okanogan	4	\$ 554,000	\$ 492,500
Others	39	\$ 435,468	\$ 387,500
Pacific	8	\$ 499,812	\$ 469,500
Pierce	1,279	\$ 725,362	\$ 674,990
San Juan	1	\$ 1,070,000	\$ 1,070,000
Skagit	62	\$ 732,320	\$ 691,500
Snohomish	1,875	\$ 951,735	\$ 801,061
Thurston	411	\$ 660,366	\$ 639,995
Wahkiakum	2	\$ 277,450	\$ 277,450
Walla Walla	59	\$ 477,671	\$ 436,165
Whatcom	340	\$ 684,601	\$ 629,995
<b>Total</b>	<b>9,035</b>	<b>\$ 938,595</b>	<b>\$ 745,000</b>

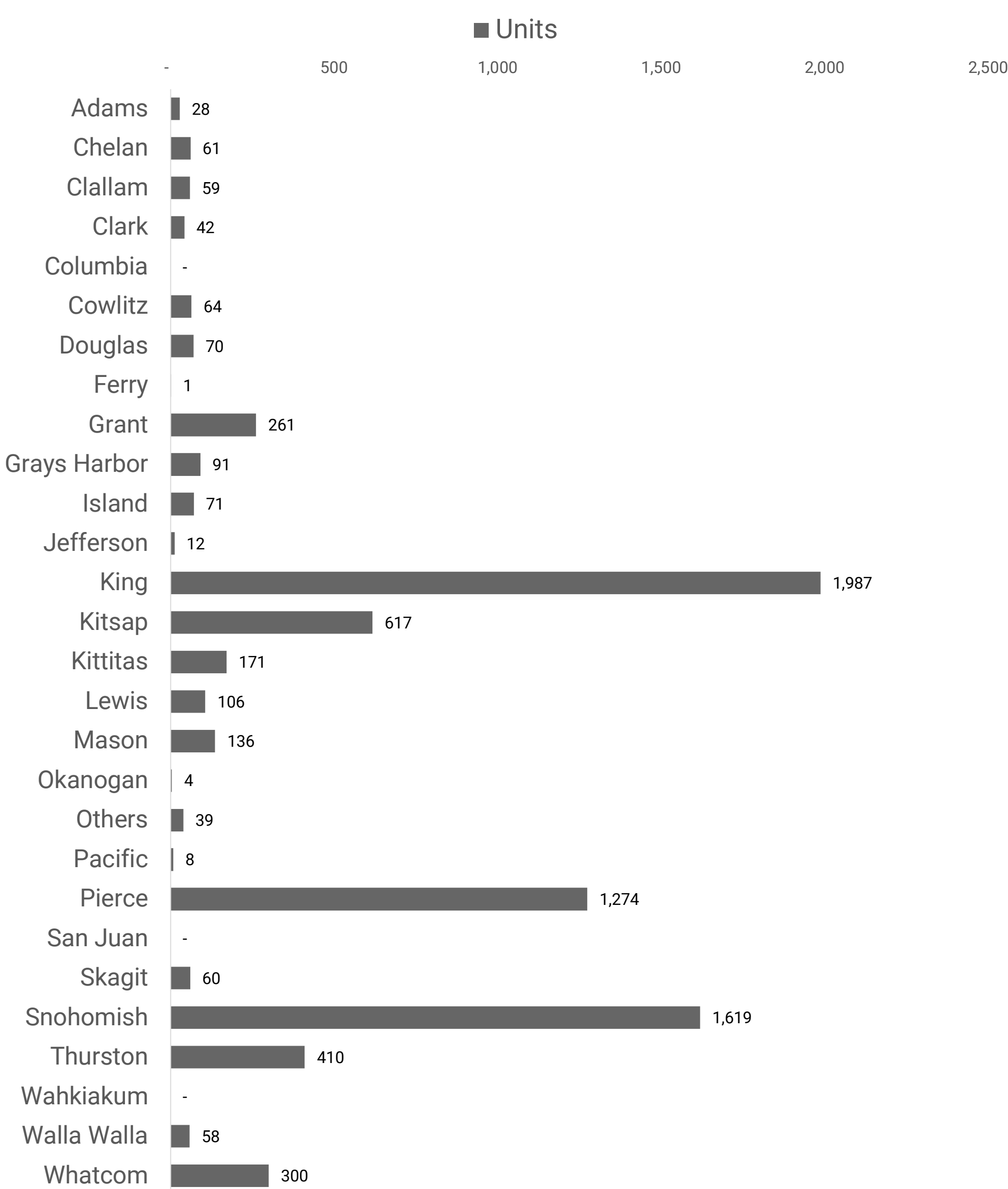




All Counties: Residential Homes Only

New Construction Closed Sales: Units Sold, Average & Median Prices

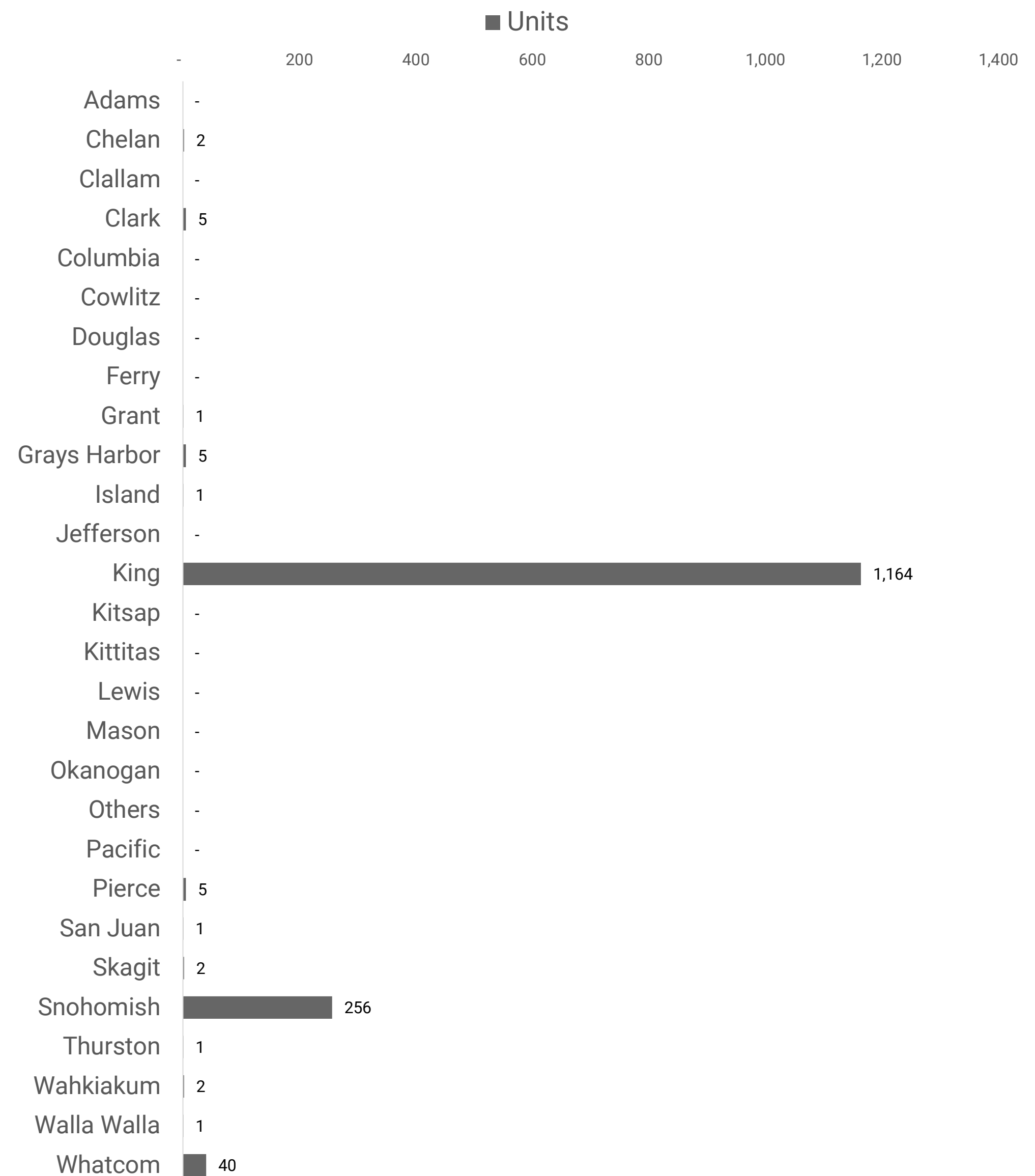
	Units	Average	Median
Adams	28	\$ 413,730	\$ 395,855
Chelan	61	\$ 828,357	\$ 525,000
Clallam	59	\$ 502,381	\$ 499,950
Clark	42	\$ 644,527	\$ 625,275
Columbia	-	\$ -	\$ -
Cowlitz	64	\$ 435,405	\$ 430,850
Douglas	70	\$ 572,353	\$ 502,400
Ferry	1	\$ 575,000	\$ 575,000
Grant	261	\$ 386,024	\$ 360,798
Grays Harbor	91	\$ 448,414	\$ 399,900
Island	71	\$ 662,715	\$ 654,950
Jefferson	12	\$ 518,287	\$ 491,000
King	1,987	\$ 1,443,244	\$ 1,039,000
Kitsap	617	\$ 717,245	\$ 659,950
Kittitas	171	\$ 704,309	\$ 424,995
Lewis	106	\$ 483,972	\$ 448,481
Mason	136	\$ 446,768	\$ 429,975
Okanogan	4	\$ 554,000	\$ 492,500
Others	39	\$ 435,468	\$ 387,500
Pacific	8	\$ 499,812	\$ 469,500
Pierce	1,274	\$ 726,455	\$ 674,998
San Juan	-	\$ -	\$ -
Skagit	60	\$ 736,464	\$ 693,975
Snohomish	1,619	\$ 953,018	\$ 795,000
Thurston	410	\$ 661,489	\$ 640,342
Wahkiakum	-	\$ -	\$ -
Walla Walla	58	\$ 479,872	\$ 436,800
Whatcom	300	\$ 660,591	\$ 624,990
Total	7,549	\$ 921,708	\$ 720,000



## All Counties: Condominiums Only

# New Construction Closed Sales: Units Sold, Average & Median Prices

	Units	Average	Median
Adams	-	\$ -	\$ -
Chelan	2	\$ 598,750	\$ 598,750
Clallam	-	\$ -	\$ -
Clark	5	\$ 451,999	\$ 450,000
Columbia	-	\$ -	\$ -
Cowlitz	-	\$ -	\$ -
Douglas	-	\$ -	\$ -
Ferry	-	\$ -	\$ -
Grant	1	\$ 225,000	\$ 225,000
Grays Harbor	5	\$ 343,300	\$ 255,000
Island	1	\$ 865,000	\$ 865,000
Jefferson	-	\$ -	\$ -
King	1,164	\$ 1,060,299	\$ 949,975
Kitsap	-	\$ -	\$ -
Kittitas	-	\$ -	\$ -
Lewis	-	\$ -	\$ -
Mason	-	\$ -	\$ -
Okanogan	-	\$ -	\$ -
Others	-	\$ -	\$ -
Pacific	-	\$ -	\$ -
Pierce	5	\$ 446,890	\$ 452,500
San Juan	1	\$ 1,070,000	\$ 1,070,000
Skagit	2	\$ 608,000	\$ 608,000
Snohomish	256	\$ 943,624	\$ 852,500
Thurston	1	\$ 200,000	\$ 200,000
Wahkiakum	2	\$ 277,450	\$ 277,450
Walla Walla	1	\$ 350,000	\$ 350,000
Whatcom	40	\$ 864,674	\$ 744,500
<b>Total</b>	<b>1,486</b>	<b>\$ 1,024,383</b>	<b>\$ 900,000</b>

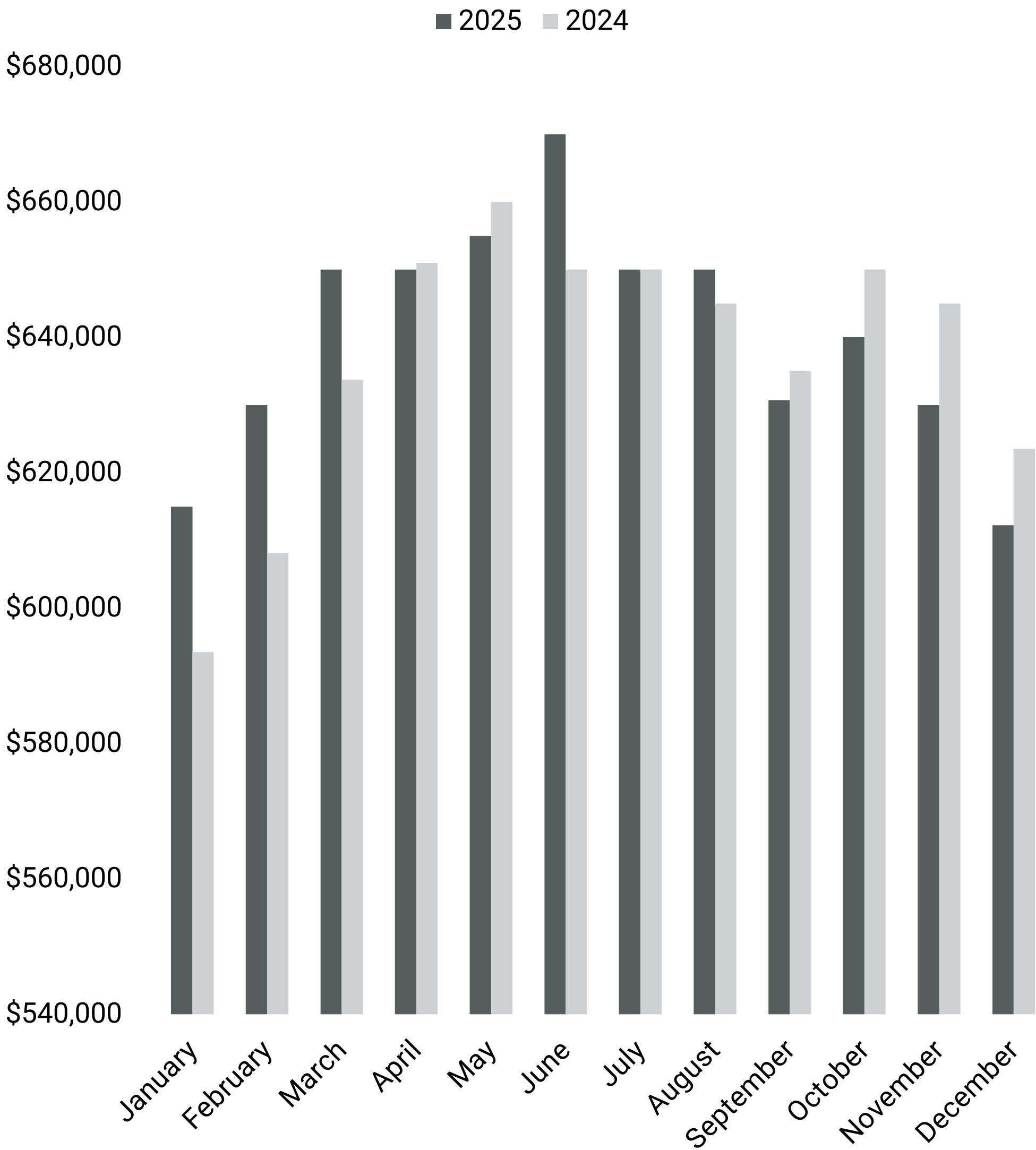


# All Counties: Residential Homes and Condominiums

## Median Sales Price by Month

A comparison of median sales prices in all counties this year vs. last year, for residential homes & condominiums. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2025	2024	% chg.
January	\$ 615,000	\$ 593,500	3.62%
February	\$ 630,000	\$ 608,111	3.60%
March	\$ 649,999	\$ 633,717	2.57%
April	\$ 650,000	\$ 651,000	-0.15%
May	\$ 654,995	\$ 660,000	-0.76%
June	\$ 670,000	\$ 650,000	3.08%
July	\$ 650,000	\$ 650,000	0.00%
August	\$ 650,000	\$ 645,000	0.78%
September	\$ 630,700	\$ 635,000	-0.68%
October	\$ 640,000	\$ 650,000	-1.54%
November	\$ 630,000	\$ 645,000	-2.33%
December	\$ 612,250	\$ 623,500	-1.80%
<b>Total</b>	<b>\$ 644,500</b>	<b>\$ 640,000</b>	
<b>% chg.</b>	<b>0.70%</b>		



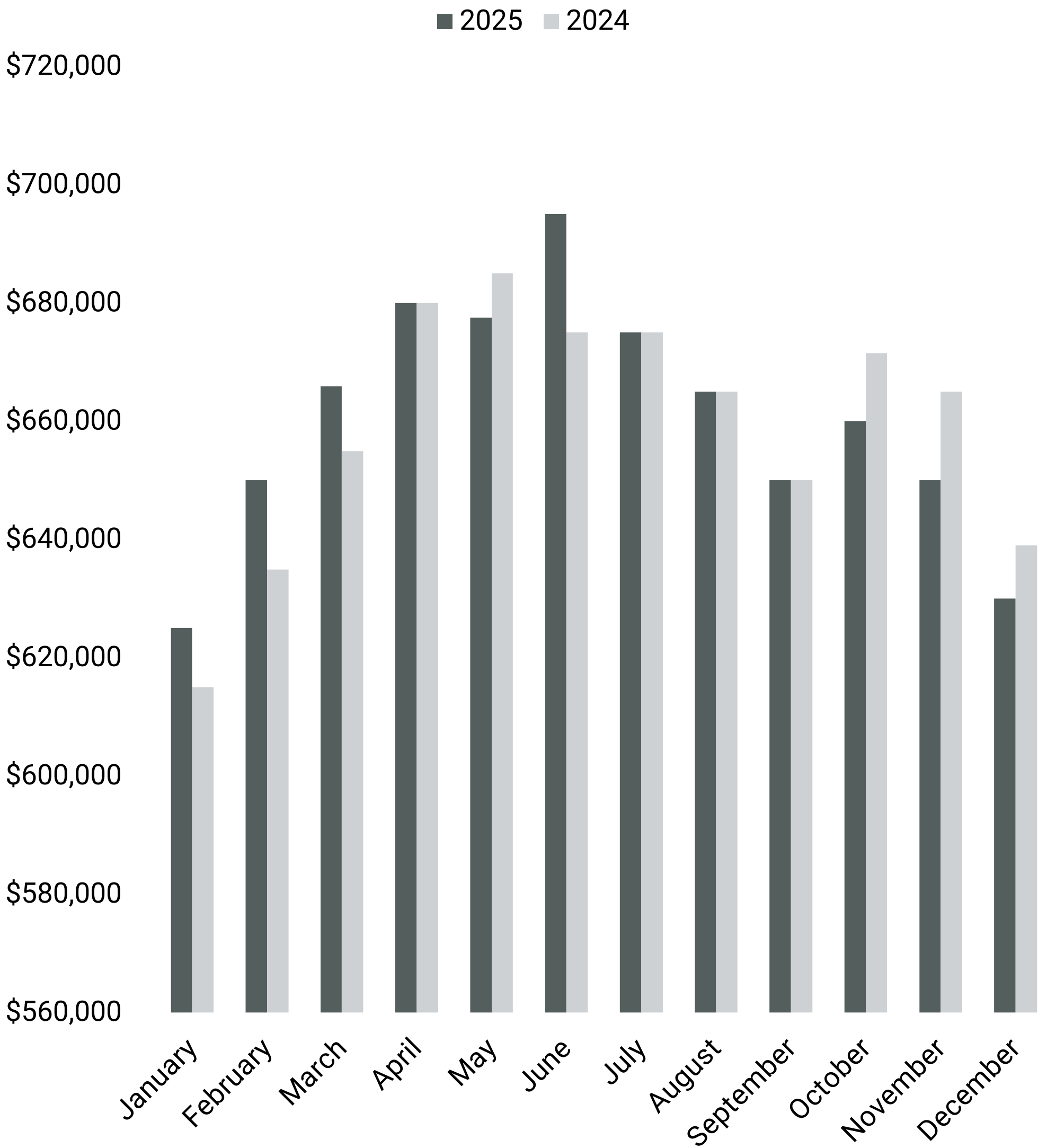


# All Counties: Residential Homes Only

## Median Sales Price by Month

A comparison of median sales prices in all counties this year vs. last year, for residential homes only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2025	2024	% chg.
January	\$ 625,000	\$ 615,000	1.63%
February	\$ 650,000	\$ 634,900	2.38%
March	\$ 665,900	\$ 654,900	1.68%
April	\$ 680,000	\$ 680,000	0.00%
May	\$ 677,500	\$ 685,000	-1.09%
June	\$ 695,000	\$ 674,995	2.96%
July	\$ 675,000	\$ 675,000	0.00%
August	\$ 665,000	\$ 665,000	0.00%
September	\$ 650,000	\$ 650,000	0.00%
October	\$ 660,000	\$ 671,500	-1.71%
November	\$ 650,000	\$ 665,000	-2.26%
December	\$ 630,000	\$ 639,000	-1.41%
<b>Total</b>	<b>\$ 660,000</b>	<b>\$ 660,000</b>	
<b>% chg.</b>	<b>0.00%</b>		

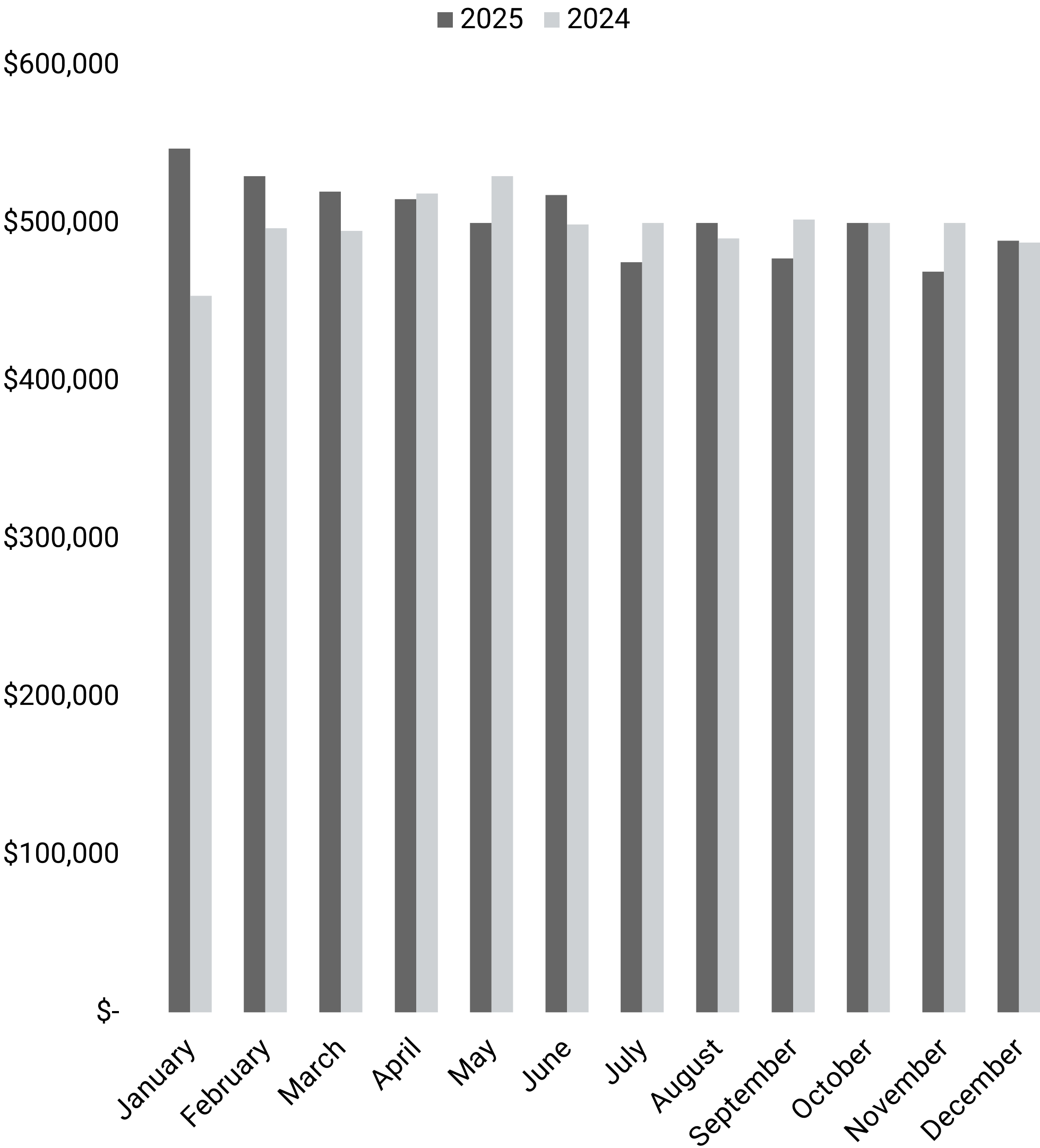


# All Counties: Condominiums Only

## Median Sales Price by Month

A comparison of median sales prices in all counties this year vs. last year, for condominiums only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2025	2024	% chg.
January	\$ 547,000	\$ 453,750	20.55%
February	\$ 529,495	\$ 496,500	6.65%
March	\$ 519,750	\$ 495,000	5.00%
April	\$ 515,000	\$ 518,537	-0.68%
May	\$ 500,000	\$ 529,475	-5.57%
June	\$ 517,495	\$ 499,000	3.71%
July	\$ 475,000	\$ 500,000	-5.00%
August	\$ 500,000	\$ 490,000	2.04%
September	\$ 477,500	\$ 502,000	-4.88%
October	\$ 499,975	\$ 500,000	-0.01%
November	\$ 469,000	\$ 500,000	-6.20%
December	\$ 488,750	\$ 487,500	0.26%
<b>Total</b>	<b>\$ 500,000</b>	<b>\$ 499,950</b>	
<b>% chg.</b>	<b>0.01%</b>		

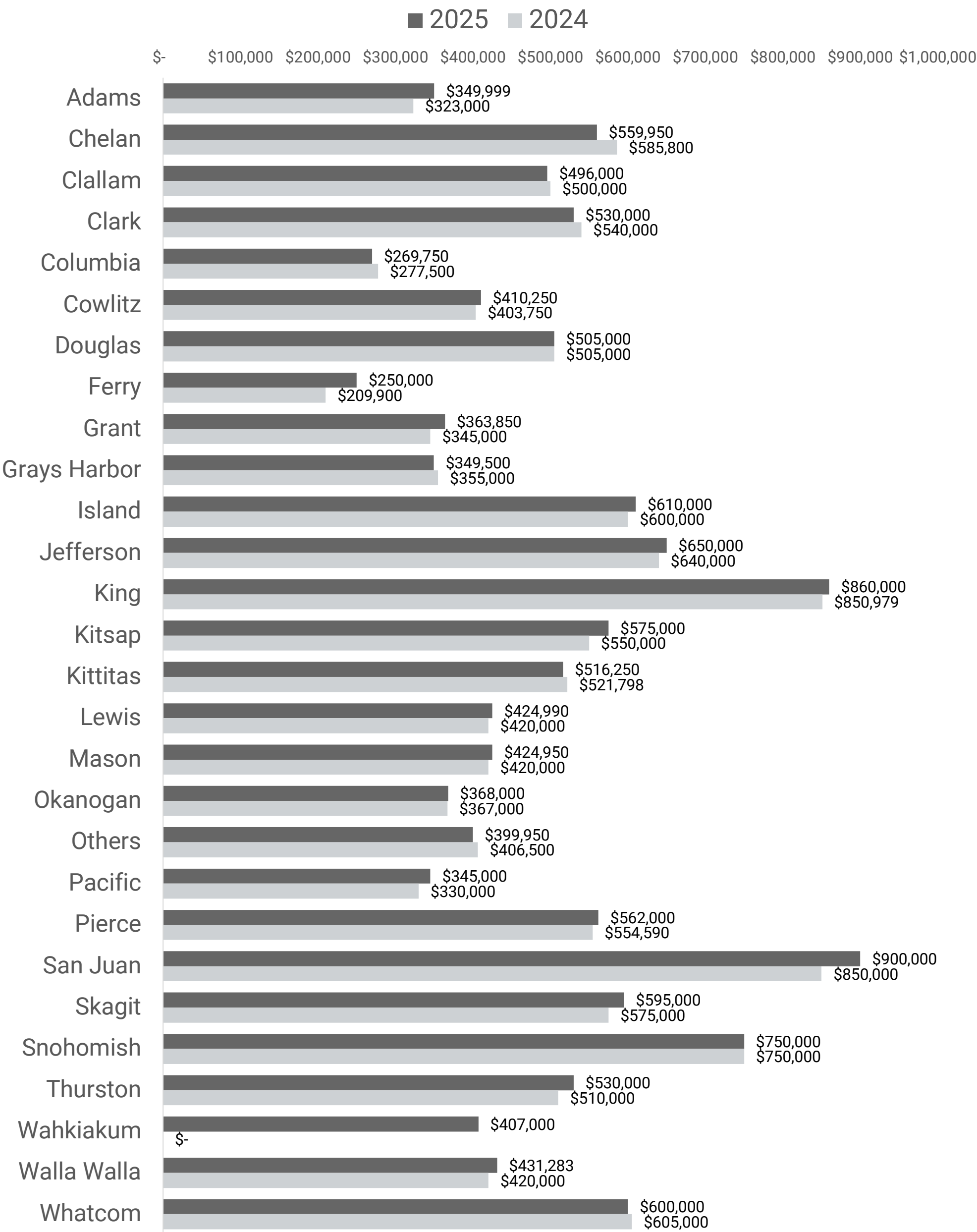


# Residential Homes and Condominiums

## Median Sales Price by County

A comparison of median sales prices in each county this year vs. last year, for residential homes & condominiums.  
The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median.

	2025	2024	% chg.
Adams	\$ 349,999	\$ 323,000	8.36%
Chelan	\$ 559,950	\$ 585,800	-4.41%
Clallam	\$ 496,000	\$ 500,000	-0.80%
Clark	\$ 530,000	\$ 540,000	-1.85%
Columbia	\$ 269,750	\$ 277,500	-2.79%
Cowlitz	\$ 410,250	\$ 403,750	1.61%
Douglas	\$ 505,000	\$ 505,000	0.00%
Ferry	\$ 250,000	\$ 209,900	19.10%
Grant	\$ 363,850	\$ 345,000	5.46%
Grays Harbor	\$ 349,500	\$ 355,000	-1.55%
Island	\$ 610,000	\$ 600,000	1.67%
Jefferson	\$ 650,000	\$ 640,000	1.56%
King	\$ 860,000	\$ 850,979	1.06%
Kitsap	\$ 575,000	\$ 550,000	4.55%
Kittitas	\$ 516,250	\$ 521,798	-1.06%
Lewis	\$ 424,990	\$ 420,000	1.19%
Mason	\$ 424,950	\$ 420,000	1.18%
Okanogan	\$ 368,000	\$ 367,000	0.27%
Others	\$ 399,950	\$ 406,500	-1.61%
Pacific	\$ 345,000	\$ 330,000	4.55%
Pierce	\$ 562,000	\$ 554,590	1.34%
San Juan	\$ 900,000	\$ 850,000	5.88%
Skagit	\$ 595,000	\$ 575,000	3.48%
Snohomish	\$ 750,000	\$ 750,000	0.00%
Thurston	\$ 530,000	\$ 510,000	3.92%
Wahkiakum	\$ 407,000	-	0.00%
Walla Walla	\$ 431,283	\$ 420,000	2.69%
Whatcom	\$ 600,000	\$ 605,000	-0.83%
<b>Total</b>	<b>\$ 644,500</b>	<b>\$ 640,000</b>	
<b>% chg.</b>	<b>0.70%</b>		



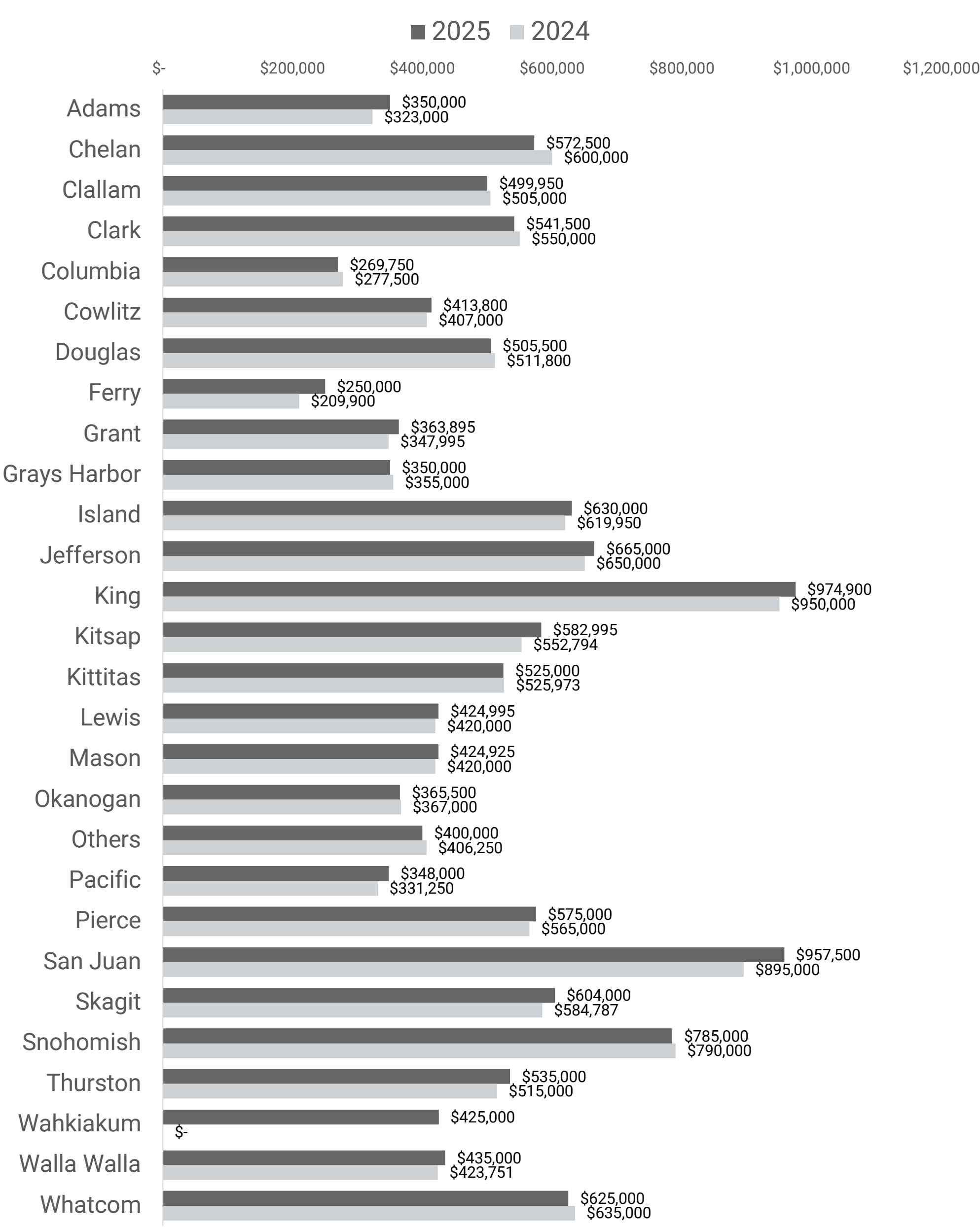


Residential Homes Only

# Median Sales Price by County

A comparison of median sales prices in each county this year vs. last year, for residential homes only.  
The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median.

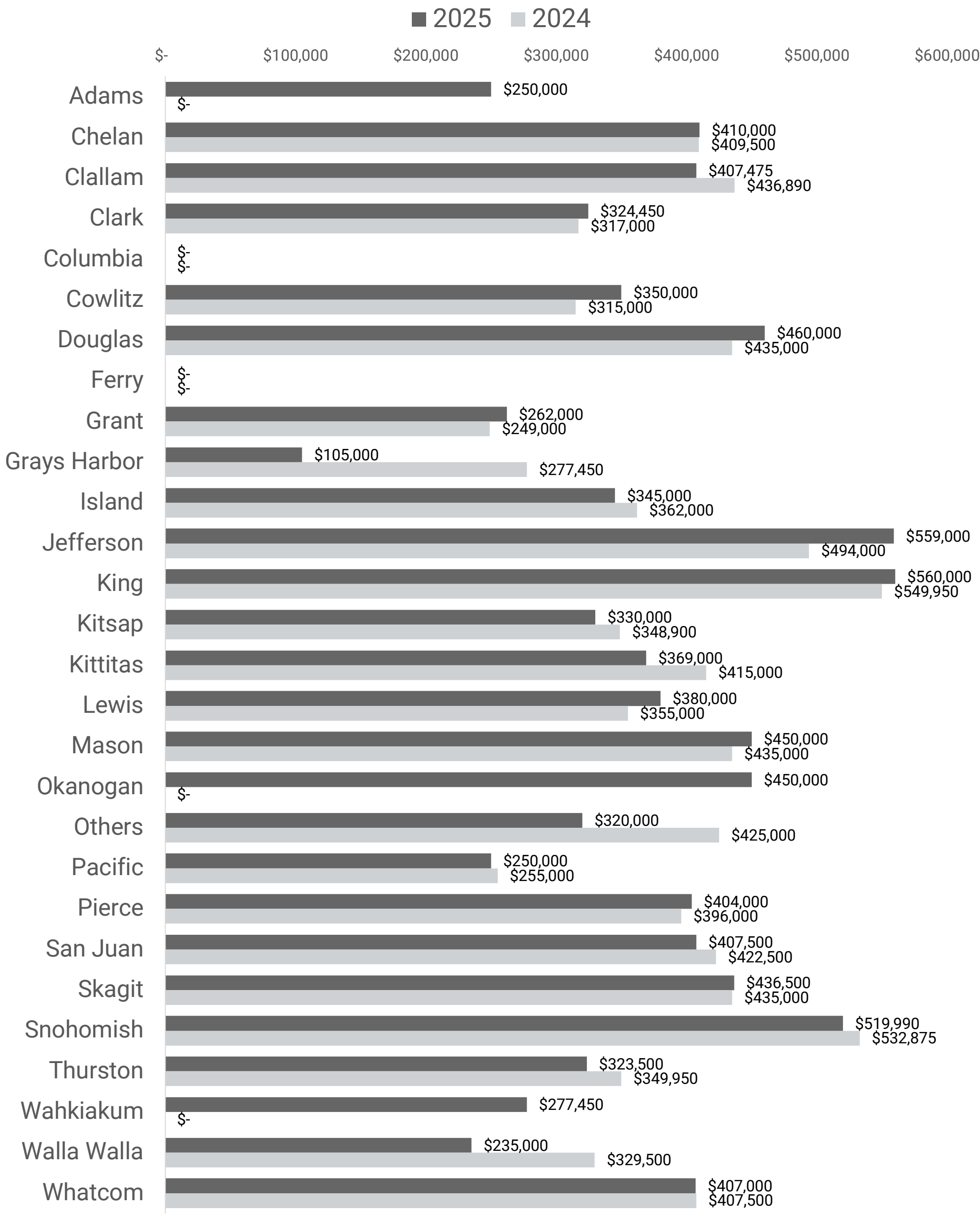
	2025	2024	% chg.
Adams	\$ 350,000	\$ 323,000	8.36%
Chelan	\$ 572,500	\$ 600,000	-4.58%
Clallam	\$ 499,950	\$ 505,000	-1.00%
Clark	\$ 541,500	\$ 550,000	-1.55%
Columbia	\$ 269,750	\$ 277,500	-2.79%
Cowlitz	\$ 413,800	\$ 407,000	1.67%
Douglas	\$ 505,500	\$ 511,800	-1.23%
Ferry	\$ 250,000	\$ 209,900	19.10%
Grant	\$ 363,895	\$ 347,995	4.57%
Grays Harbor	\$ 350,000	\$ 355,000	-1.41%
Island	\$ 630,000	\$ 619,950	1.62%
Jefferson	\$ 665,000	\$ 650,000	2.31%
King	\$ 974,900	\$ 950,000	2.62%
Kitsap	\$ 582,995	\$ 552,794	5.46%
Kittitas	\$ 525,000	\$ 525,973	-0.18%
Lewis	\$ 424,995	\$ 420,000	1.19%
Mason	\$ 424,925	\$ 420,000	1.17%
Okanogan	\$ 365,500	\$ 367,000	-0.41%
Others	\$ 400,000	\$ 406,250	-1.54%
Pacific	\$ 348,000	\$ 331,250	5.06%
Pierce	\$ 575,000	\$ 565,000	1.77%
San Juan	\$ 957,500	\$ 895,000	6.98%
Skagit	\$ 604,000	\$ 584,787	3.29%
Snohomish	\$ 785,000	\$ 790,000	-0.63%
Thurston	\$ 535,000	\$ 515,000	3.88%
Wahkiakum	\$ 425,000	-	0.00%
Walla Walla	\$ 435,000	\$ 423,751	2.65%
Whatcom	\$ 625,000	\$ 635,000	-1.57%
Total	\$ 660,000	\$ 660,000	
% chg.	0.00%		



# Condominiums Only Median Sales Price by County

A comparison of median sales prices in each county this year vs. last year, for condominiums only.  
 The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median.

	2025	2024	% chg.
Adams	\$ 250,000	\$ -	0.00%
Chelan	\$ 410,000	\$ 409,500	0.12%
Clallam	\$ 407,475	\$ 436,890	-6.73%
Clark	\$ 324,450	\$ 317,000	2.35%
Columbia	\$ -	\$ -	0.00%
Cowlitz	\$ 350,000	\$ 315,000	11.11%
Douglas	\$ 460,000	\$ 435,000	5.75%
Ferry	\$ -	\$ -	0.00%
Grant	\$ 262,000	\$ 249,000	5.22%
Grays Harbor	\$ 105,000	\$ 277,450	-62.16%
Island	\$ 345,000	\$ 362,000	-4.70%
Jefferson	\$ 559,000	\$ 494,000	13.16%
King	\$ 560,000	\$ 549,950	1.83%
Kitsap	\$ 330,000	\$ 348,900	-5.42%
Kittitas	\$ 369,000	\$ 415,000	-11.08%
Lewis	\$ 380,000	\$ 355,000	7.04%
Mason	\$ 450,000	\$ 435,000	3.45%
Okanogan	\$ 450,000	\$ -	0.00%
Others	\$ 320,000	\$ 425,000	-24.71%
Pacific	\$ 250,000	\$ 255,000	-1.96%
Pierce	\$ 404,000	\$ 396,000	2.02%
San Juan	\$ 407,500	\$ 422,500	-3.55%
Skagit	\$ 436,500	\$ 435,000	0.34%
Snohomish	\$ 519,990	\$ 532,875	-2.42%
Thurston	\$ 323,500	\$ 349,950	-7.56%
Wahkiakum	\$ 277,450	\$ -	0.00%
Walla Walla	\$ 235,000	\$ 329,500	-28.68%
Whatcom	\$ 407,000	\$ 407,500	-0.12%
Total	\$ 500,000	\$ 499,950	
% chg.	0.01%		

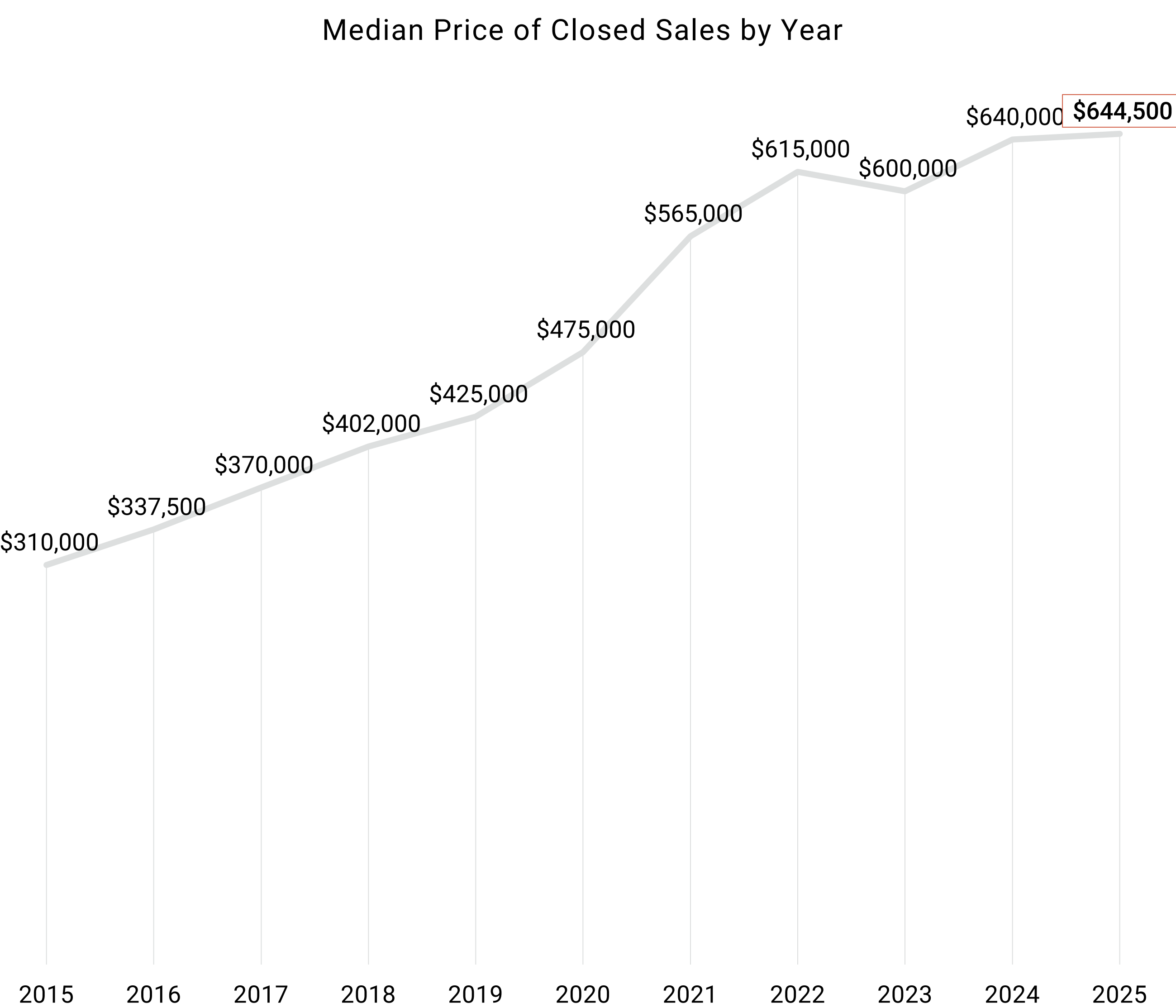


# All Counties: Residential Homes and Condominiums

## Median Sales Price by Year

A comparison of median sales prices each year, for residential homes & condominiums. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	Total
2015	\$ 310,000
2016	\$ 337,500
2017	\$ 370,000
2018	\$ 402,000
2019	\$ 425,000
2020	\$ 475,000
2021	\$ 565,000
2022	\$ 615,000
2023	\$ 600,000
2024	\$ 640,000
2025	\$ 644,500



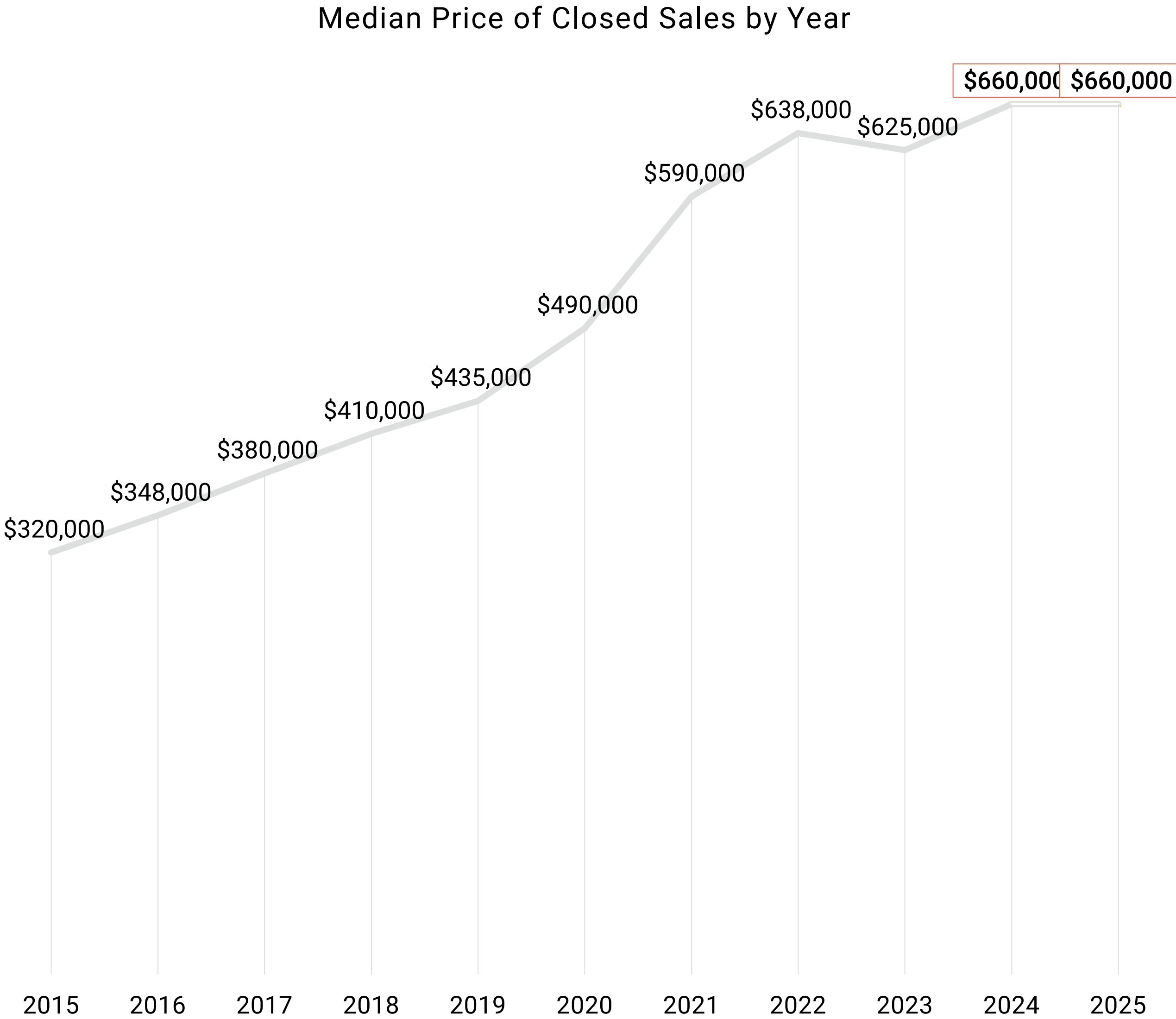


# All Counties: Residential Homes Only

## Median Sales Price by Year

A comparison of median sales prices each year, for residential homes only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	Total
2015	\$ 320,000
2016	\$ 348,000
2017	\$ 380,000
2018	\$ 410,000
2019	\$ 435,000
2020	\$ 490,000
2021	\$ 590,000
2022	\$ 638,000
2023	\$ 625,000
2024	\$ 660,000
2025	\$ 660,000

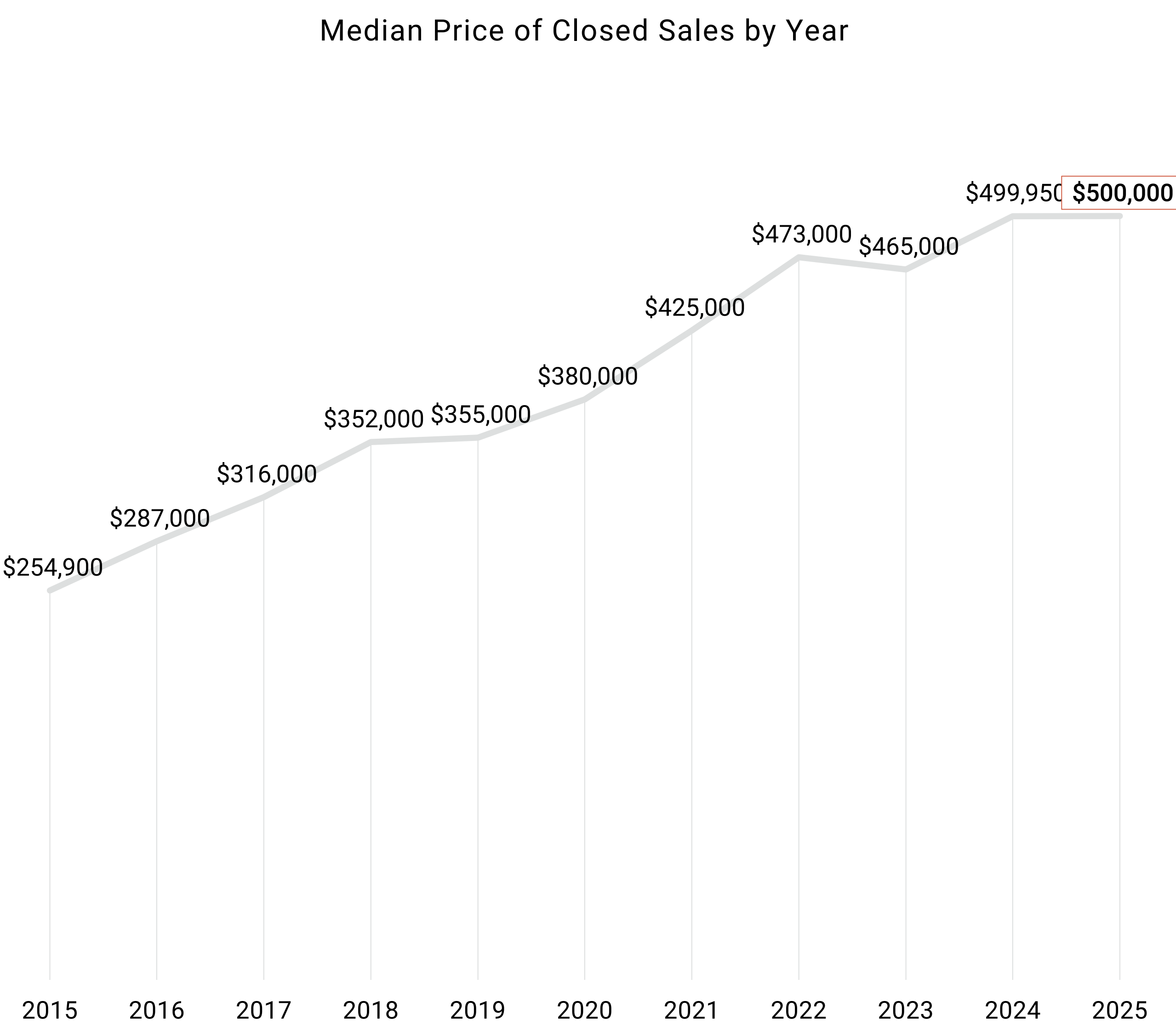


All Counties: Condominiums Only

# Median Sales Price by Year

A comparison of median sales prices each year, for condominiums only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	Total
2015	\$ 254,900
2016	\$ 287,000
2017	\$ 316,000
2018	\$ 352,000
2019	\$ 355,000
2020	\$ 380,000
2021	\$ 425,000
2022	\$ 473,000
2023	\$ 465,000
2024	\$ 499,950
2025	\$ 500,000



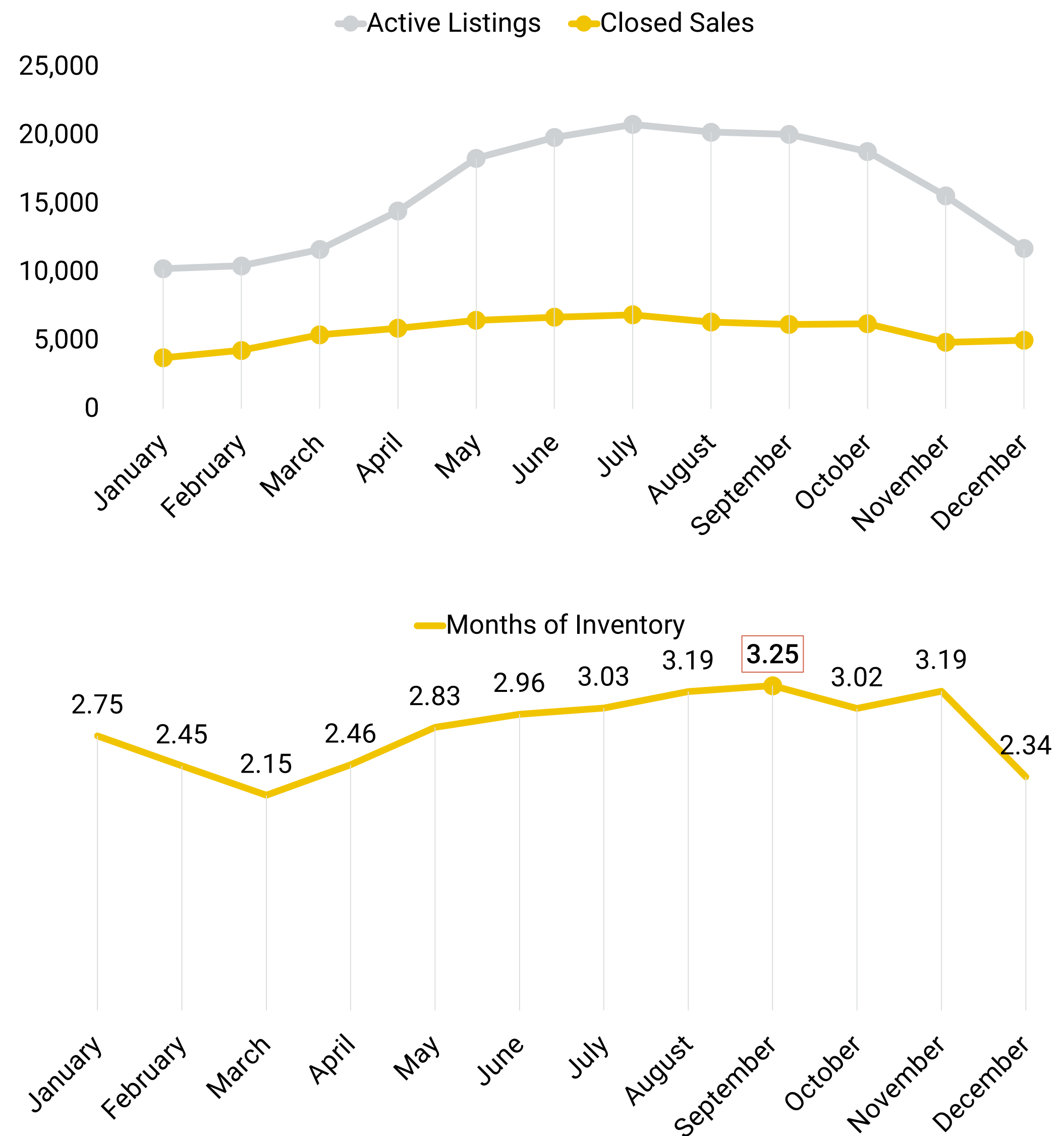
# All Counties: Residential Homes and Condominiums

## Months of Inventory by Month

A comparison of the ratio of active listings to closed sales in all counties, for residential homes & condominiums.

Months of Inventory: Ratio of active listings to closed sales (derived by dividing the total number of active listings by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	10,241	3,727	2.75
February	10,448	4,268	2.45
March	11,640	5,406	2.15
April	14,459	5,887	2.46
May	18,310	6,467	2.83
June	19,837	6,694	2.96
July	20,781	6,867	3.03
August	20,219	6,341	3.19
September	20,052	6,170	3.25
October	18,791	6,222	3.02
November	15,557	4,870	3.19
December	11,718	5,010	2.34



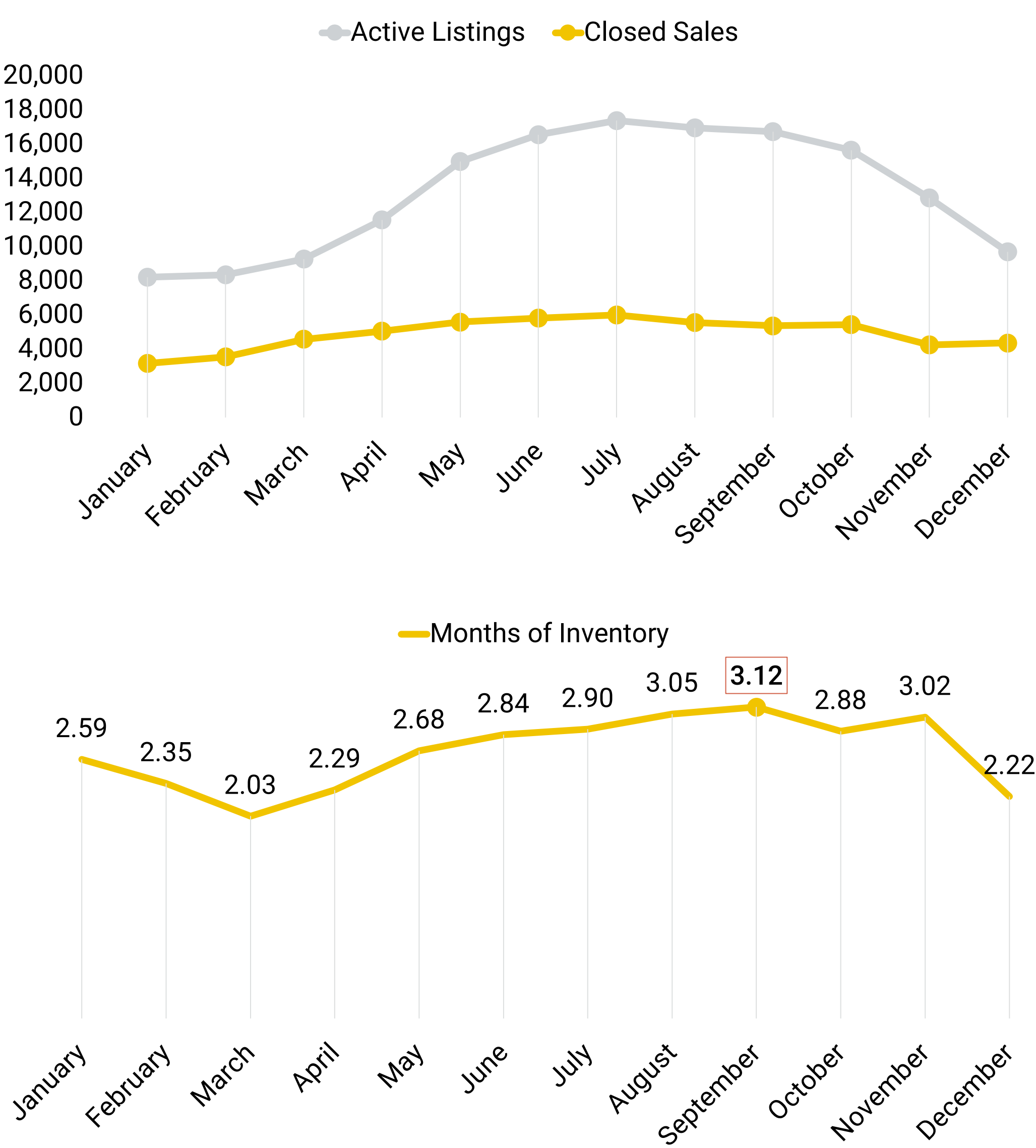


# All Counties: Residential Homes Only

## Months of Inventory by Month

A comparison of the ratio of active listings to closed sales in all counties, for residential homes only.  
 Months of Inventory: Ratio of active listings to closed sales (derived by dividing the total number of active listings by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	8,211	3,165	2.59
February	8,355	3,550	2.35
March	9,271	4,576	2.03
April	11,569	5,052	2.29
May	14,987	5,588	2.68
June	16,542	5,820	2.84
July	17,377	6,000	2.90
August	16,952	5,557	3.05
September	16,733	5,363	3.12
October	15,649	5,440	2.88
November	12,845	4,257	3.02
December	9,702	4,361	2.22

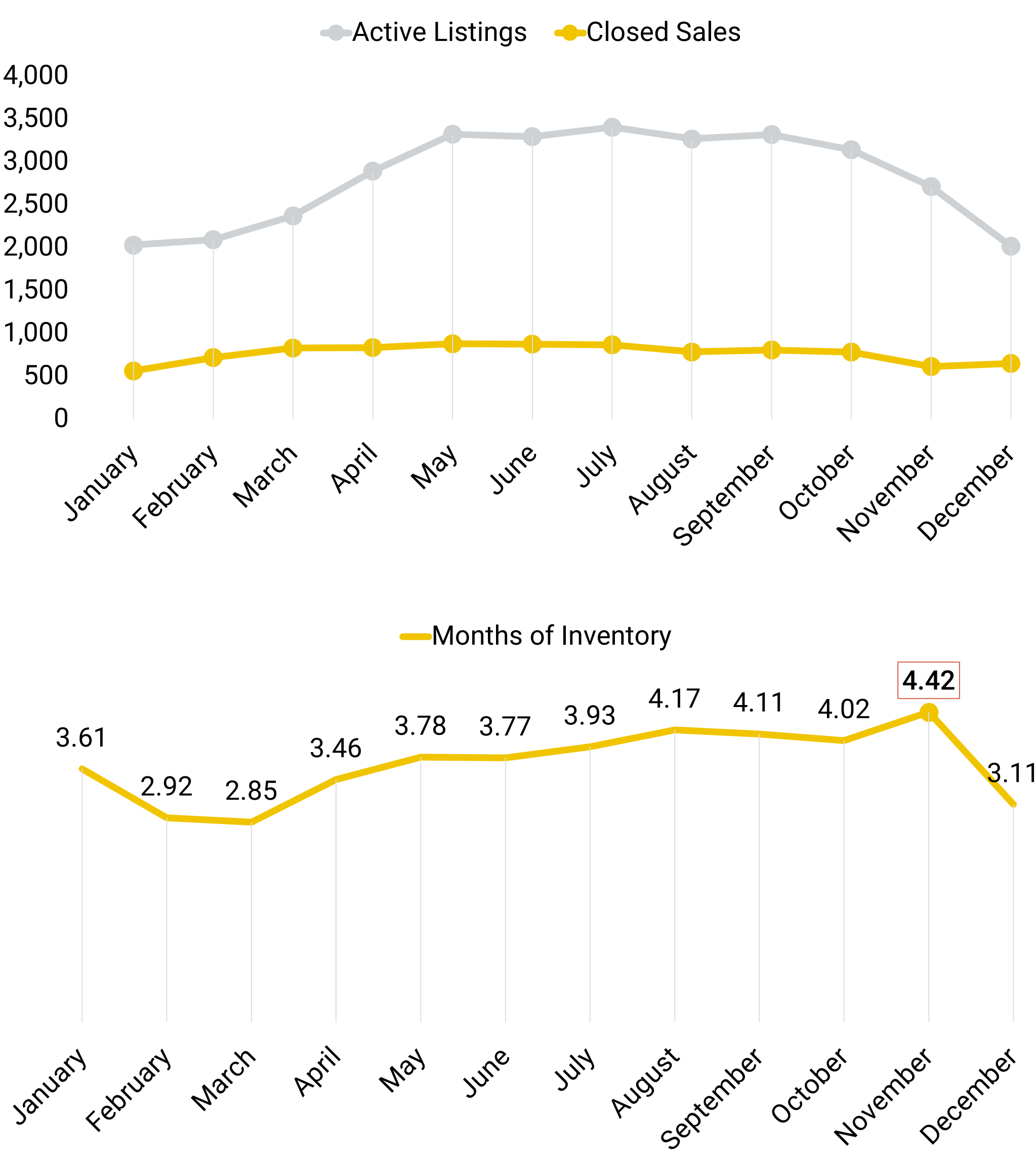


All Counties: Condominiums Only

# Months of Inventory by Month

A comparison of the ratio of active listings to closed sales in all counties, for condominiums only.  
Months of Inventory: Ratio of active listings to closed sales (derived by dividing the total number of active listings by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	2,030	562	3.61
February	2,093	718	2.92
March	2,369	830	2.85
April	2,890	835	3.46
May	3,323	879	3.78
June	3,295	874	3.77
July	3,404	867	3.93
August	3,267	784	4.17
September	3,319	807	4.11
October	3,142	782	4.02
November	2,712	613	4.42
December	2,016	649	3.11

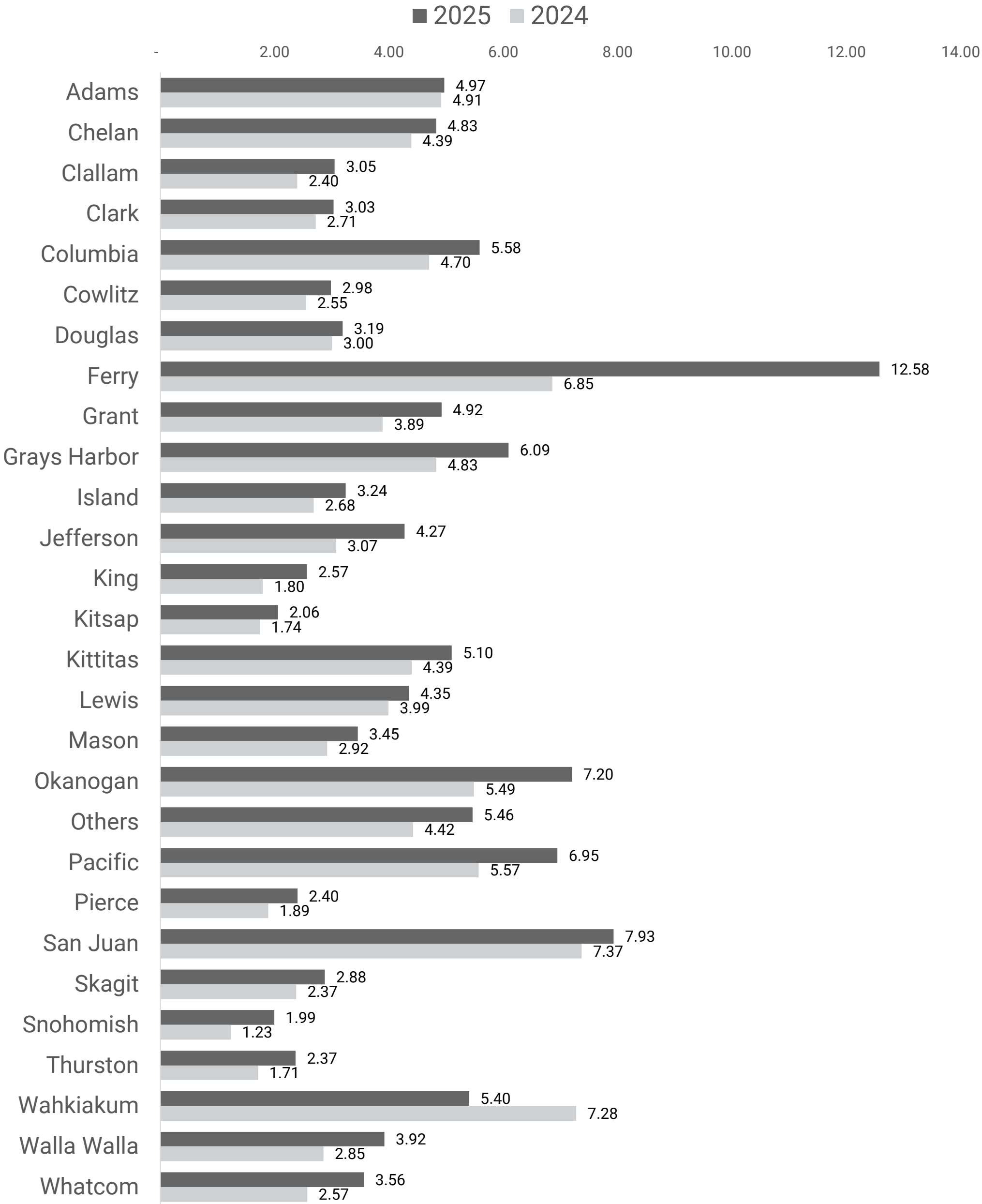


# Residential Homes and Condominiums

## Months of Inventory by County

A year-over-year comparison of the ratio of the total number of active listings year-to-date by the total number of closed sales year-to-date in each county, for residential homes & condominiums. Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	2025	2024	% chg.
Adams	4.97	4.91	1.13%
Chelan	4.83	4.39	9.97%
Clallam	3.05	2.40	27.32%
Clark	3.03	2.71	11.68%
Columbia	5.58	4.70	18.70%
Cowlitz	2.98	2.55	17.19%
Douglas	3.19	3.00	6.21%
Ferry	12.58	6.85	83.49%
Grant	4.92	3.89	26.33%
Grays Harbor	6.09	4.83	26.18%
Island	3.24	2.68	20.87%
Jefferson	4.27	3.07	38.98%
King	2.57	1.80	42.84%
Kitsap	2.06	1.74	18.21%
Kittitas	5.10	4.39	16.01%
Lewis	4.35	3.99	9.03%
Mason	3.45	2.92	18.26%
Okanogan	7.20	5.49	31.26%
Others	5.46	4.42	23.48%
Pacific	6.95	5.57	24.77%
Pierce	2.40	1.89	27.14%
San Juan	7.93	7.37	7.59%
Skagit	2.88	2.37	21.16%
Snohomish	1.99	1.23	61.80%
Thurston	2.37	1.71	38.57%
Wahkiakum	5.40	7.28	-25.78%
Walla Walla	3.92	2.85	37.37%
Whatcom	3.56	2.57	38.46%



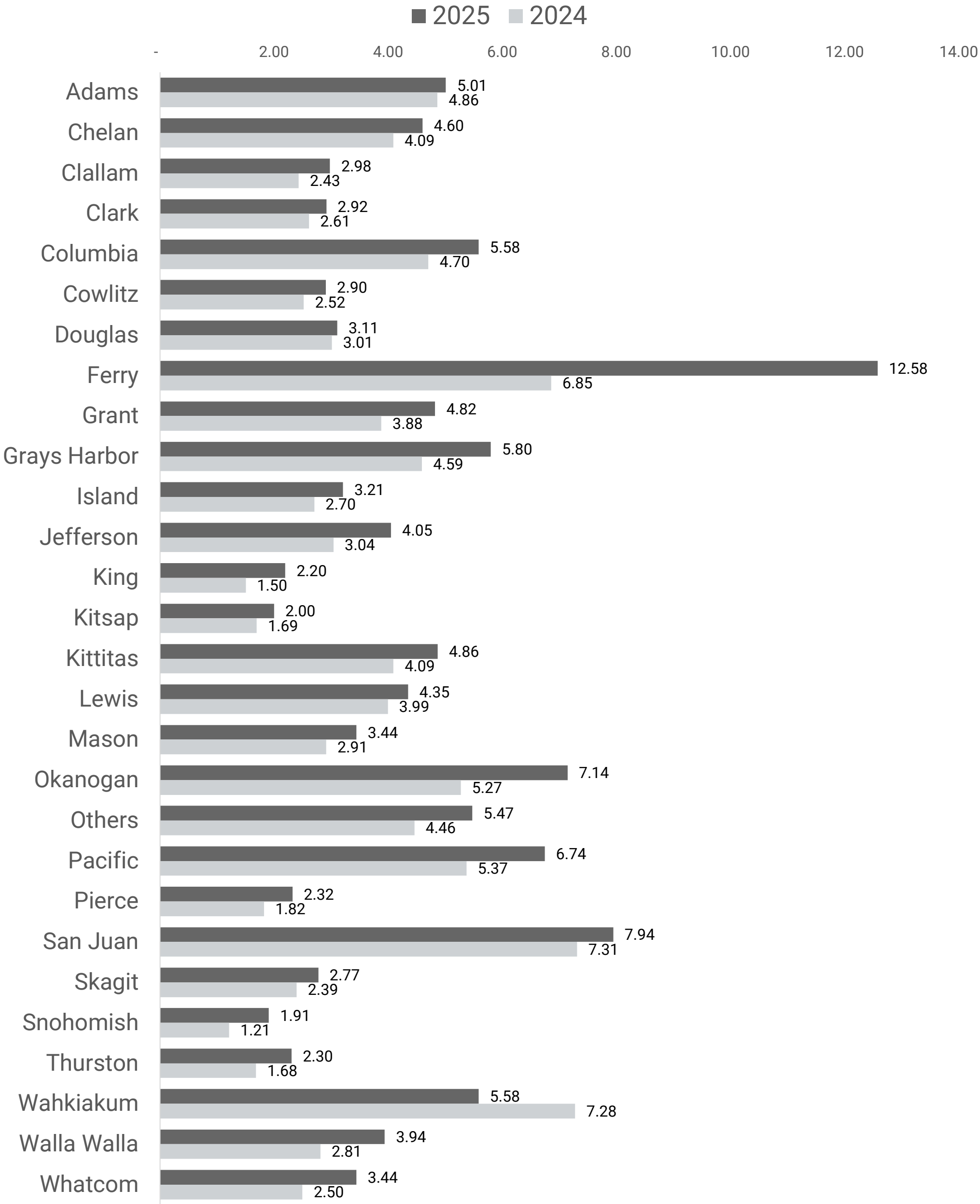


Residential Homes Only

# Months of Inventory by County

A year-over-year comparison of the ratio of the total number of active listings year-to-date by the total number of closed sales year-to-date in each county, for residential homes only. Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

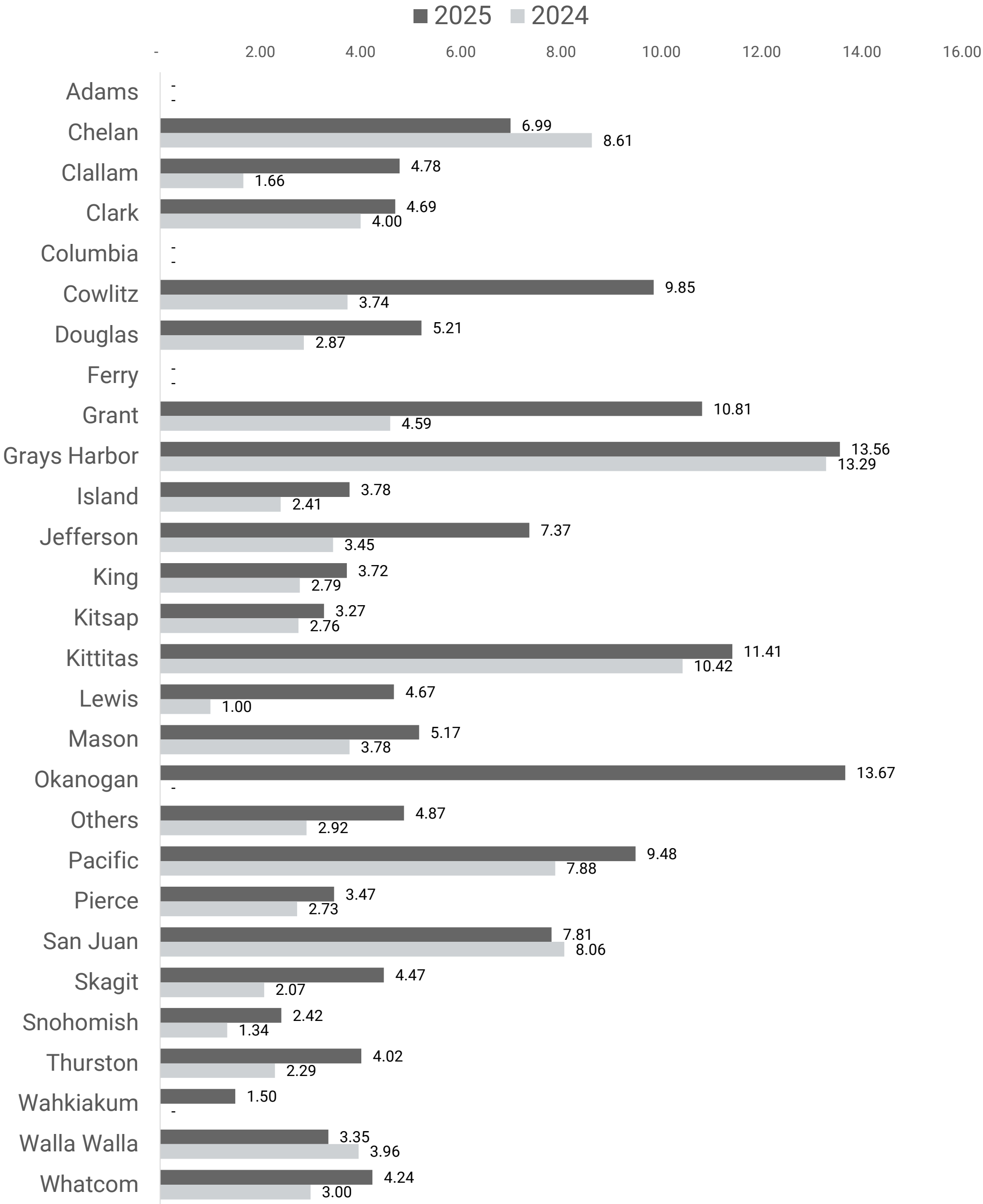
	2025	2024	% chg.
Adams	5.01	4.86	3.03%
Chelan	4.60	4.09	12.55%
Clallam	2.98	2.43	22.52%
Clark	2.92	2.61	11.69%
Columbia	5.58	4.70	18.70%
Cowlitz	2.90	2.52	15.25%
Douglas	3.11	3.01	3.20%
Ferry	12.58	6.85	83.49%
Grant	4.82	3.88	24.29%
Grays Harbor	5.80	4.59	26.31%
Island	3.21	2.70	18.60%
Jefferson	4.05	3.04	33.12%
King	2.20	1.50	46.20%
Kitsap	2.00	1.69	18.01%
Kittitas	4.86	4.09	18.94%
Lewis	4.35	3.99	8.92%
Mason	3.44	2.91	18.23%
Okanogan	7.14	5.27	35.53%
Others	5.47	4.46	22.82%
Pacific	6.74	5.37	25.55%
Pierce	2.32	1.82	27.33%
San Juan	7.94	7.31	8.66%
Skagit	2.77	2.39	15.89%
Snohomish	1.91	1.21	57.55%
Thurston	2.30	1.68	37.07%
Wahkiakum	5.58	7.28	-23.29%
Walla Walla	3.94	2.81	40.17%
Whatcom	3.44	2.50	37.85%



# Condominiums Only Months of Inventory by County

A year-over-year comparison of the ratio of the total number of active listings year-to-date by the total number of closed sales year-to-date in each county, for condominiums only. Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	2025	2024	% chg.
Adams	-	-	0.00%
Chelan	6.99	8.61	-18.85%
Clallam	4.78	1.66	187.90%
Clark	4.69	4.00	17.19%
Columbia	-	-	0.00%
Cowlitz	9.85	3.74	163.33%
Douglas	5.21	2.87	81.58%
Ferry	-	-	0.00%
Grant	10.81	4.59	135.66%
Grays Harbor	13.56	13.29	2.07%
Island	3.78	2.41	56.87%
Jefferson	7.37	3.45	113.69%
King	3.72	2.79	33.59%
Kitsap	3.27	2.76	18.65%
Kittitas	11.41	10.42	9.53%
Lewis	4.67	1.00	366.67%
Mason	5.17	3.78	36.76%
Okanogan	13.67	-	0.00%
Others	4.87	2.92	66.49%
Pacific	9.48	7.88	20.37%
Pierce	3.47	2.73	27.12%
San Juan	7.81	8.06	-3.16%
Skagit	4.47	2.07	115.38%
Snohomish	2.42	1.34	80.61%
Thurston	4.02	2.29	75.48%
Wahkiakum	1.50	-	0.00%
Walla Walla	3.35	3.96	-15.26%
Whatcom	4.24	3.00	41.38%



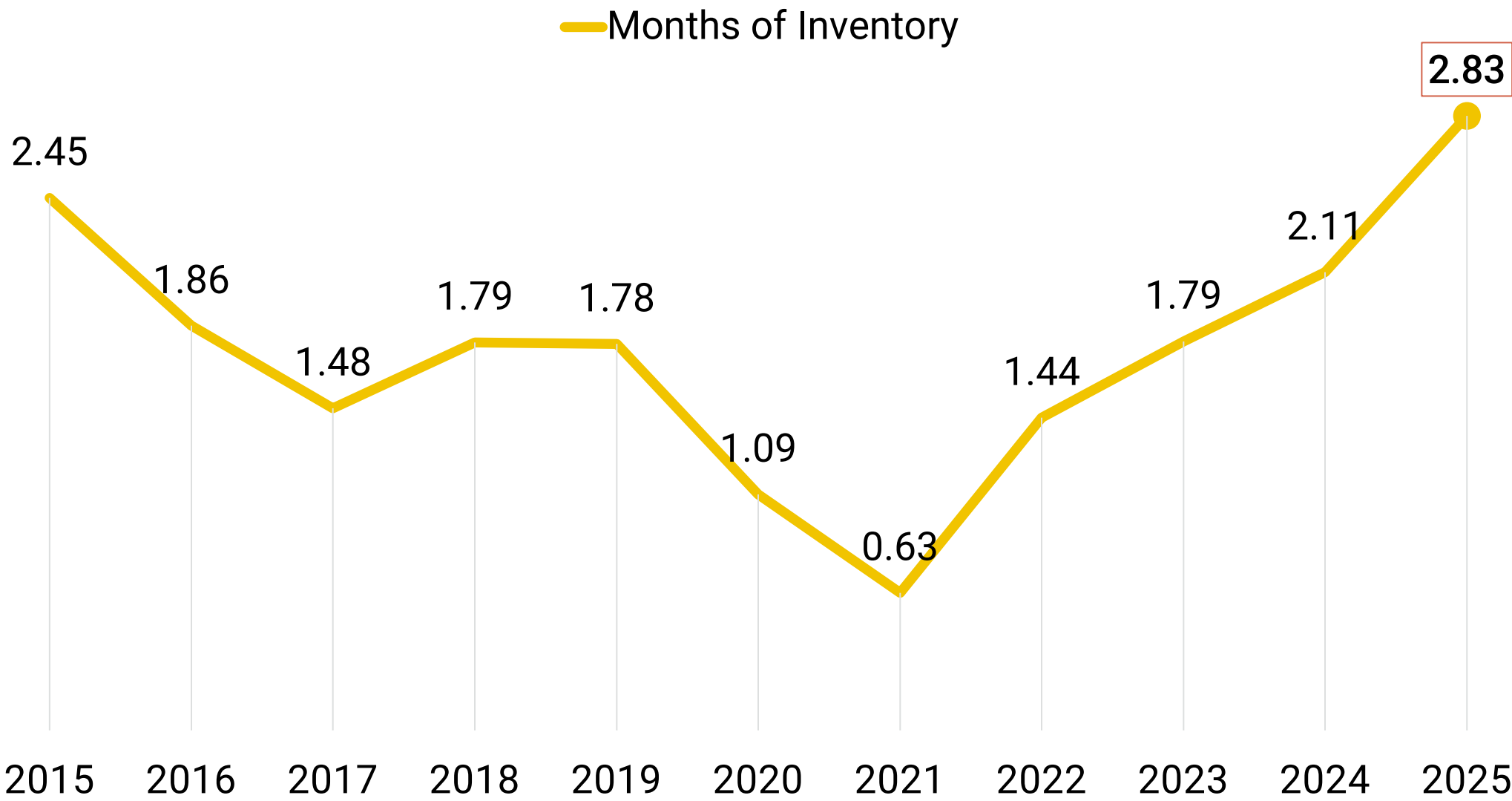
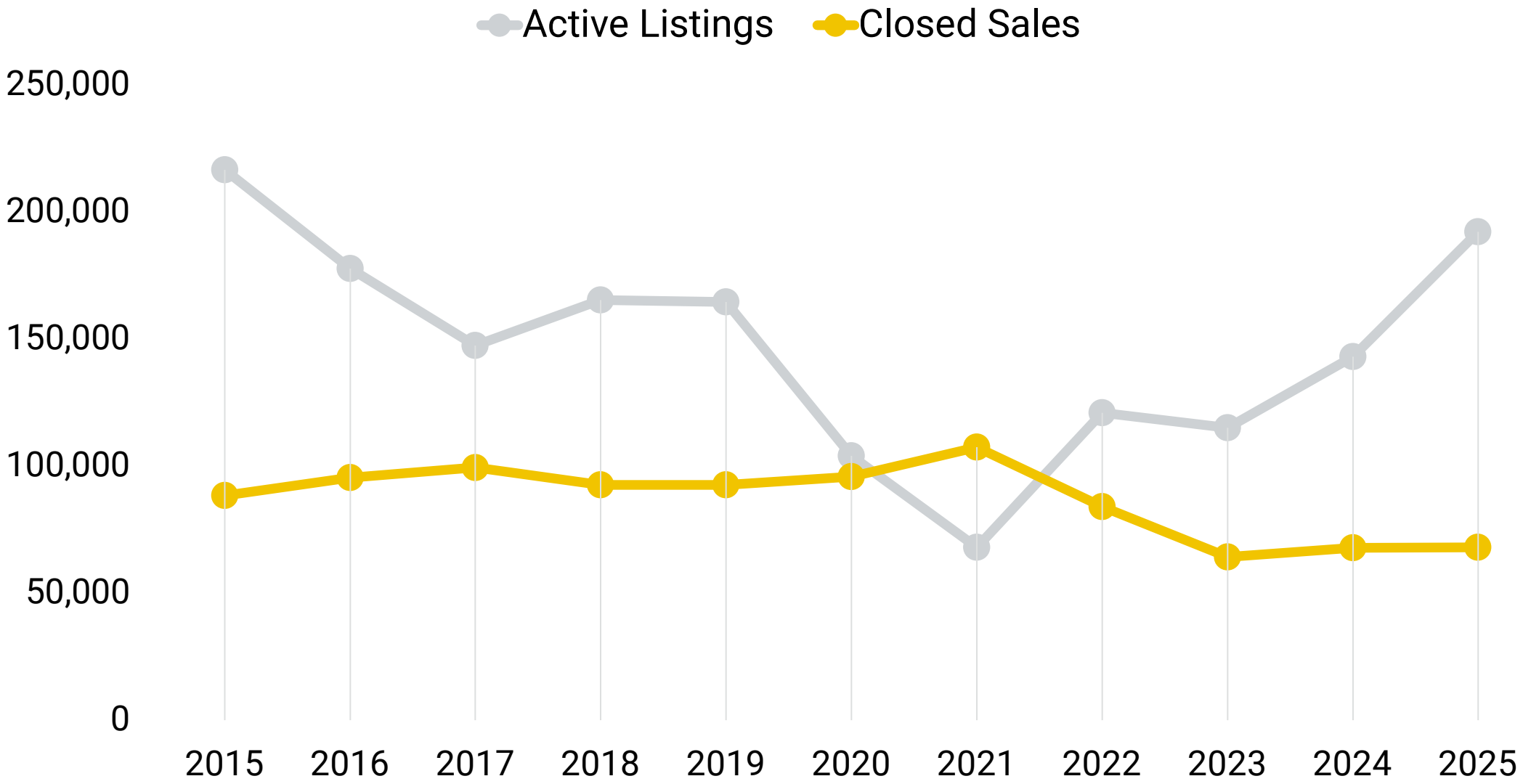
All Counties: Residential Homes and Condominiums

# Months of Inventory by Year

A comparison of the months of inventory each year, for residential homes & condominiums.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
2015	216,474	88,331	2.45
2016	177,711	95,480	1.86
2017	147,297	99,345	1.48
2018	165,259	92,555	1.79
2019	164,427	92,503	1.78
2020	103,982	95,760	1.09
2021	67,969	107,354	0.63
2022	120,897	84,037	1.44
2023	114,948	64,208	1.79
2024	142,922	67,788	2.11
2025	192,053	67,929	2.83





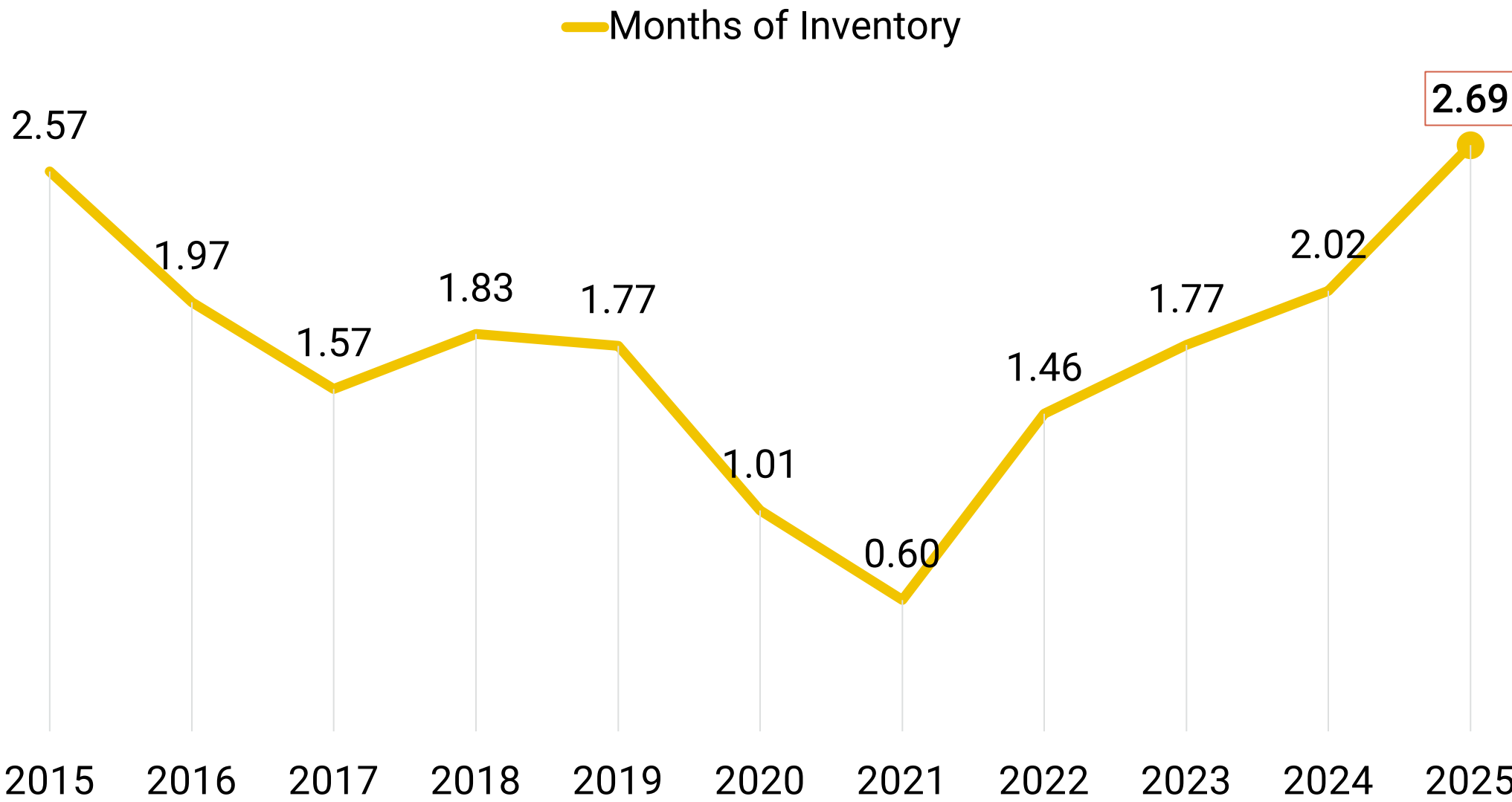
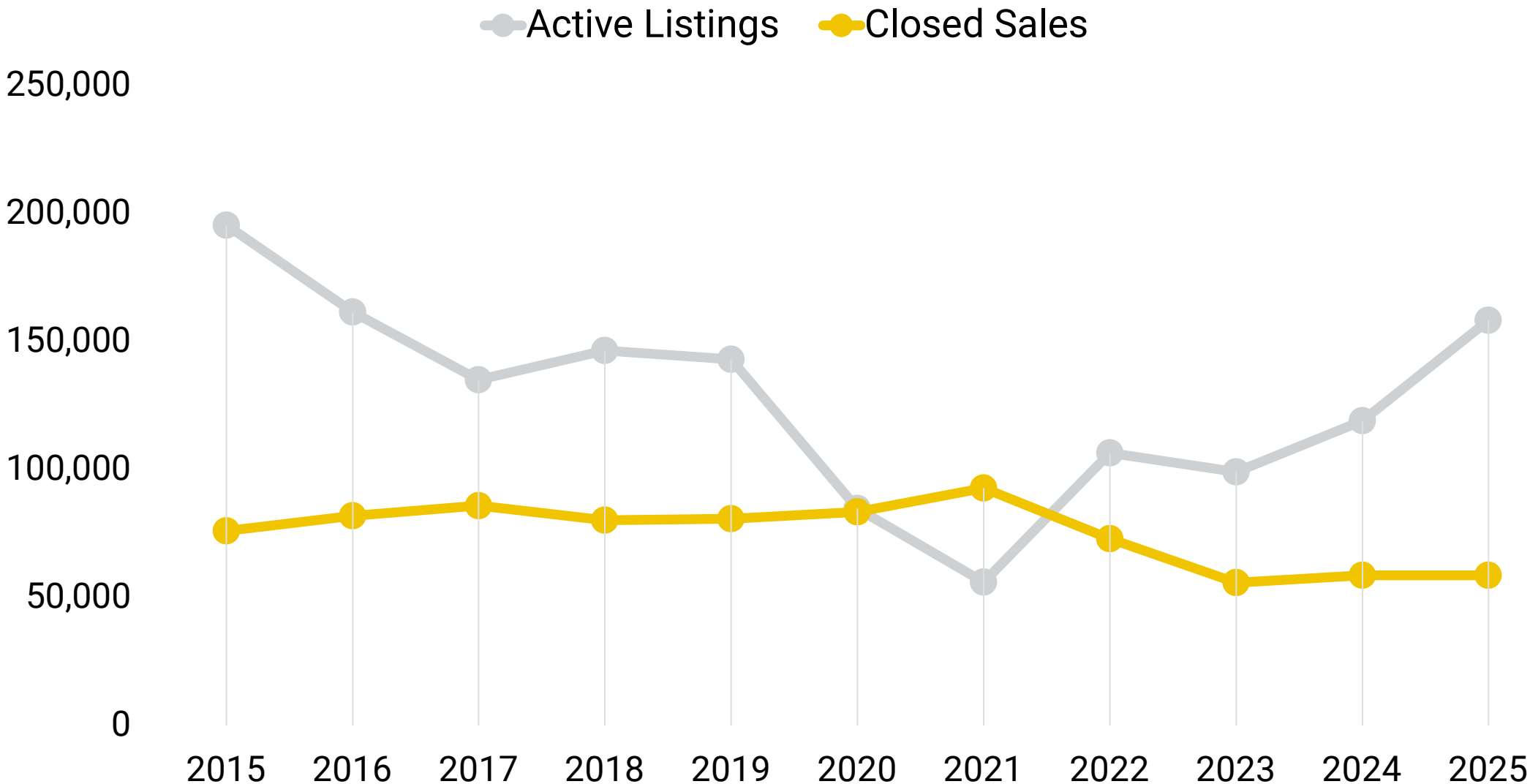
# All Counties: Residential Homes Only

## Months of Inventory by Year

A comparison of the months of inventory each year, for residential homes only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
2015	195,416	75,975	2.57
2016	161,453	81,852	1.97
2017	135,026	85,819	1.57
2018	146,446	80,232	1.83
2019	143,011	80,734	1.77
2020	84,649	83,410	1.01
2021	55,993	92,713	0.60
2022	106,407	72,866	1.46
2023	98,994	55,782	1.77
2024	118,913	58,751	2.02
2025	158,193	58,729	2.69



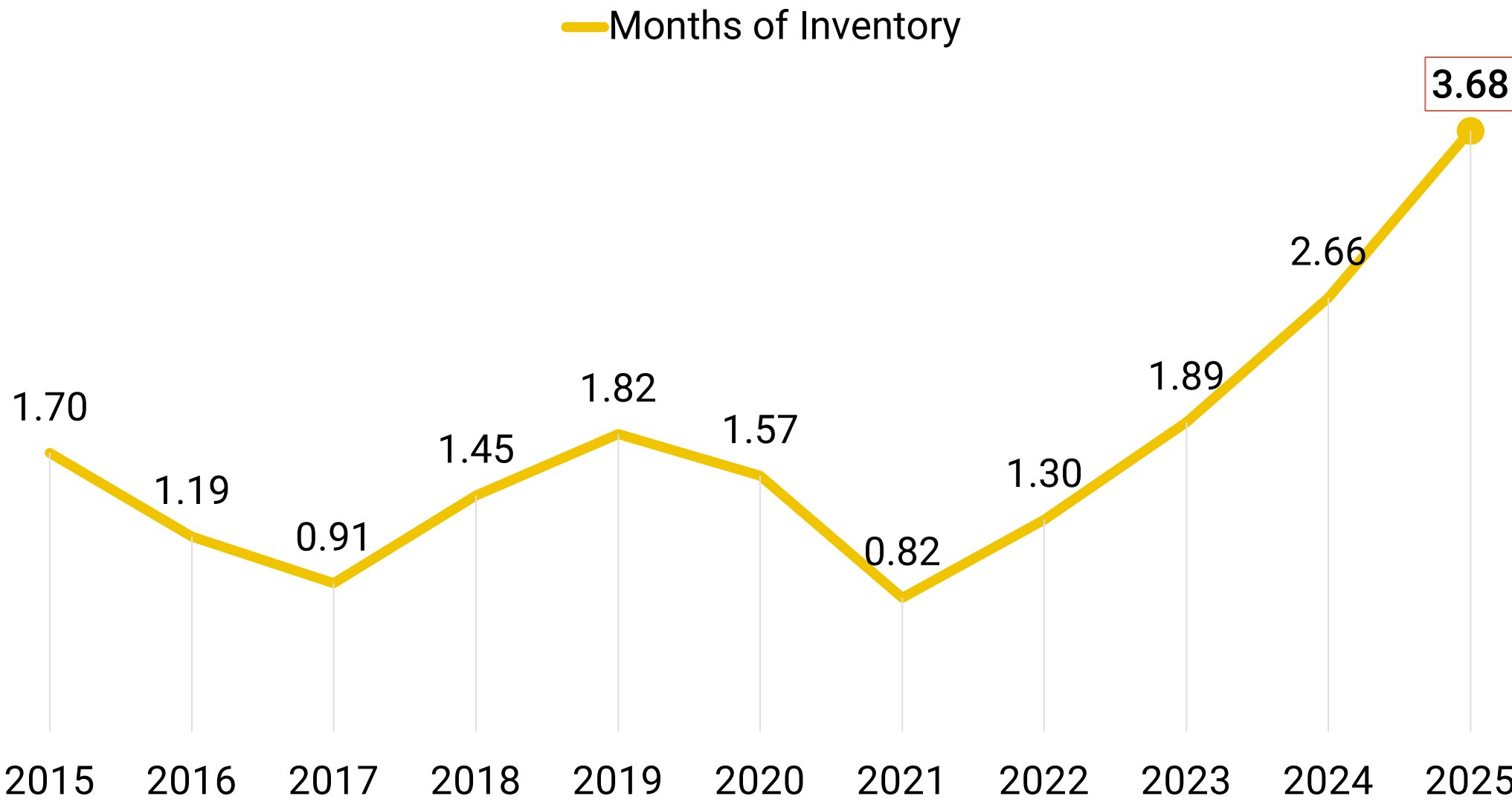
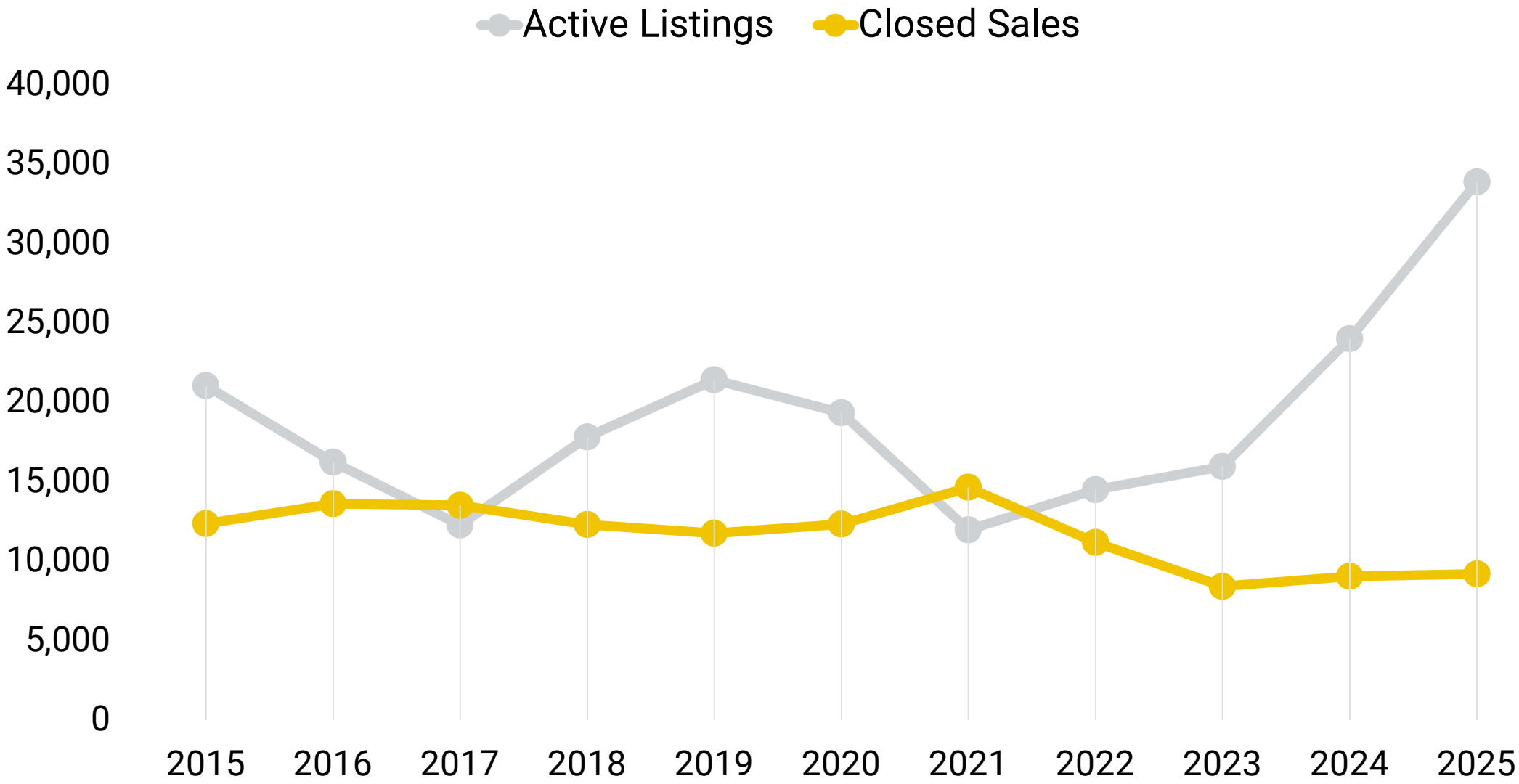
# All Counties: Condominiums Only

## Months of Inventory by Year

A comparison of the months of inventory each year, for condominiums only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
2015	21,058	12,356	1.70
2016	16,252	13,628	1.19
2017	12,271	13,526	0.91
2018	17,813	12,323	1.45
2019	21,416	11,769	1.82
2020	19,333	12,350	1.57
2021	11,976	14,641	0.82
2022	14,490	11,171	1.30
2023	15,954	8,426	1.89
2024	24,009	9,037	2.66
2025	33,860	9,200	3.68

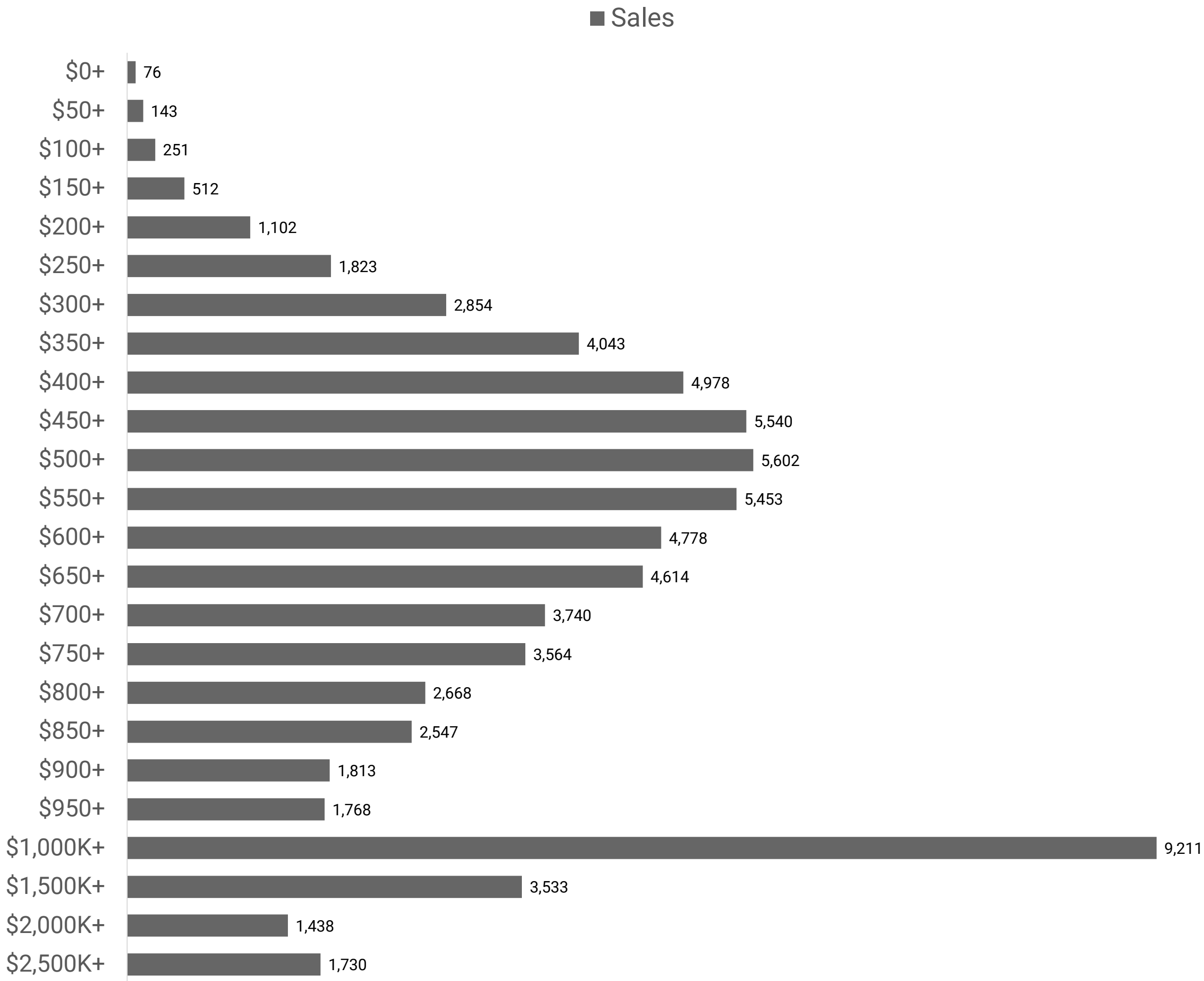


# All Counties: Residential Homes and Condominiums

## Sales by Price Range

A comparison of the sales by price range, for residential homes and condominiums.  
Data reflects MLS and off-market sales and is compiled from Matrix Market Reports.

Price Range	Sales
\$0+	76
\$50+	143
\$100+	251
\$150+	512
\$200+	1,102
\$250+	1,823
\$300+	2,854
\$350+	4,043
\$400+	4,978
\$450+	5,540
\$500+	5,602
\$550+	5,453
\$600+	4,778
\$650+	4,614
\$700+	3,740
\$750+	3,564
\$800+	2,668
\$850+	2,547
\$900+	1,813
\$950+	1,768
\$1,000K+	9,211
\$1,500K+	3,533
\$2,000K+	1,438
\$2,500K+	1,730
Total	73,781

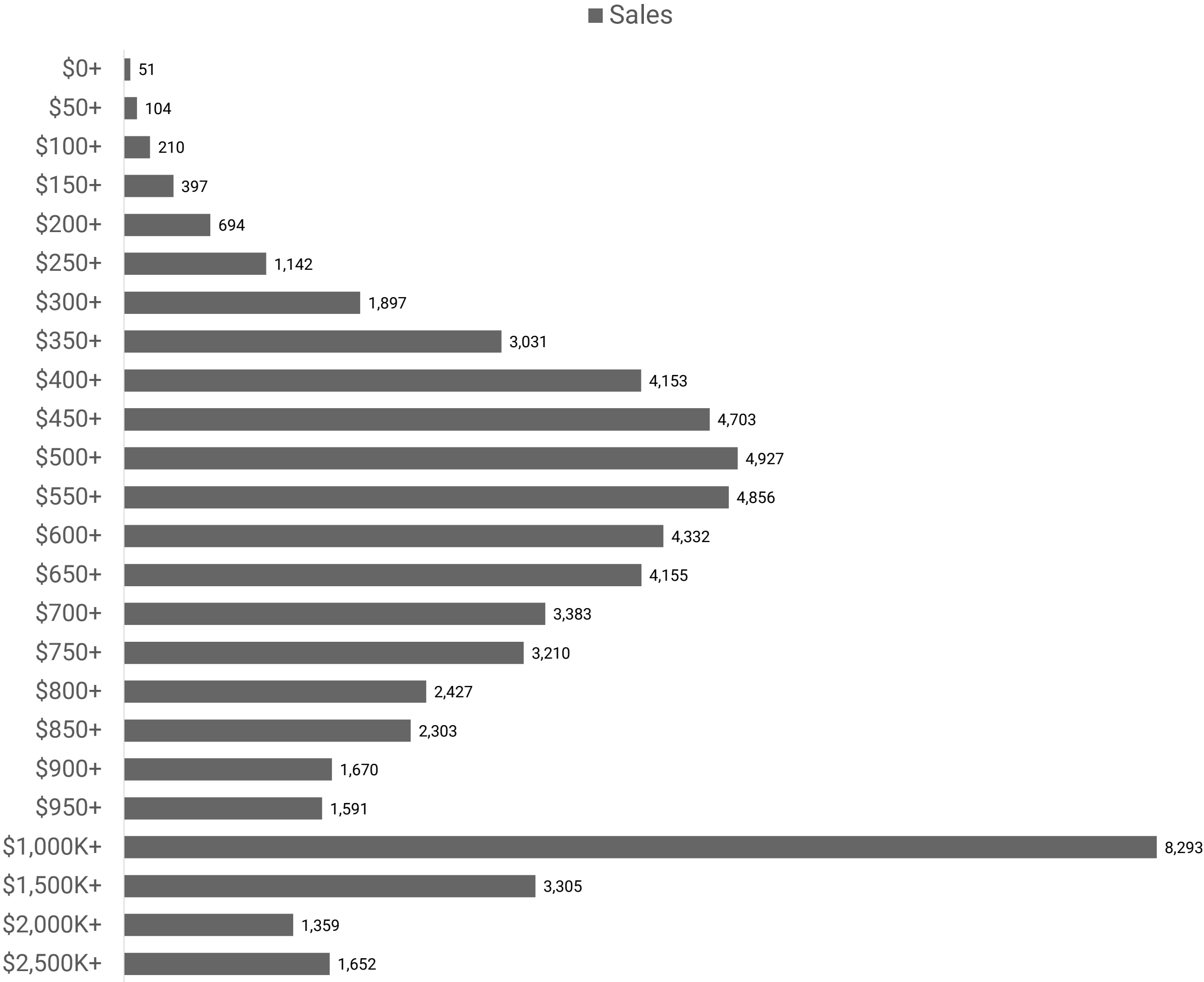


# All Counties: Residential Homes Only

## Sales by Price Range

A comparison of the sales by price range, for residential homes only.  
Data reflects MLS and off-market sales and is compiled from Matrix Market Reports.

Price Range	Sales
\$0+	51
\$50+	104
\$100+	210
\$150+	397
\$200+	694
\$250+	1,142
\$300+	1,897
\$350+	3,031
\$400+	4,153
\$450+	4,703
\$500+	4,927
\$550+	4,856
\$600+	4,332
\$650+	4,155
\$700+	3,383
\$750+	3,210
\$800+	2,427
\$850+	2,303
\$900+	1,670
\$950+	1,591
\$1,000K+	8,293
\$1,500K+	3,305
\$2,000K+	1,359
\$2,500K+	1,652
Total	63,845



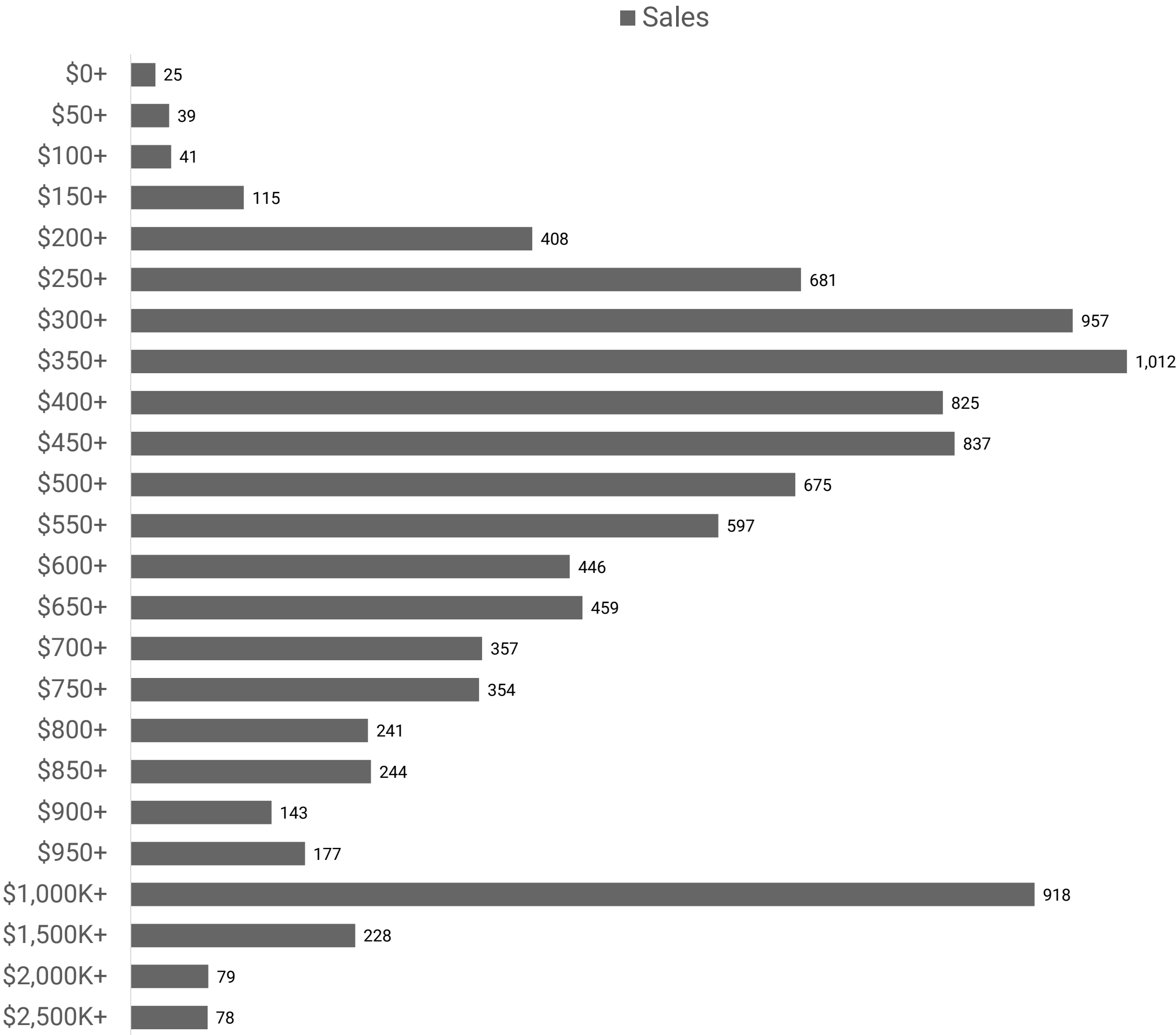


# All Counties: Condominiums Only

## Sales by Price Range

A comparison of the sales by price range, for condominiums only.  
Data reflects MLS and off-market sales and is compiled from Matrix Market Reports.

Price Range	Sales
\$0+	25
\$50+	39
\$100+	41
\$150+	115
\$200+	408
\$250+	681
\$300+	957
\$350+	1,012
\$400+	825
\$450+	837
\$500+	675
\$550+	597
\$600+	446
\$650+	459
\$700+	357
\$750+	354
\$800+	241
\$850+	244
\$900+	143
\$950+	177
\$1,000K+	918
\$1,500K+	228
\$2,000K+	79
\$2,500K+	78
Total	9,936

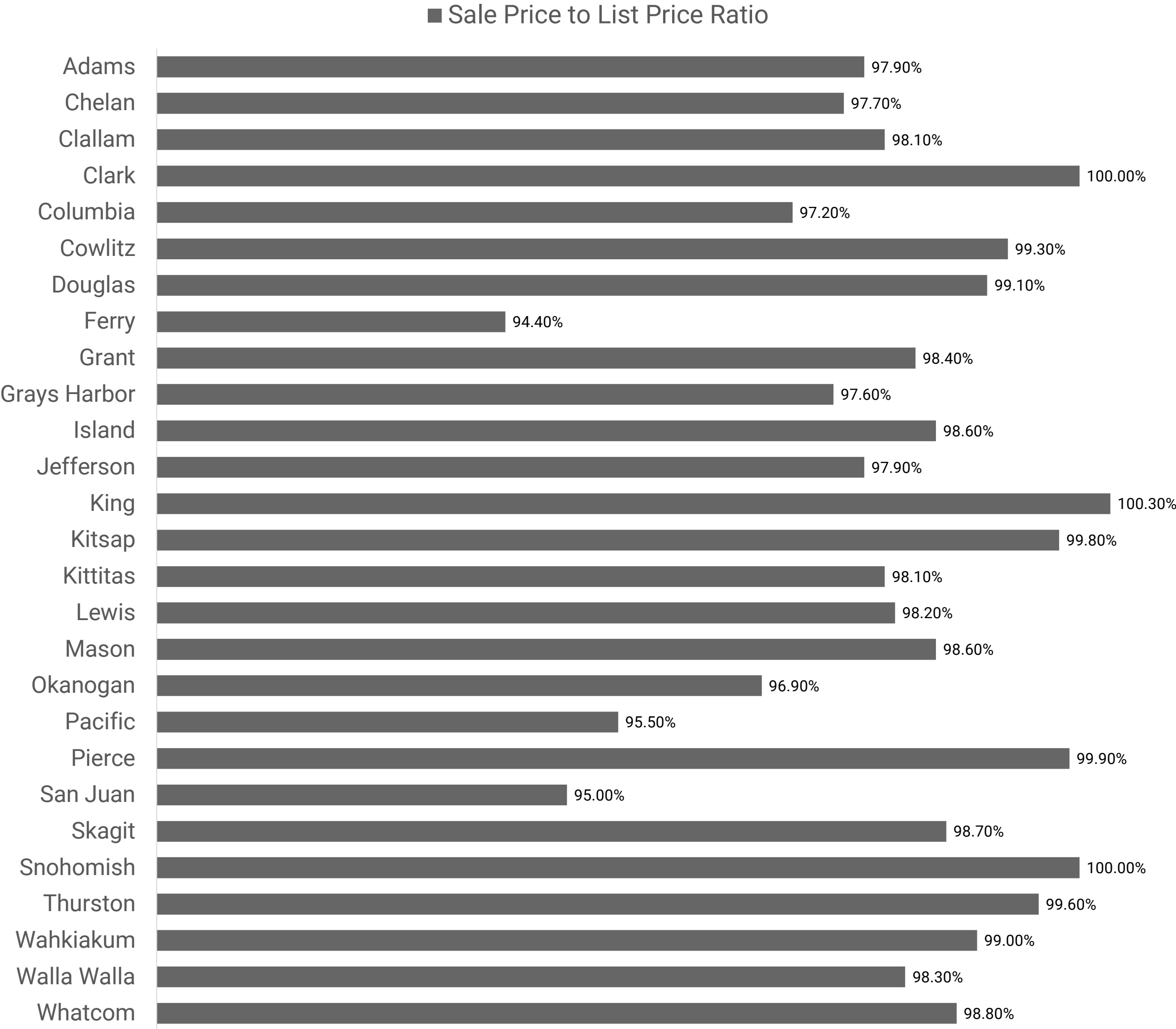


Residential Homes Only

# Sale Price to List Price Ratio by County

A comparison of the average sale-to-list price ratio in each county, for residential homes only.  
This ratio measures the percentage of the list price that sellers are receiving as the sale price.

	Sale Price to List Price
Adams	97.90%
Chelan	97.70%
Clallam	98.10%
Clark	100.00%
Columbia	97.20%
Cowlitz	99.30%
Douglas	99.10%
Ferry	94.40%
Grant	98.40%
Grays Harbor	97.60%
Island	98.60%
Jefferson	97.90%
King	100.30%
Kitsap	99.80%
Kittitas	98.10%
Lewis	98.20%
Mason	98.60%
Okanogan	96.90%
Pacific	95.50%
Pierce	99.90%
San Juan	95.00%
Skagit	98.70%
Snohomish	100.00%
Thurston	99.60%
Wahkiakum	99.00%
Walla Walla	98.30%
Whatcom	98.80%

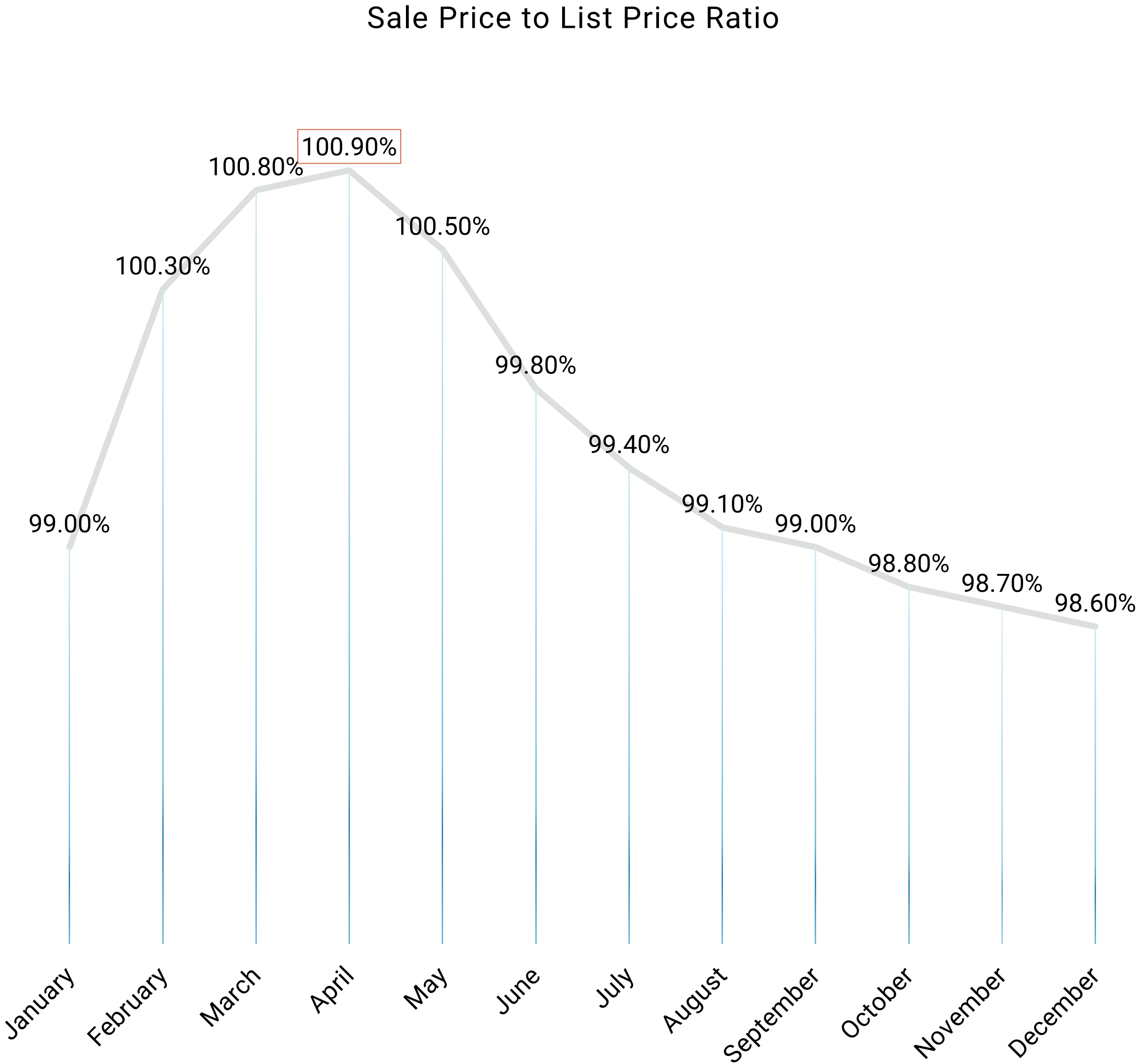


All Counties: Residential Homes Only

# Sale Price to List Price Ratio by Month

A comparison of the average sale-to-list price ratio by month, for residential homes only.  
This ratio measures the percentage of the list price that sellers are receiving as the sale price.

	Sale Price to List Price Ratio
January	99.00%
February	100.30%
March	100.80%
April	100.90%
May	100.50%
June	99.80%
July	99.40%
August	99.10%
September	99.00%
October	98.80%
November	98.70%
December	98.60%
2025	99.60%

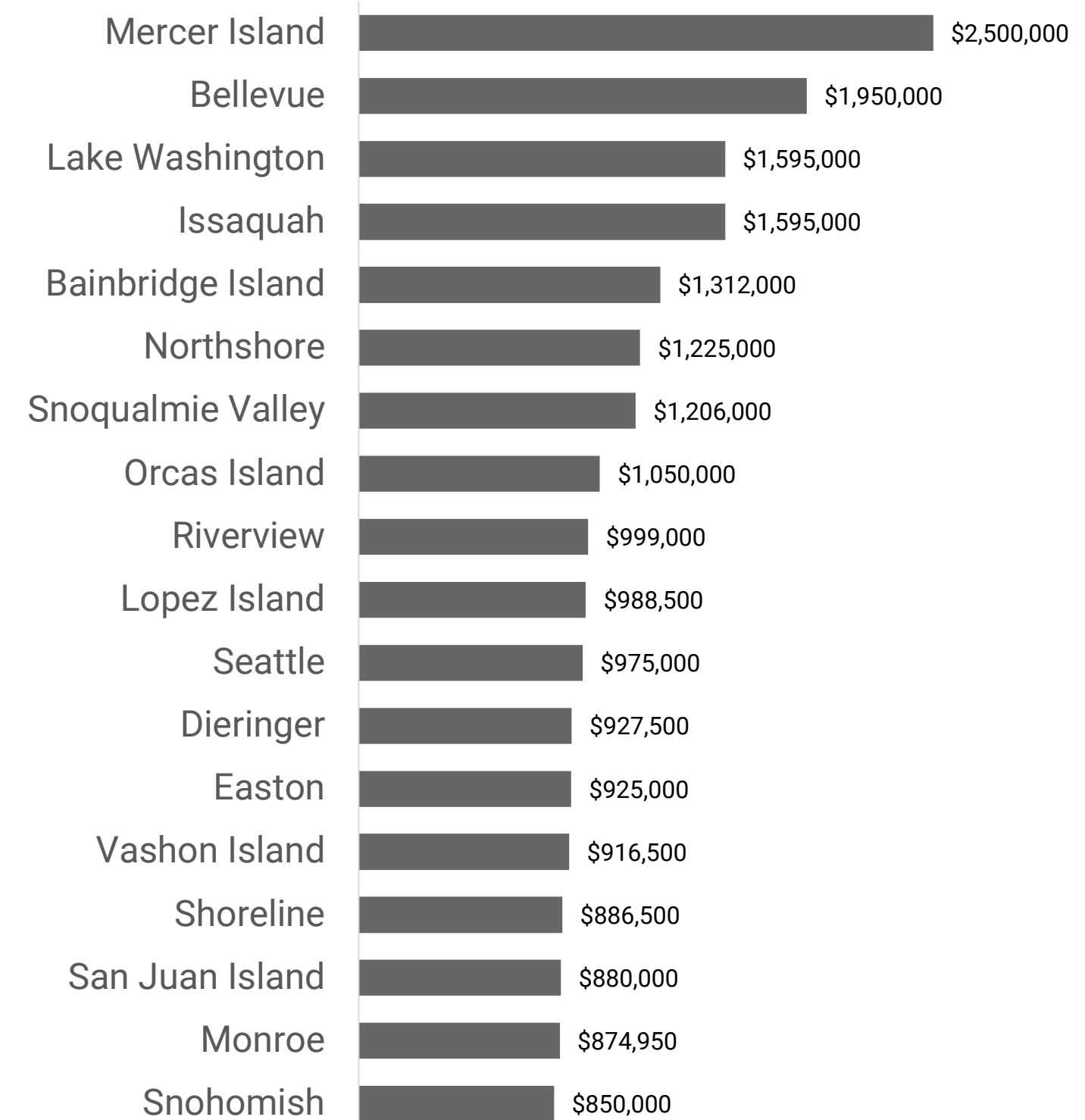


# Residential Homes Only

## Highest Home Prices by School District

18 highest priced, based on closed sales for residential homes only in each school district.

County	District	Median
King	Mercer Island	\$ 2,500,000
King	Bellevue	\$ 1,950,000
King	Lake Washington	\$ 1,595,000
King	Issaquah	\$ 1,595,000
Kitsap	Bainbridge Island	\$ 1,312,000
King	Northshore	\$ 1,225,000
King	Snoqualmie Valley	\$ 1,206,000
San Juan	Orcas Island	\$ 1,050,000
King	Riverview	\$ 999,000
San Juan	Lopez Island	\$ 988,500
King	Seattle	\$ 975,000
Pierce	Dieringer	\$ 927,500
Kittitas	Easton	\$ 925,000
King	Vashon Island	\$ 916,500
King	Shoreline	\$ 886,500
San Juan	San Juan Island	\$ 880,000
Snohomish	Monroe	\$ 874,950
Snohomish	Snohomish	\$ 850,000



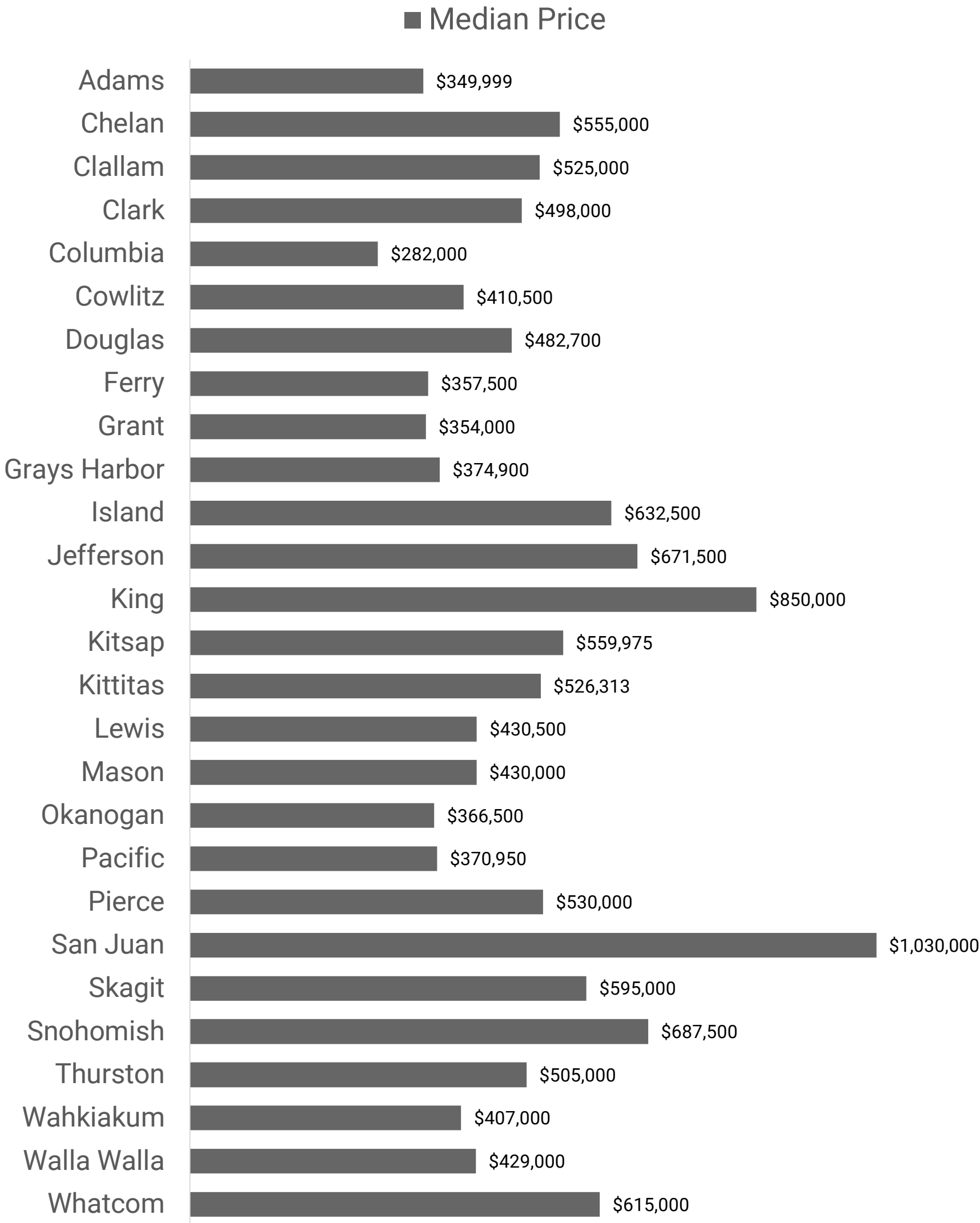


# All Counties: Residential Homes Only

## 3 Bedroom Closed Sales by County

A comparison of 3 bedroom closed sales units and median price in each county, for residential homes only.

	Median Price	# Units
Adams	\$ 349,999	65
Chelan	\$ 555,000	407
Clallam	\$ 525,000	559
Clark	\$ 498,000	484
Columbia	\$ 282,000	28
Cowlitz	\$ 410,500	643
Douglas	\$ 482,700	284
Ferry	\$ 357,500	13
Grant	\$ 354,000	601
Grays Harbor	\$ 374,900	551
Island	\$ 632,500	661
Jefferson	\$ 671,500	208
King	\$ 850,000	7,222
Kitsap	\$ 559,975	1,884
Kittitas	\$ 526,313	382
Lewis	\$ 430,500	634
Mason	\$ 430,000	545
Okanogan	\$ 366,500	146
Pacific	\$ 370,950	162
Pierce	\$ 530,000	5,122
San Juan	\$ 1,030,000	92
Skagit	\$ 595,000	776
Snohomish	\$ 687,500	3,685
Thurston	\$ 505,000	1,866
Wahkiakum	\$ 407,000	23
Walla Walla	\$ 429,000	273
Whatcom	\$ 615,000	1,215

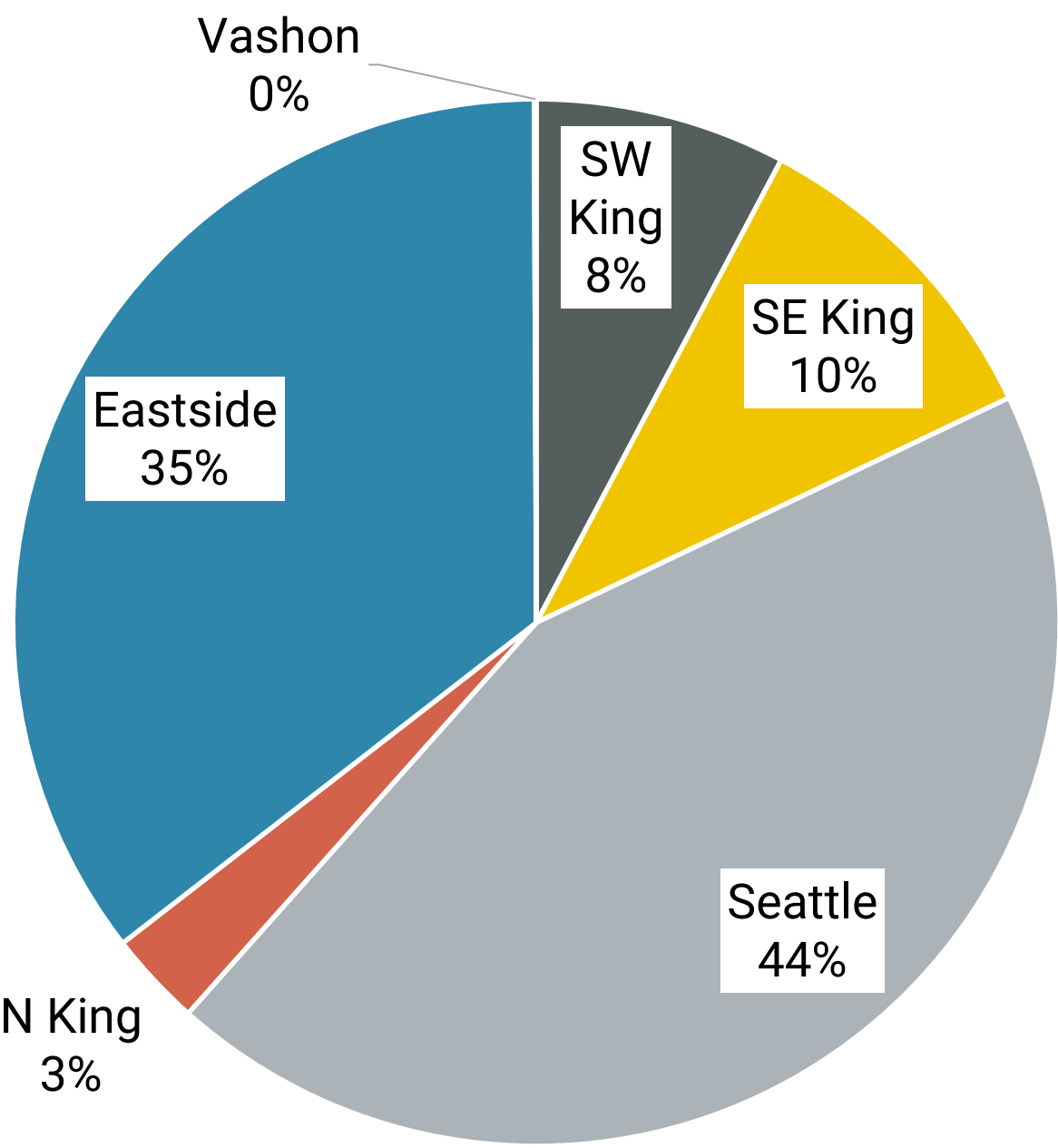
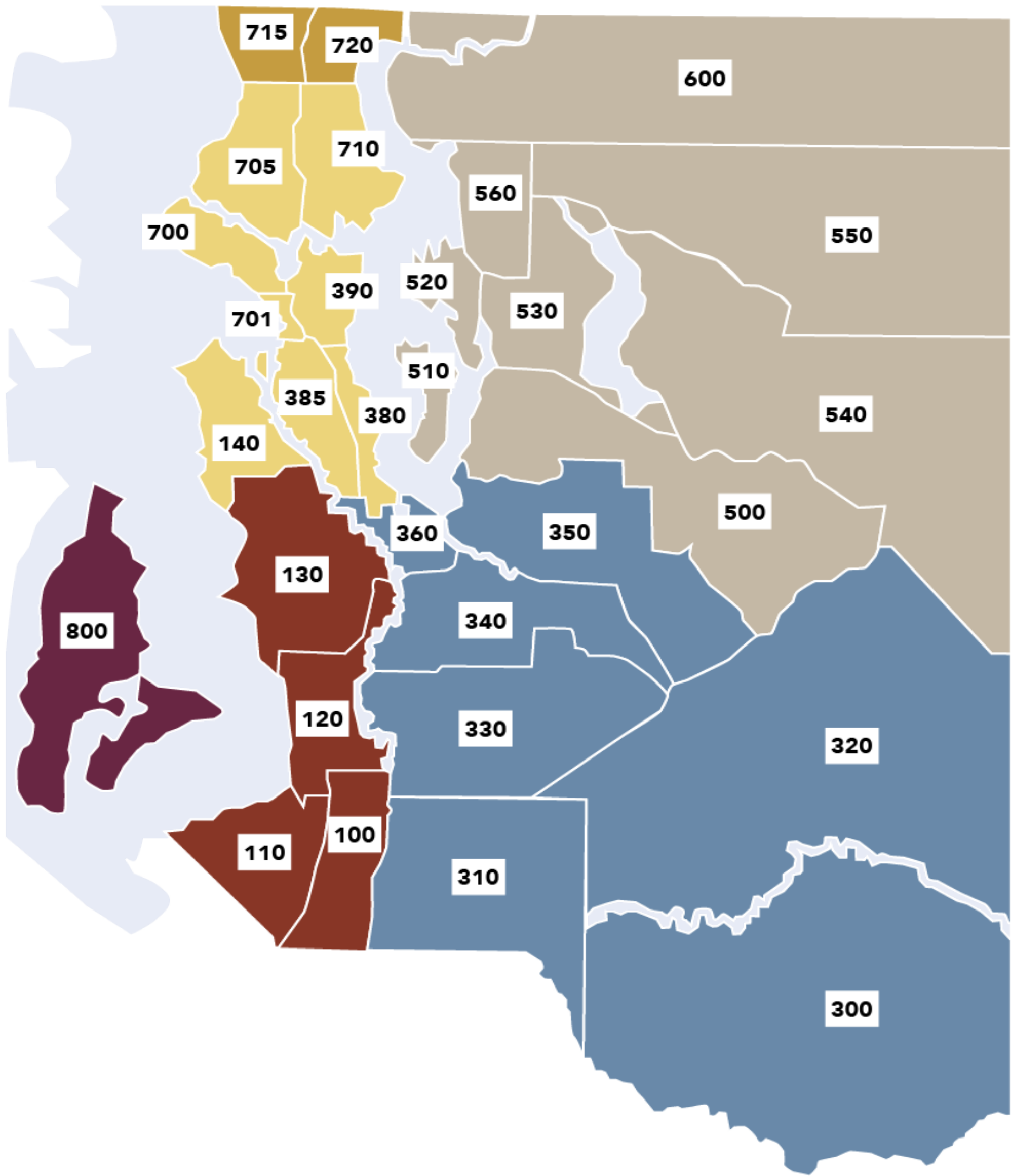


King County: Condominiums Only

# Snapshot Summary: Median, Closed Sales, Average & Volume

Numbers include all sales, including off-market sales reported by NWMLS brokers.

County	Area	Units	Median	Average	\$ Value
SW King	100,110,120,130	448	\$ 320,000	\$ 363,083	\$ 162,661,184
SE King	300,310,320,330 340,350,360	589	\$ 376,000	\$ 391,390	\$ 230,528,710
Seattle	140,380,385,390 700,701,705,710	2,524	\$ 590,000	\$ 703,100	\$ 1,774,624,400
N King	715,720	169	\$ 485,000	\$ 561,912	\$ 94,963,128
Eastside	500,510,520,530 540,550,560,600	2,048	\$ 731,323	\$ 888,505	\$ 1,819,658,240
Vashon	800	4	\$ 472,625	\$ 468,563	\$ 1,874,252
Total		5,782	\$ 560,000	\$ 706,384	\$ 4,084,309,914

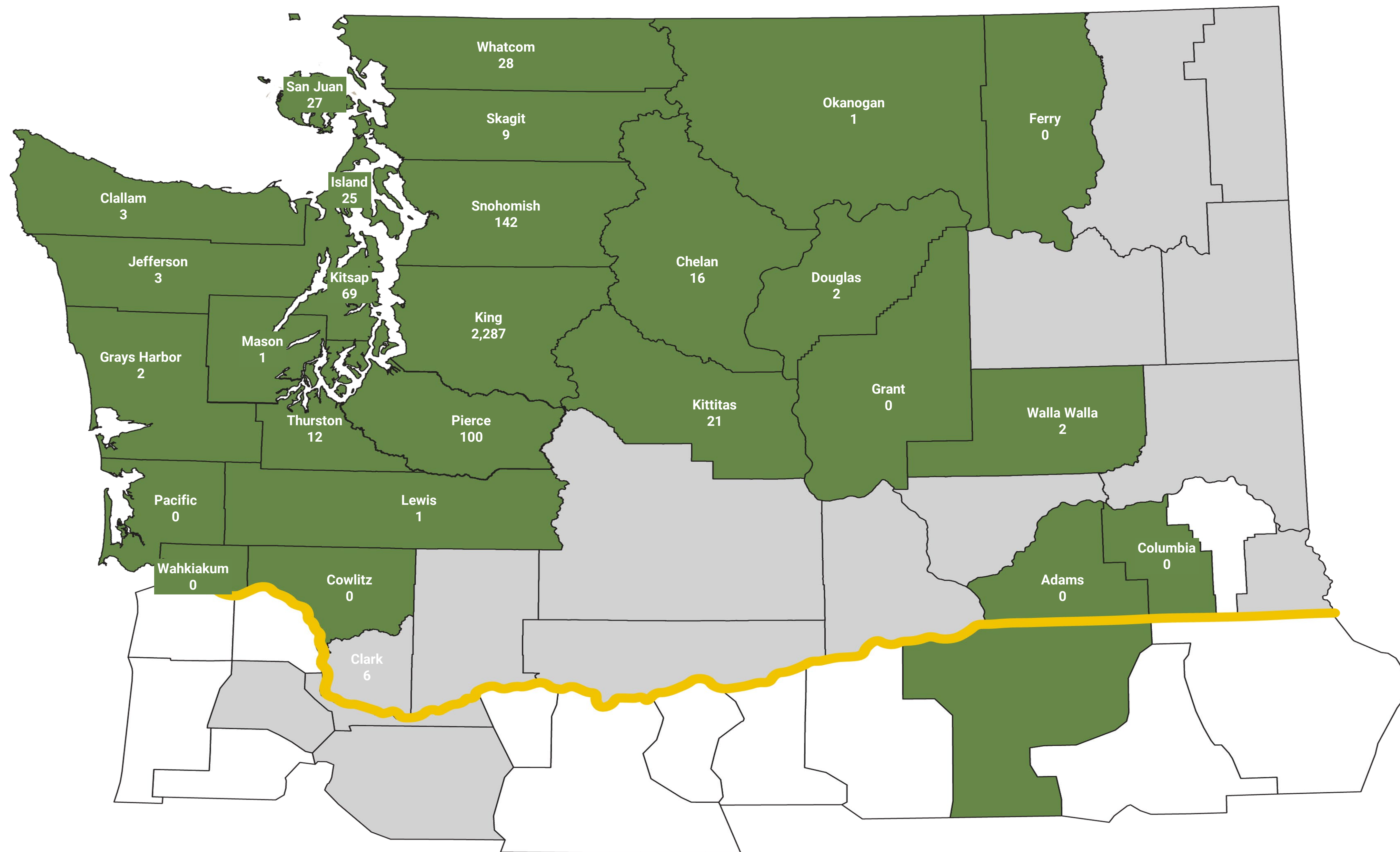




All Counties: Residential Homes Only

# Snapshot: High End Property Sales

Property sales priced at \$2 million or higher (Total = 2,757)

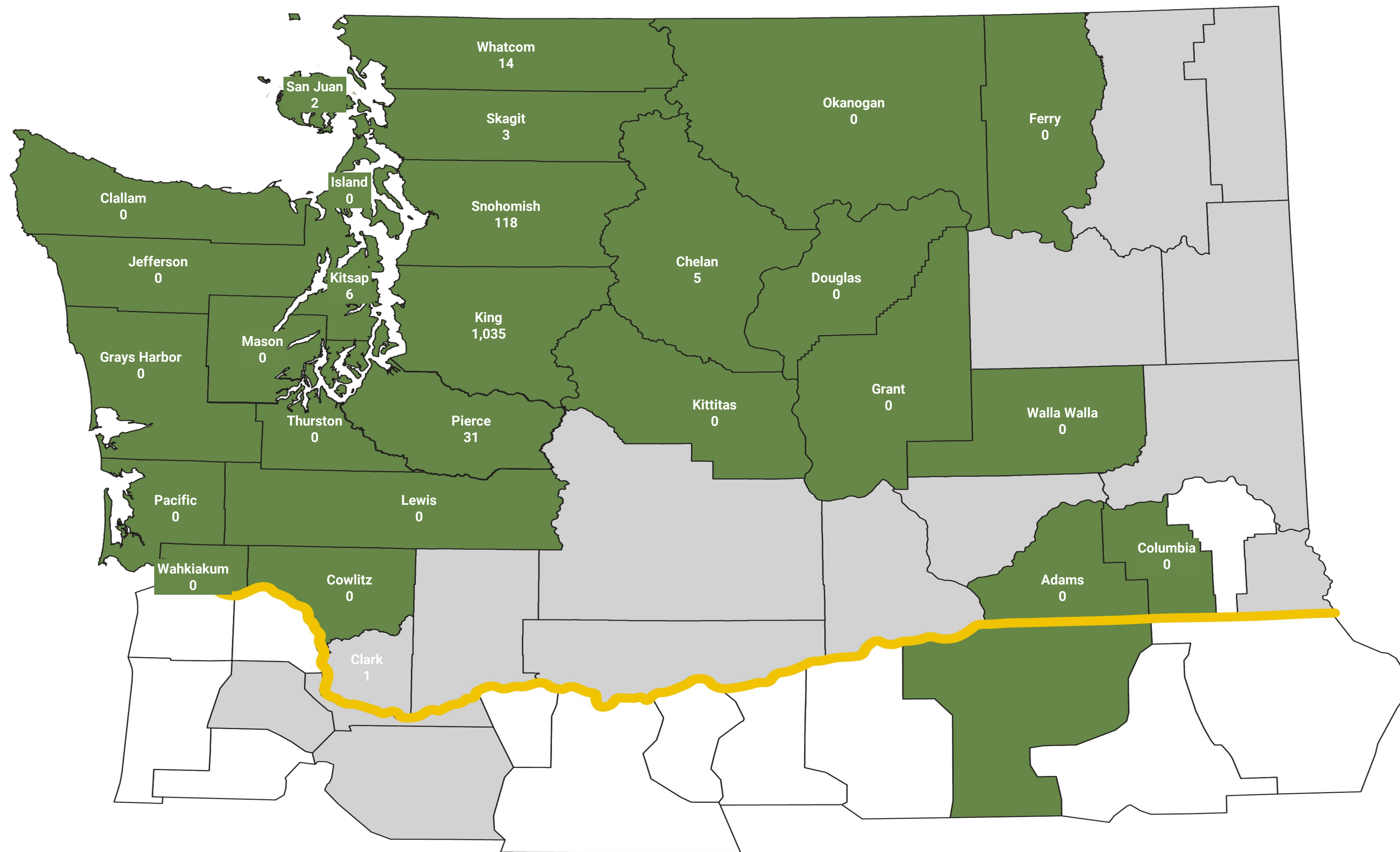




All Counties: Condominiums Only

# Snapshot: High End Property Sales

Property sales priced at \$1 million or higher (Total = 1,215)

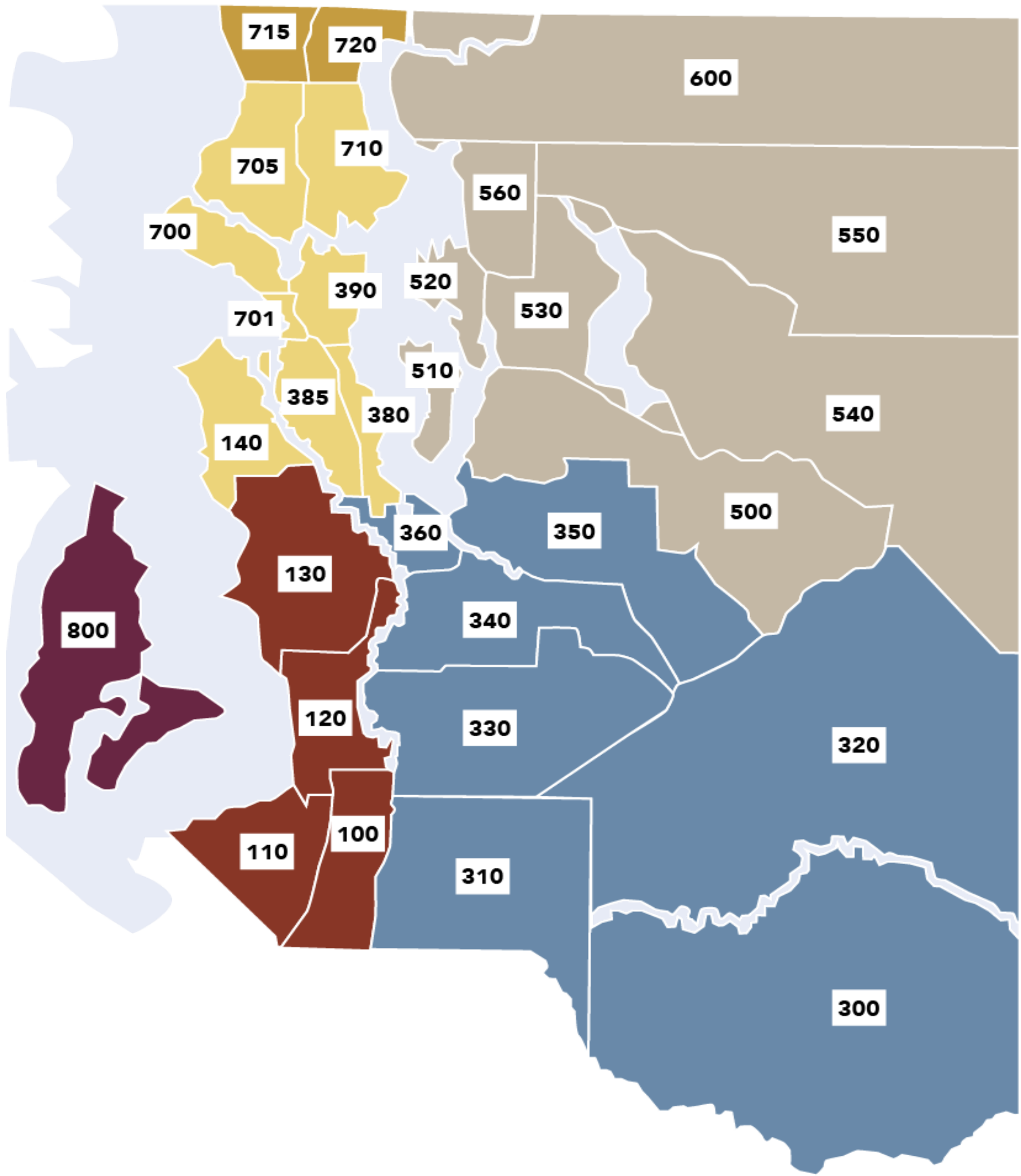




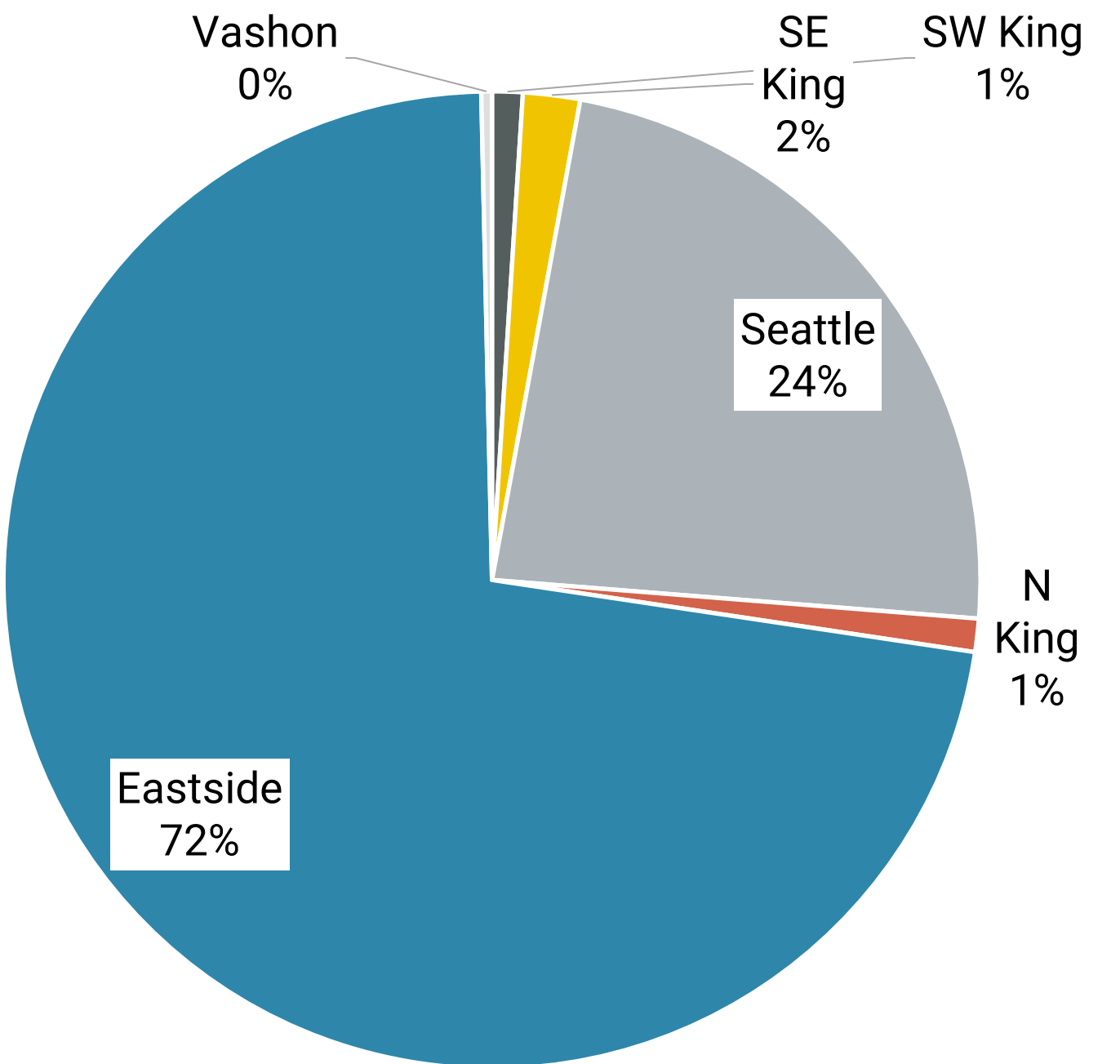
King County Map Areas: Residential Homes Only

# Snapshot: High End Property Sales

Property sales priced at \$2 million or higher



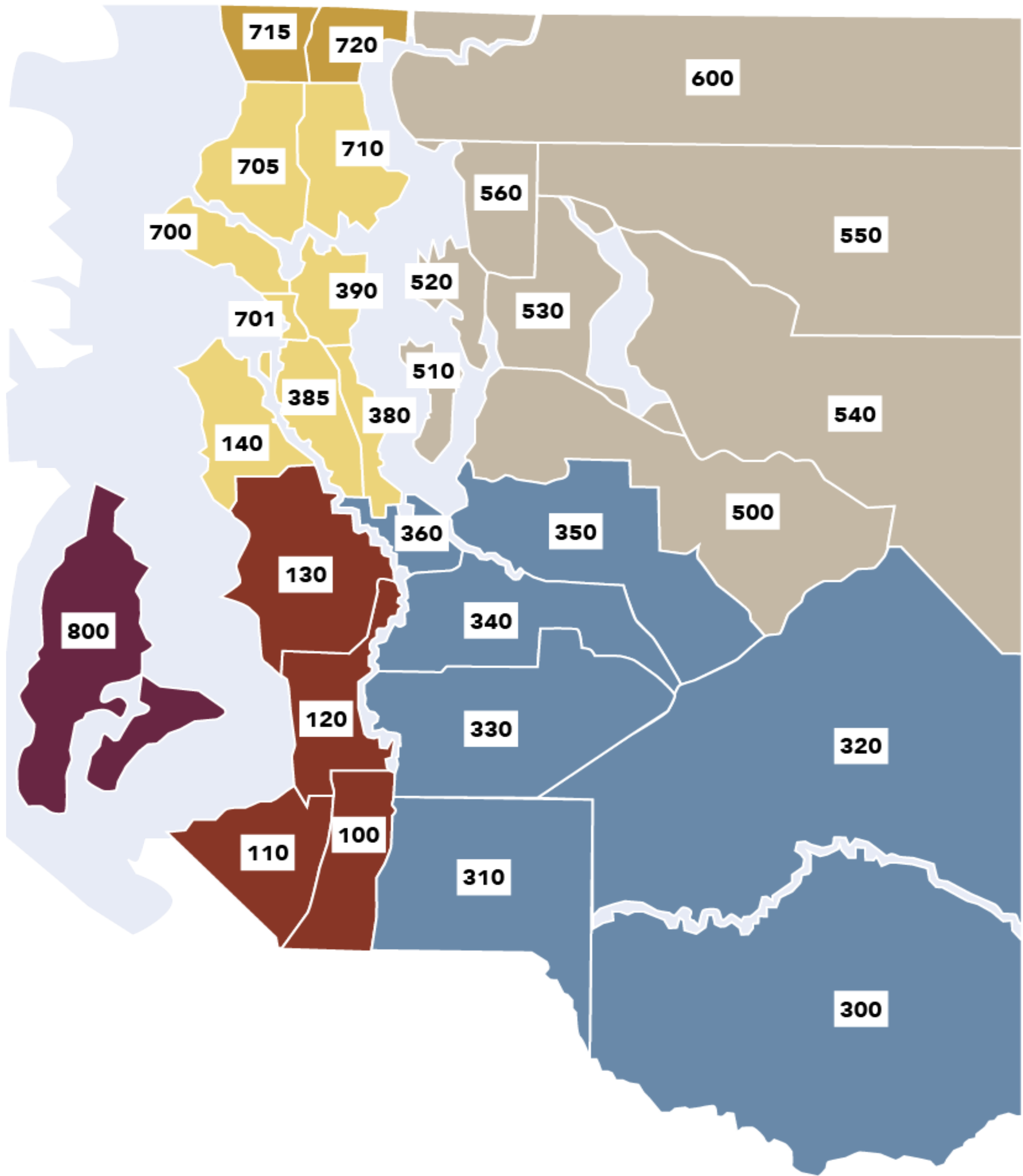
County	Area	Total Sales
SW King	100,110,120,130	23
SE King	300,310,320,330 340,350,360	43
Seattle	140,380,385,390 700,701,705,710	532
N King	715,720	25
Eastside	500,510,520,530 540,550,560,600	1,646
Vashon	800	8
Total		2,277



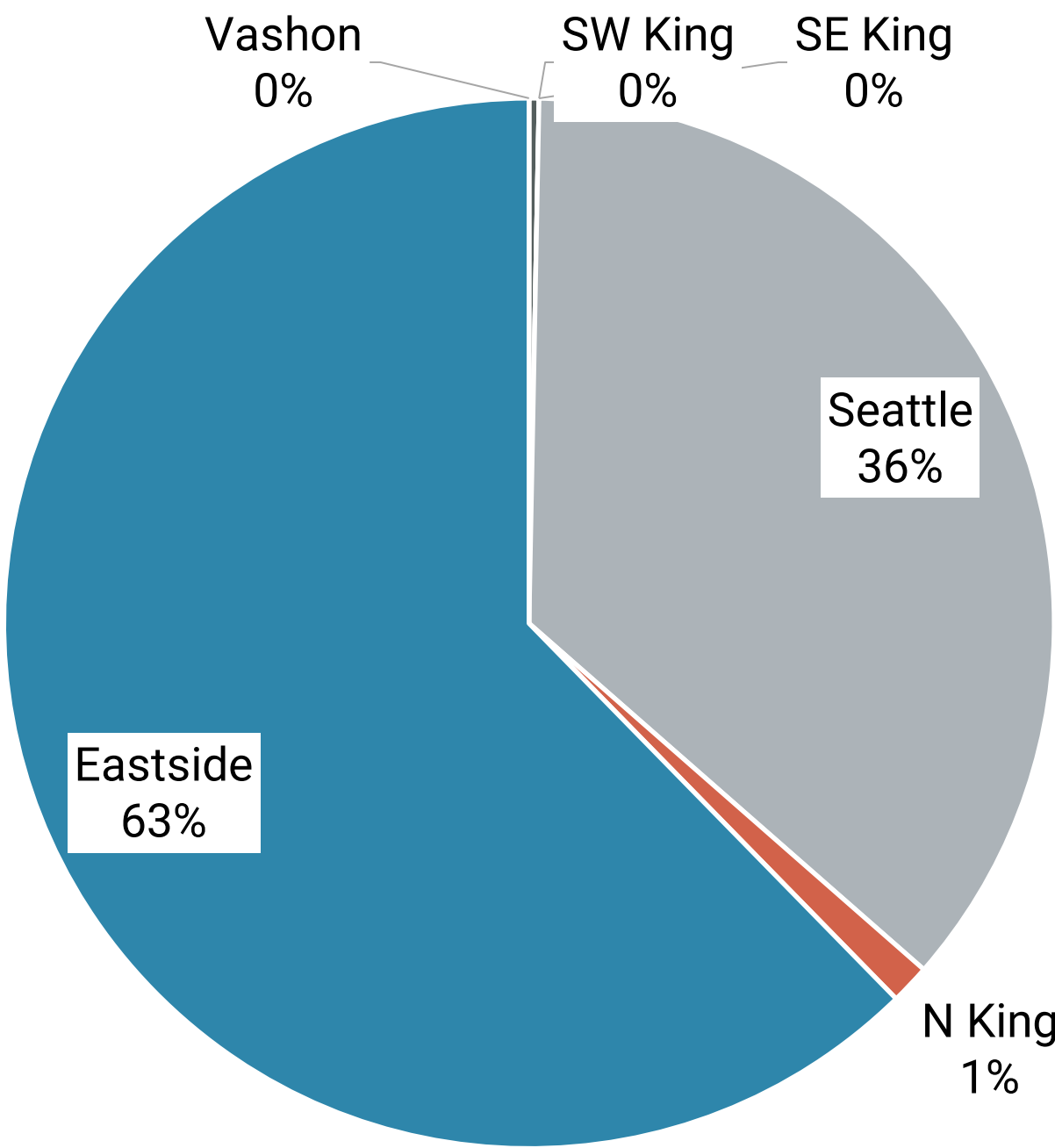
King County Map Areas: Condominiums Only

# Snapshot: High End Property Sales

Property sales priced at \$1 million or higher



County	Area	Total Sales
SW King	100,110,120,130	3
SE King	300,310,320,330 340,350,360	0
Seattle	140,380,385,390 700,701,705,710	355
N King	715,720	12
Eastside	500,510,520,530 540,550,560,600	612
Vashon	800	0
Total		982



NWMLS INDEX OF AREAS

ADAMS COUNTY		COWLITZ COUNTY		GRAYS HARBOR COUNTY		KING COUNTY	
381	Adams	401	West Kelso	190	Taholah	100	Jovita/West Hill
		402	Highlands	191	Pacific Beach	110	Dash Point/Federal Way
CHELAN COUNTY		403	St. Helens	192	Copalis Beach	120	Des Moines/Redondo
961	Lake Chelan	404	Westside	193	Copalis Crossing	130	Burien/Normandy Park
963	Cashmere	405	Olympic	194	Ocean Shores	140	West Seattle
964	Entiat	406	Columbia Heights	195	Quinault	300	Enumclaw
971	Wenatchee	407	Hillside	196	Humptulips	310	Auburn
972	Leavenworth	408	Northlake/CVG	197	Hoquiam	320	Black Diamond/Maple Valley
		409	Pacific Way	198	Aberdeen	330	Kent
CLALLAM COUNTY		410	Beacon Hill	199	Satsop	340	Renton—Benson Hill
911	Miller Peninsula	411	Robert Gray/Mint	200	Elma	350	Renton—Highlands
912	Southeast Clallam	412	West County	201	McCleary	360	Skyway Area
913	Northeast Sequim	414	North County	202	Cosmopolis	380	Southeast Seattle
914	North Central Sequim	415	Ostrander	203	Montesano	385	SODO/Beacon Hill
915	Northwest Sequim	416	North Kelso	204	Oakville	390	Central Seattle
916	Southeast Sequim	417	Kelso Hill	206	Westport	500	East Side—South of I-90
917	Southwest Sequim	418	South Kelso	208	Grayland	510	Mercer Island
918	East of Port Angeles N	419	East County	214	Amanda Park	520	Bellevue—West of 405
919	East of Port Angeles S	420	South County/Woodland	215	Malone	530	Bellevue—East of 405
920	Northeast Port Angeles			216	Neilton	540	East of Lake Sammamish
921	Central East Port Angeles	DOUGLAS COUNTY		217	Aloha	550	Redmond/Carnation
922	Central West Port Angeles	286	Northeast Douglas County	218	Moclips	560	Kirkland/Bridle Trails
923	Northwest Port Angeles	962	Chelan/McNeil Canyon	219	Central Park	600	Juanita/Woodinville
924	Southeast Port Angeles	965	Mansfield	220	Ocosta	610	Southeast Snohomish
925	Southwest Port Angeles	968	Bridgeport			700	Queen Anne/Magnolia
926	West of Port Angeles	969	Orondo	ISLAND COUNTY		701	Belltown/Downtown
927	Northwest Clallam	970	East Wenatchee	780	Camano Island	705	Ballard/Greenlake
928	Southwest Clallam			811	South Whidbey Island	710	North Seattle
		FERRY COUNTY		812	Central Whidbey Island	715	Richmond Beach/Shoreline
CLARK COUNTY		465	Ferry County	813	North Whidbey Island	720	Lake Forest Park
1026	East Orchard					800	Vashon Island
1031	Camp Bonneville	GRANT COUNTY		JEFFERSON COUNTY		KITSAP COUNTY	
1033	Camas/Washougal	289	East Grant County	480	Port Townsend	141	South Kitsap—West Hwy 16
1042	Evergreen Highway	290	North Grant County	481	Cape George	142	South Kitsap—East Hwy 16
1043	City Center West	291	North Central Grant County	482	South Port Townsend	143	Port Orchard
1045	Salmon Creek	292	West Grant County	483	Marrowstone	144	Retsil/Manchester
1046	Minnehaha	293	South Grant County	484	Kala Point	145	Seabeck/Hilly
1047	West Orchard	294	Central Grant County	485	Hadlock	146	Chico
1051	Ridgefield	295	South Moses Lake	486	Gardiner	147	Silverdale
1061	Battle Ground	296	Peninsula	487	Oak Bay	148	West Bremerton
1062	Brush Prairie/Hockinson	297	Central Moses Lake	488	Chimacum Valley	149	East Bremerton
1064	Vennersborg	298	North Moses Lake	489	Port Ludlow	150	East Central Kitsap
1070	LaCenter	299	West Moses Lake	490	Shine	161	Hansville
1071	North County			491	Coyle	162	Kingston
				492	Quilcene	163	Port Gamble
COLUMBIA COUNTY				493	Brinnon	164	Lofall
131	Columbia County			494	West Jefferson County		



NWMLS INDEX OF AREAS

KITSAP COUNTY		PIERCE COUNTY		SAN JUAN COUNTY		WAHIAKUM COUNTY	
165	Finn Hill	1	Gig Harbor	899	Waldron Island	413	Wahkiakum County
166	Poulsbo	2	Purdy	900	San Juan Island		
167	Suquamish	3	Rosedale	901	Orcas/Obstruction/	WALLA WALLA COUNTY	
168	Indianola	4	Key Peninsula South		Crane Islands	931	North Walla Walla
170	Bainbridge Island	5	Fox Island	902	Lopez/Frost Islands	932	SW Walla Walla
		6	Gig Harbor South	903	Decatur/Center/Blakely Islands	933	SE Walla Walla
KITTITAS COUNTY		7	Artondale	904	Stuart/Henry/Pearl/Johns		
948	Upper Kittitas County	8	Gig Harbor North		Islands	WHATCOM COUNTY	
949	Lower Kittitas County	9	Key Peninsula North	905	Other San Juan Islands	850	Sudden Valley
		12	Anderson Island	908	Shaw Island	855	South Bay/Glenhaven
LEWIS COUNTY		13-25	North Tacoma			860	Bellingham
426	Centralia	26-30	Central Tacoma	SKAGIT COUNTY		865	Meridian
428	Adna/Pe Ell	31	Tacoma	815	Anacortes	870	Ferndale/Custer
430	Chehalis	32-35	University Place/Fircrest	816	Guemes Island	871	Lummi Island/Eliza Island
432	Napavine	36-40	Lakewood	817	Other Skagit County Islands	880	Blaine/Birch Bay
434	Onalaska	41	Lakewood/Tillicum	820	La Conner	881	Point Roberts
436	Morton	42	Dupont	825	Burlington	885	Lynden
		43	Steilacoom	830	Sedro Woolley	890	Nooksack Valley
MASON COUNTY		44	Ketron Island	835	Mount Vernon	895	Mount Baker/Deming
171	Belfair/Hood Canal N	45-53	South Tacoma	840	Lyman/Hamilton		
172	Mason Lake Region	54-62	Southeast Tacoma	845	Concrete & Up River	OUT OF AREA	
173	South Shore Hood Canal	63-69	Parkland			96	Asotin County
174	Harstine Island	70	Fife	SNOHOMISH COUNTY		136	Garfield County
175	Shelton	71	Milton	610	Southeast Snohomish County	244	Benton County
176	Agate	72	Edgewood	730	Southwest Snohomish County	245	Franklin County
177	SW Mason County	73-74	Sumner	740	Everett/Mukilteo	386	Lincoln County
178	NW Mason County	78	Port of Tacoma	750	East Snohomish County	475	Yakima County
179	Arcadia/Kamilche	79-88	Puyallup	760	Northeast Snohomish County	501	Klickitat County
180	North Mason County	89	Graham/Fredrickson	770	Northwest Snohomish County	561	Spokane County
		94-95	Browns Point			940	Stevens County
OKANOGAN COUNTY		99	Spanaway	THURSTON COUNTY		950	Skamania County
620	Okanogan County	109	Lake Tapps/Bonney Lake	441	Thurston Northwest	980	Pend Oreille County
960	Chelan/Antoine Creek	111	Buckley	442	Black Hills	990	Whitman County
966	Methow Valley	114	Orting	443	Tumwater		
967	Brewster/Pateros	119	Roy/McKenna	444	Olympia Westside		
		121	Harts Lake	445	Boston Harbor		
PACIFIC COUNTY		122	Graham	446	Thurston Northeast		
207	Bay Center	123	Tanwax Lake/Kapowsin Lake	447	Olympia North		
209	Tokeland	124-125	Eatonville	448	Olympia South		
210	Raymond	126	Alder	449	East Olympia		
211	South Bend	127	Elbe	450	Lacey		
212	Menlo	128	Ashford	451	Hawks Prairie		
213	Lebam	129	Clear Lake	452	Thurston Southeast		
930	South Pacific County	134	East Pierce County/	453	Yelm/Rainier		
			Mt. Rainier	454	Thurston South		
		135	Greenwater	455	Rochester		