

# Southwest King County Housing Update - Resale Only

KEY MARKET INDICATORS JANUARY 2024 (DECEMBER RECAP)



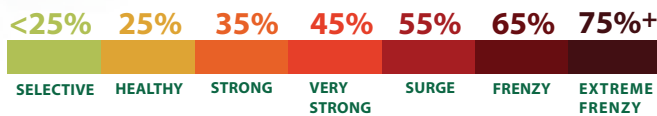
## WELCOME 2024! NEW YEAR KICKOFF



J. Lennox Scott  
Chairman and CEO

The yearly housing cycle enters an exciting phase after the holidays called the New Year Kickoff. We are beginning the year with lower home mortgage rates compared to the last two months, combined with a shortage of unsold inventory and the seasonality of fewer resale listings. This will elevate the intensity for new resale listings going under contract over the next several months, creating a frenzy level of Sales Activity Intensity™ in the more affordable and mid-price ranges. Additionally, in the luxury market, we anticipate increased sales activity.

Price Range	December New Resale Listing	December Resale Pending	January 1st Active Resale Listing	Months Supply (Pending)	Months Resale Supply	(November Listed) % Pending 1st 30 Days	November Sales Activity Intensity™
0 - 350K	12	31	38	1.2	Shortage	48.5%	Very Strong
350K - 500K	22	32	31	1.0	Shortage	61.9%	Surge
500K - 750K	40	61	69	1.1	Shortage	46.7%	Very Strong
750K - 1M	10	18	32	1.8	Shortage	34.8%	Healthy
1M - 1.5M	3	5	12	2.4	Low	33.3%	Healthy
1.5M+	1	3	10	3.3	Healthy	33.3%	Healthy
<b>Total Activity</b>	<b>88</b>	<b>150</b>	<b>192</b>	<b>1.3</b>	<b>Shortage</b>	<b>48.1%</b>	<b>Very Strong</b>



## CURRENT INTEREST RATE

6.67%

January 2, 2024 Source: Mortgage News Daily

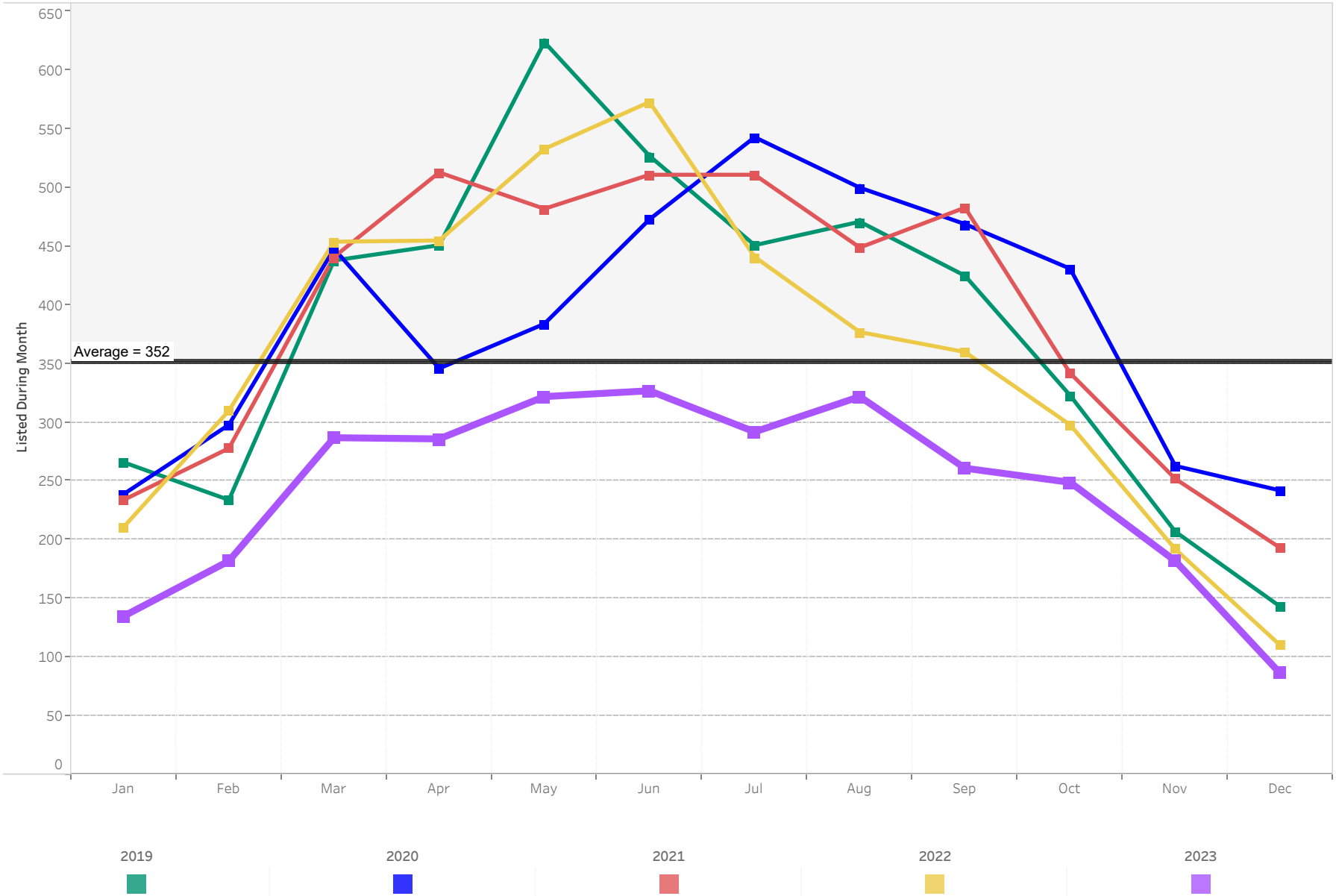
### ► BUYER CONSULTATION

Are you looking to purchase a home in 2024? The first step is to have a buyer consultation with your broker to prep yourself on the intricacies of today's housing market. You will review current market momentum and benefits of personal representation within the unique housing market that we are experiencing. Being Buyer Ready, Day One™ will create greater seller certainty, help you establish the right price, and improve your chances of purchasing the home.

Effective Jan. 1 2024, you must have a written and signed brokerage services agreement if you are working with a broker.

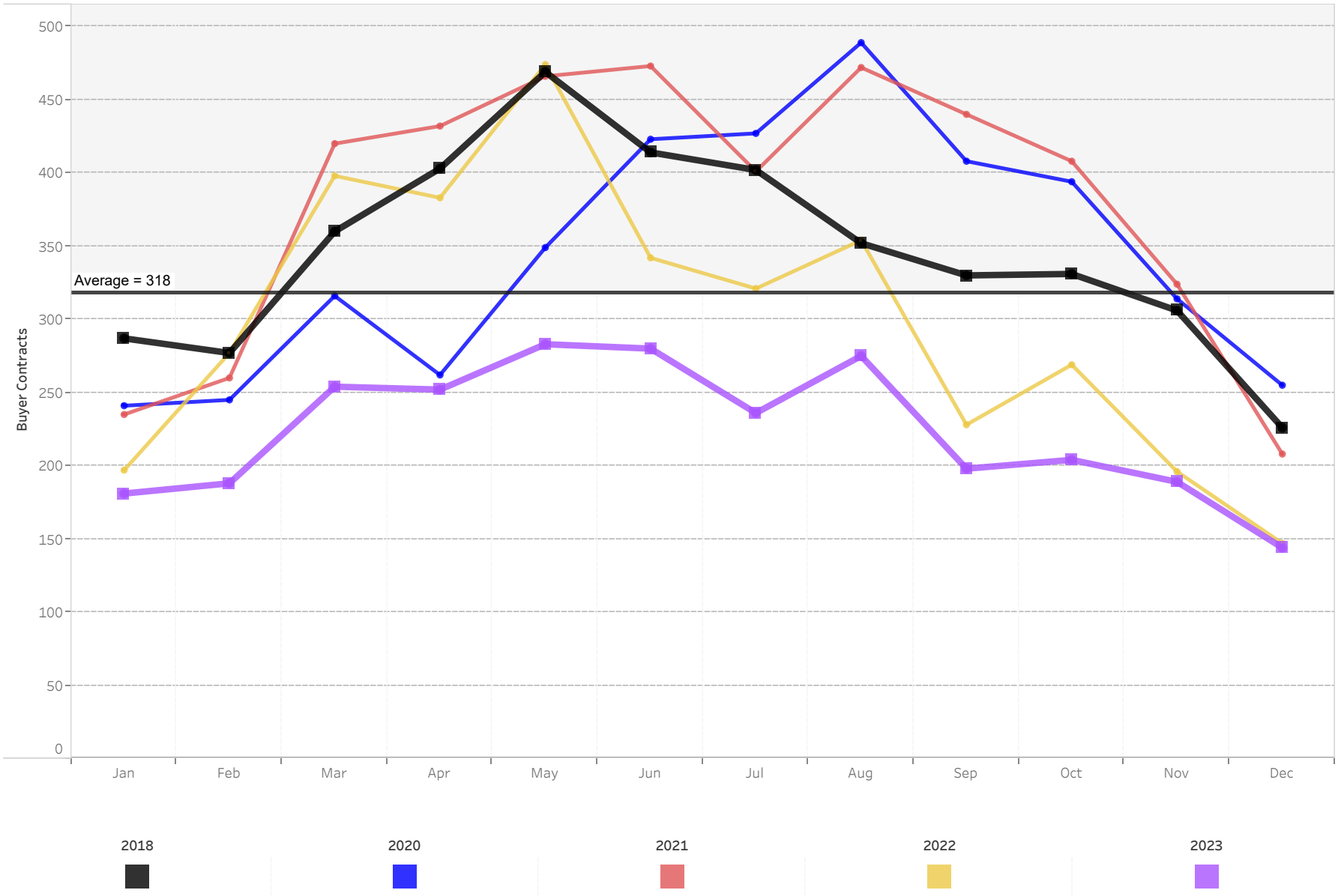
# New Resale Listings Chart - SW King

Report Date: 1/1/2024 6:06:24 AM | Residential and Condo | Resale Only



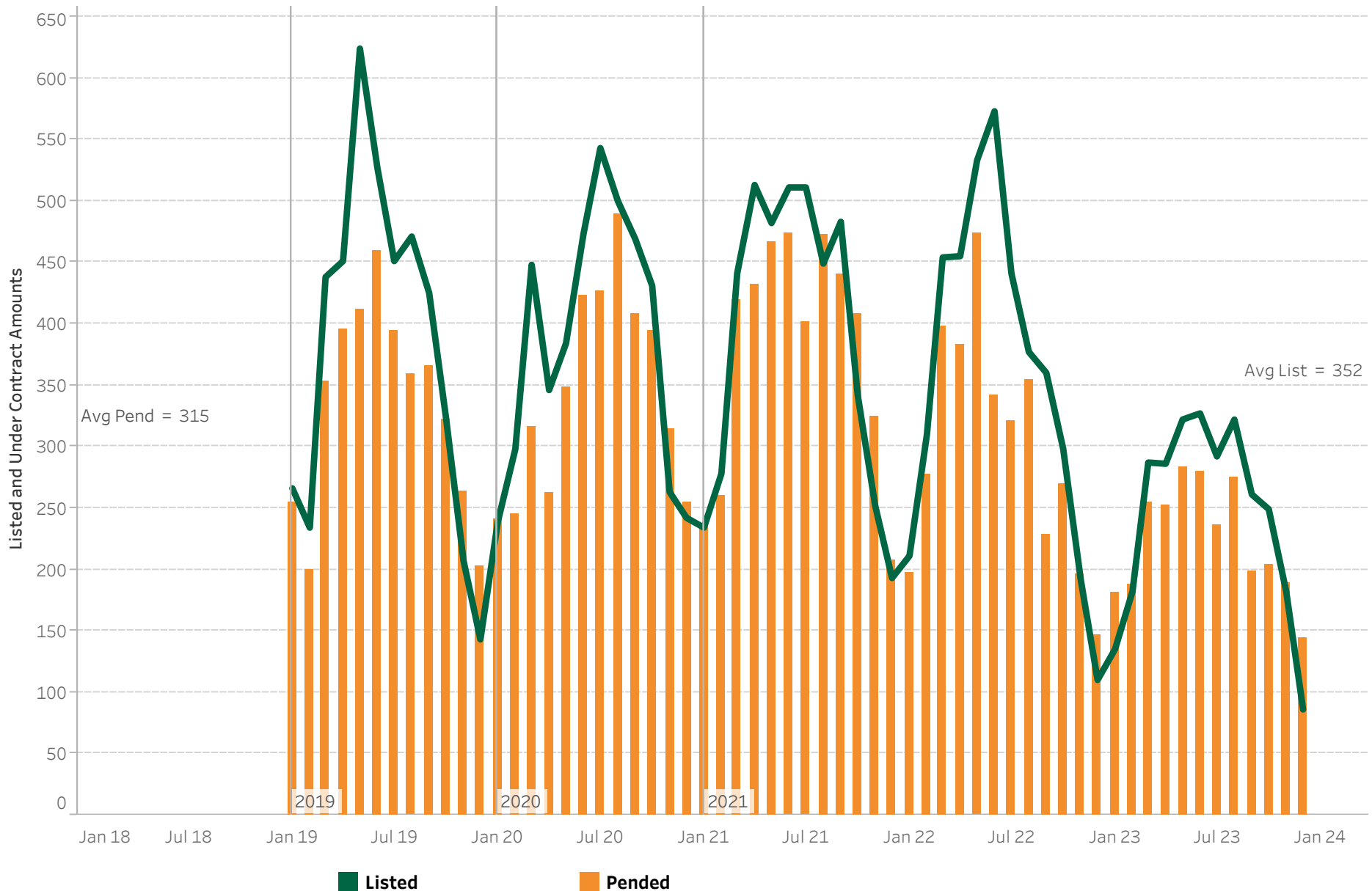
# Total Buyer Contracts for SW King

Report Date: 1/1/2024 6:06:24 AM | Residential and Condo | Resale Only | Pended Transactions (Not Transaction Sides)



# Resale List and Under Contract for SW King

Report Date: 1/1/2024 6:06:24 AM | Residential and Condo | Resale Only | Listed & Under Contract



**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
 John L Scott © 2022

**SW King**

**Price Range: All Prices Combined**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022	14	14.29%	14.29%	28.57%		57.14%
	12/30/2022	10	50.00%			10.00%	60.00%
2023	1/6/2023	19	15.79%	31.58%	10.53%	5.26%	63.16%
	1/13/2023	22	22.73%	27.27%	4.55%		54.55%
	1/20/2023	38	42.11%	2.63%	13.16%	7.89%	65.79%
	1/27/2023	38	50.00%	7.89%	10.53%	2.63%	71.05%
	2/3/2023	45	51.11%	6.67%	11.11%	4.44%	73.33%
	2/10/2023	51	50.98%	5.88%	1.96%	7.84%	66.67%
	2/17/2023	46	50.00%	10.87%	6.52%	4.35%	71.74%
	2/24/2023	40	50.00%	20.00%	7.50%	2.50%	80.00%
	3/3/2023	56	55.36%	10.71%		3.57%	69.64%
	3/10/2023	61	49.18%	9.84%	3.28%	1.64%	63.93%
	3/17/2023	61	55.74%	11.48%	1.64%	4.92%	73.77%
	3/24/2023	56	51.79%	14.29%	7.14%	1.79%	75.00%
	3/31/2023	68	50.00%	11.76%	7.35%	4.41%	73.53%
	4/7/2023	63	50.79%	9.52%	9.52%	3.17%	73.02%
	4/14/2023	74	44.59%	10.81%	10.81%	4.05%	70.27%
	4/21/2023	74	54.05%	10.81%	1.35%	2.70%	68.92%
	4/28/2023	71	54.93%	9.86%	4.23%	2.82%	71.83%
	5/5/2023	76	60.53%	3.95%	9.21%	5.26%	78.95%
	5/12/2023	68	52.94%	8.82%	4.41%	4.41%	70.59%
	5/19/2023	87	48.28%	11.49%	8.05%	4.60%	72.41%
	5/26/2023	69	39.13%	8.70%	4.35%	1.45%	53.62%
	6/2/2023	76	53.95%	14.47%	1.32%	5.26%	75.00%
	6/9/2023	82	47.56%	18.29%	1.22%	7.32%	74.39%
	6/16/2023	67	44.78%	7.46%	5.97%	4.48%	62.69%
	6/23/2023	69	43.48%	10.14%	7.25%	4.35%	65.22%
	6/30/2023	54	38.89%	12.96%	7.41%	5.56%	64.81%
	7/7/2023	64	42.19%	9.38%	7.81%	3.13%	62.50%
	7/14/2023	74	27.03%	12.16%	4.05%	5.41%	48.65%
	7/21/2023	73	42.47%	10.96%	6.85%		60.27%
	7/28/2023	70	24.29%	11.43%	8.57%	4.29%	48.57%
	8/4/2023	71	45.07%	4.23%	12.68%	2.82%	64.79%
8/11/2023	73	43.84%	10.96%	5.48%	8.22%	68.49%	
8/18/2023	68	36.76%	13.24%		2.94%	52.94%	
8/25/2023	58	44.83%	3.45%	5.17%		53.45%	
9/1/2023	69	27.54%	10.14%	4.35%	7.25%	49.28%	
9/8/2023	83	31.33%	13.25%	3.61%	2.41%	50.60%	
9/15/2023	54	29.63%	12.96%	9.26%	1.85%	53.70%	
9/22/2023	63	31.75%	12.70%	4.76%	3.17%	52.38%	
9/29/2023	63	19.05%	11.11%	7.94%	4.76%	42.86%	
10/6/2023	66	27.27%	12.12%	3.03%	9.09%	51.52%	
10/13/2023	61	32.79%	3.28%	4.92%	3.28%	44.26%	
10/20/2023	47	27.66%	2.13%	8.51%	6.38%	44.68%	
10/27/2023	64	39.06%	6.25%	4.69%	6.25%	56.25%	
11/3/2023	53	28.30%	9.43%	1.89%	9.43%	49.06%	
11/10/2023	45	26.67%	6.67%	4.44%	6.67%	44.44%	
11/17/2023	54	27.78%	7.41%	5.56%	3.70%	44.44%	
11/24/2023	18	44.44%	5.56%	11.11%	5.56%	66.67%	
12/1/2023	29	37.93%	6.90%	6.90%	10.34%	62.07%	
12/8/2023	26	38.46%	11.54%				
12/15/2023	25	40.00%	12.00%				
12/22/2023	21	28.57%					
12/29/2023	10						

**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
**John L Scott © 2022**

**SW King**

**Price Range: 0 - 350K**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022	2			50.00%		50.00%
	12/30/2022	1	100.00%				100.00%
2023	1/6/2023	3		33.33%			33.33%
	1/13/2023	2	50.00%				50.00%
	1/20/2023	7	28.57%		28.57%		57.14%
	1/27/2023	4	25.00%	25.00%	25.00%		75.00%
	2/3/2023	5	40.00%	20.00%	20.00%		80.00%
	2/10/2023	9	55.56%				55.56%
	2/17/2023	7	42.86%	28.57%			71.43%
	2/24/2023	7	57.14%	14.29%	14.29%		85.71%
	3/3/2023	6	50.00%	33.33%			83.33%
	3/10/2023	6	33.33%		16.67%	16.67%	66.67%
	3/17/2023	5	100.00%				100.00%
	3/24/2023	12	50.00%	16.67%	8.33%		75.00%
	3/31/2023	16	56.25%	12.50%	6.25%		75.00%
	4/7/2023	12	50.00%	8.33%	8.33%		66.67%
	4/14/2023	11	18.18%	18.18%			36.36%
	4/21/2023	12	50.00%	8.33%	8.33%		66.67%
	4/28/2023	12	50.00%		16.67%		66.67%
	5/5/2023	5		40.00%		20.00%	60.00%
	5/12/2023	7	71.43%				71.43%
	5/19/2023	12	66.67%	8.33%	16.67%		91.67%
	5/26/2023	13	38.46%	7.69%	7.69%		53.85%
	6/2/2023	8	62.50%	25.00%			87.50%
	6/9/2023	9	33.33%	33.33%		11.11%	77.78%
	6/16/2023	10	20.00%		10.00%		30.00%
	6/23/2023	7	57.14%	28.57%	14.29%		100.00%
	6/30/2023	7	42.86%	14.29%	14.29%	28.57%	100.00%
	7/7/2023	8	50.00%	25.00%			75.00%
	7/14/2023	8	37.50%	12.50%		12.50%	62.50%
	7/21/2023	6	50.00%	16.67%			66.67%
	7/28/2023	7	14.29%				14.29%
	8/4/2023	14	28.57%		7.14%		35.71%
	8/11/2023	9	33.33%	22.22%	11.11%	11.11%	77.78%
8/18/2023	12	16.67%	16.67%	8.33%		41.67%	
8/25/2023	4	50.00%				50.00%	
9/1/2023	12	41.67%	8.33%	8.33%		58.33%	
9/8/2023	10	30.00%	30.00%	10.00%		70.00%	
9/15/2023	5	20.00%	20.00%			40.00%	
9/22/2023	9	22.22%	11.11%			33.33%	
9/29/2023	11	18.18%	9.09%			27.27%	
10/6/2023	11	36.36%	9.09%		27.27%	72.73%	
10/13/2023	13	15.38%	7.69%	15.38%		38.46%	
10/20/2023	5	20.00%			40.00%	60.00%	
10/27/2023	12	25.00%	8.33%		8.33%	41.67%	
11/3/2023	9		22.22%			22.22%	
11/10/2023	5	40.00%				40.00%	
11/17/2023	11	18.18%	9.09%	9.09%	9.09%	45.45%	
11/24/2023	4	25.00%	25.00%	25.00%		75.00%	
12/1/2023	7	28.57%	14.29%	14.29%		57.14%	
12/8/2023	3	66.67%					
12/15/2023	1						
12/22/2023	5	40.00%					
12/29/2023	3						

**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
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**SW King**

**Price Range: 350K - 500K**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022	4	25.00%	25.00%	25.00%		75.00%
	12/30/2022	5	20.00%			20.00%	40.00%
2023	1/6/2023	8	25.00%	37.50%			62.50%
	1/13/2023	7	14.29%	42.86%			57.14%
	1/20/2023	12	41.67%		8.33%		50.00%
	1/27/2023	7	42.86%				42.86%
	2/3/2023	10	50.00%	10.00%	10.00%	10.00%	80.00%
	2/10/2023	12	50.00%			16.67%	66.67%
	2/17/2023	10	70.00%			10.00%	80.00%
	2/24/2023	6	66.67%	16.67%	16.67%		100.00%
	3/3/2023	17	47.06%	5.88%		5.88%	58.82%
	3/10/2023	7	57.14%				57.14%
	3/17/2023	14	42.86%	7.14%	7.14%		57.14%
	3/24/2023	15	60.00%	13.33%	6.67%		80.00%
	3/31/2023	18	61.11%	11.11%	11.11%	5.56%	88.89%
	4/7/2023	9	55.56%		11.11%	11.11%	77.78%
	4/14/2023	15	46.67%		6.67%	6.67%	60.00%
	4/21/2023	15	53.33%	13.33%		6.67%	73.33%
	4/28/2023	12	58.33%	8.33%			66.67%
	5/5/2023	20	65.00%	5.00%	10.00%	5.00%	85.00%
	5/12/2023	13	46.15%	30.77%			76.92%
	5/19/2023	25	40.00%	12.00%	4.00%		56.00%
	5/26/2023	15	46.67%	13.33%		6.67%	66.67%
	6/2/2023	19	68.42%	10.53%		5.26%	84.21%
	6/9/2023	17	76.47%				76.47%
	6/16/2023	11	63.64%			9.09%	72.73%
	6/23/2023	15	46.67%			6.67%	60.00%
	6/30/2023	8	37.50%	25.00%	12.50%		75.00%
	7/7/2023	12	50.00%	8.33%		8.33%	66.67%
	7/14/2023	11	27.27%	18.18%		9.09%	54.55%
	7/21/2023	9	33.33%	22.22%	11.11%		66.67%
	7/28/2023	14	14.29%	21.43%	7.14%		42.86%
	8/4/2023	10	50.00%	10.00%			60.00%
	8/11/2023	16	50.00%		6.25%	18.75%	75.00%
	8/18/2023	14	50.00%	14.29%			64.29%
8/25/2023	10	30.00%		20.00%		50.00%	
9/1/2023	11	9.09%	9.09%	9.09%		27.27%	
9/8/2023	18	66.67%	5.56%			72.22%	
9/15/2023	14	35.71%	7.14%	7.14%	7.14%	57.14%	
9/22/2023	12	58.33%	16.67%	8.33%	8.33%	91.67%	
9/29/2023	14	21.43%	14.29%	7.14%		42.86%	
10/6/2023	17	23.53%	17.65%	5.88%	11.76%	58.82%	
10/13/2023	17	41.18%	5.88%		11.76%	58.82%	
10/20/2023	7	28.57%		28.57%		57.14%	
10/27/2023	13	69.23%	7.69%			76.92%	
11/3/2023	11	36.36%	18.18%	9.09%	9.09%	72.73%	
11/10/2023	14	28.57%	7.14%		14.29%	50.00%	
11/17/2023	9	66.67%				66.67%	
11/24/2023	5	60.00%		20.00%		80.00%	
12/1/2023	10	40.00%			20.00%	60.00%	
12/8/2023	6	66.67%	16.67%				
12/15/2023	4	50.00%					
12/22/2023	5	40.00%					
12/29/2023	3						

**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
**John L Scott © 2022**

**SW King**

**Price Range: 500K - 750K**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022	8	12.50%	12.50%	25.00%		50.00%
	12/30/2022	3	100.00%				100.00%
2023	1/6/2023	6	16.67%	33.33%	33.33%		83.33%
	1/13/2023	8	25.00%	25.00%	12.50%		62.50%
	1/20/2023	11	45.45%	9.09%	18.18%	18.18%	90.91%
	1/27/2023	21	57.14%	4.76%	9.52%	4.76%	76.19%
	2/3/2023	19	68.42%	5.26%	5.26%		78.95%
	2/10/2023	22	50.00%	9.09%	4.55%	4.55%	68.18%
	2/17/2023	20	55.00%	5.00%	10.00%	5.00%	75.00%
	2/24/2023	18	50.00%	16.67%	5.56%		72.22%
	3/3/2023	25	68.00%	8.00%		4.00%	80.00%
	3/10/2023	31	58.06%	6.45%	3.23%		67.74%
	3/17/2023	28	67.86%	10.71%		3.57%	82.14%
	3/24/2023	16	50.00%	12.50%	12.50%	6.25%	81.25%
	3/31/2023	19	52.63%	10.53%	5.26%	5.26%	73.68%
	4/7/2023	28	53.57%	10.71%	10.71%		75.00%
	4/14/2023	32	50.00%	15.63%	9.38%	6.25%	81.25%
	4/21/2023	35	60.00%	11.43%			71.43%
	4/28/2023	30	66.67%	10.00%	3.33%	6.67%	86.67%
	5/5/2023	29	79.31%		3.45%		82.76%
	5/12/2023	30	60.00%	3.33%		6.67%	70.00%
	5/19/2023	33	57.58%	18.18%	12.12%	6.06%	93.94%
	5/26/2023	29	37.93%	6.90%	3.45%		48.28%
	6/2/2023	31	54.84%	12.90%	3.23%	3.23%	74.19%
	6/9/2023	39	46.15%	12.82%	2.56%	12.82%	74.36%
	6/16/2023	25	56.00%	8.00%	4.00%	8.00%	76.00%
	6/23/2023	32	43.75%	12.50%	6.25%	3.13%	65.63%
	6/30/2023	24	50.00%	8.33%		4.17%	62.50%
	7/7/2023	34	44.12%	5.88%	14.71%	2.94%	67.65%
	7/14/2023	32	31.25%	12.50%	9.38%	6.25%	59.38%
	7/21/2023	40	45.00%	10.00%	7.50%		62.50%
	7/28/2023	31	32.26%	9.68%	6.45%	9.68%	58.06%
	8/4/2023	34	58.82%		14.71%	2.94%	76.47%
	8/11/2023	37	51.35%	16.22%	2.70%		70.27%
8/18/2023	26	38.46%	15.38%			53.85%	
8/25/2023	33	57.58%	6.06%	3.03%		66.67%	
9/1/2023	34	32.35%	11.76%	2.94%	11.76%	58.82%	
9/8/2023	36	22.22%	11.11%	2.78%	5.56%	41.67%	
9/15/2023	26	30.77%	19.23%	7.69%		57.69%	
9/22/2023	29	27.59%	17.24%	6.90%	3.45%	55.17%	
9/29/2023	21	19.05%	9.52%	14.29%	9.52%	52.38%	
10/6/2023	26	30.77%	11.54%	3.85%		46.15%	
10/13/2023	25	36.00%		4.00%		40.00%	
10/20/2023	22	31.82%	4.55%	4.55%	4.55%	45.45%	
10/27/2023	28	32.14%	3.57%	3.57%	10.71%	50.00%	
11/3/2023	20	25.00%	5.00%		20.00%	50.00%	
11/10/2023	17	23.53%	11.76%	11.76%	5.88%	52.94%	
11/17/2023	27	25.93%	3.70%	7.41%		37.04%	
11/24/2023	7	57.14%			14.29%	71.43%	
12/1/2023	7	57.14%		14.29%		71.43%	
12/8/2023	13	15.38%	15.38%				
12/15/2023	13	46.15%	23.08%				
12/22/2023	9	22.22%					
12/29/2023	3						

**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
**John L Scott © 2022**

**SW King**

**Price Range: 750K - 1M**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022						
	12/30/2022						
2023	1/6/2023	1				100.00%	100.00%
	1/13/2023	3					
	1/20/2023	5	60.00%			20.00%	80.00%
	1/27/2023	6	50.00%	16.67%	16.67%	20.00%	83.33%
	2/3/2023	5	40.00%		20.00%	20.00%	80.00%
	2/10/2023	4	50.00%		25.00%		75.00%
	2/17/2023	5			20.00%		40.00%
	2/24/2023	8	25.00%	37.50%		12.50%	75.00%
	3/3/2023	7	28.57%	14.29%			42.86%
	3/10/2023	10	30.00%	30.00%			60.00%
	3/17/2023	9	22.22%	22.22%		11.11%	55.56%
	3/24/2023	11	45.45%	9.09%			54.55%
	3/31/2023	8	25.00%	12.50%	12.50%		50.00%
	4/7/2023	9	33.33%	22.22%	11.11%	11.11%	77.78%
	4/14/2023	11	63.64%		27.27%		90.91%
	4/21/2023	7	57.14%			14.29%	71.43%
	4/28/2023	13	38.46%	15.38%			53.85%
	5/5/2023	13	46.15%		7.69%	7.69%	61.54%
	5/12/2023	10	40.00%		20.00%		60.00%
	5/19/2023	14	35.71%			7.14%	42.86%
	5/26/2023	8	50.00%	12.50%	12.50%		75.00%
	6/2/2023	11	36.36%	9.09%		18.18%	63.64%
	6/9/2023	11	18.18%	36.36%			54.55%
	6/16/2023	11	36.36%	27.27%	9.09%		72.73%
	6/23/2023	11	27.27%	9.09%	9.09%		45.45%
	6/30/2023	7		14.29%	28.57%		42.86%
	7/7/2023	6	33.33%	16.67%			50.00%
	7/14/2023	13	15.38%	15.38%			30.77%
	7/21/2023	8	37.50%	12.50%	12.50%		62.50%
	7/28/2023	13	15.38%	15.38%	15.38%		46.15%
	8/4/2023	11	18.18%	18.18%	18.18%	9.09%	63.64%
	8/11/2023	9	22.22%		11.11%	22.22%	55.56%
8/18/2023	8	50.00%	12.50%		12.50%	75.00%	
8/25/2023	7	14.29%				14.29%	
9/1/2023	6	16.67%	16.67%			33.33%	
9/8/2023	9	33.33%	22.22%			55.56%	
9/15/2023	7	28.57%		14.29%		42.86%	
9/22/2023	6						
9/29/2023	13	23.08%	15.38%	7.69%	7.69%	53.85%	
10/6/2023	8	12.50%	12.50%			25.00%	
10/13/2023	4	50.00%				50.00%	
10/20/2023	7	42.86%				42.86%	
10/27/2023	9	33.33%	11.11%	11.11%		55.56%	
11/3/2023	10	40.00%				40.00%	
11/10/2023	5	20.00%				20.00%	
11/17/2023	4				25.00%	25.00%	
11/24/2023							
12/1/2023	5	20.00%	20.00%		20.00%	60.00%	
12/8/2023	3	66.67%					
12/15/2023	5	40.00%					
12/22/2023	1						
12/29/2023	1						

**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
 John L Scott © 2022

**SW King**

**Price Range: 1M - 1.5M**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022						
	12/30/2022						
2023	1/6/2023						
	1/13/2023	1	100.00%				100.00%
	1/20/2023	3	33.33%				33.33%
	1/27/2023						
	2/3/2023	4	25.00%				25.00%
	2/10/2023	3	66.67%				66.67%
	2/17/2023	2	50.00%		50.00%		100.00%
	2/24/2023	1	100.00%				100.00%
	3/3/2023	1	100.00%				100.00%
	3/10/2023	5	40.00%		20.00%		60.00%
	3/17/2023	4	25.00%		25.00%		75.00%
	3/24/2023	2	50.00%		50.00%		100.00%
	3/31/2023	7	28.57%		14.29%		14.29%
	4/7/2023	2	50.00%				50.00%
	4/14/2023	1				100.00%	100.00%
	4/21/2023	3	33.33%				33.33%
	4/28/2023	3	33.33%		33.33%		66.67%
	5/5/2023	3	33.33%			33.33%	33.33%
	5/12/2023	7	42.86%		14.29%	14.29%	14.29%
	5/19/2023	3					33.33%
	5/26/2023	3					
	6/2/2023	3	33.33%		33.33%		66.67%
	6/9/2023	3	33.33%		66.67%		100.00%
	6/16/2023	6	16.67%				16.67%
	6/23/2023	4	50.00%				25.00%
	6/30/2023	5	20.00%				20.00%
	7/7/2023	3					
	7/14/2023	9	22.22%				22.22%
	7/21/2023	7	57.14%				57.14%
	7/28/2023	2	50.00%				50.00%
	8/4/2023	2	50.00%			50.00%	100.00%
	8/11/2023	2					
	8/18/2023	7	28.57%				28.57%
8/25/2023	3	33.33%				33.33%	
9/1/2023	4	25.00%				25.00%	
9/8/2023	6			16.67%	16.67%	33.33%	
9/15/2023	2				50.00%	50.00%	
9/22/2023	2	100.00%				100.00%	
9/29/2023	1						
10/6/2023	3					33.33%	
10/13/2023	1						
10/20/2023	5				20.00%	20.00%	
10/27/2023	1				100.00%	100.00%	
11/3/2023	1	100.00%				100.00%	
11/10/2023	3	33.33%				33.33%	
11/17/2023	3			66.67%		66.67%	
11/24/2023	2						
12/1/2023							
12/8/2023							
12/15/2023	2						
12/22/2023	1						
12/29/2023							

**Weekly Percent New Listings Pended (Resale Only)**  
**Sales Activity Intensity™**  
**John L Scott © 2022**

**SW King**

**Price Range: 1.5M +**

Report Run: 12/30/2023 6:33:19 AM

Week Ending Date Year	Week Ending Date	Total Listings Taken	Week 1	Week 2	Week 3	Week 4	% of Homes Pending 1st 4 weeks
2022	12/23/2022						
	12/30/2022	1					
2023	1/6/2023	1					
	1/13/2023	1		100.00%			100.00%
	1/20/2023						
	1/27/2023						
	2/3/2023	2			50.00%		50.00%
	2/10/2023	1				100.00%	100.00%
	2/17/2023	2	50.00%				50.00%
	2/24/2023						
	3/3/2023						
	3/10/2023	2	50.00%				50.00%
	3/17/2023	1	100.00%				100.00%
	3/24/2023						
	3/31/2023						
	4/7/2023	3	66.67%				66.67%
	4/14/2023	4	25.00%	25.00%			50.00%
	4/21/2023	2			50.00%		50.00%
	4/28/2023	1					
	5/5/2023	6	50.00%			33.33%	83.33%
	5/12/2023	1					
	5/19/2023						
	5/26/2023	1					
	6/2/2023	4	25.00%	25.00%			50.00%
	6/9/2023	3	66.67%	33.33%			100.00%
	6/16/2023	4	50.00%			25.00%	75.00%
	6/23/2023						
	6/30/2023	3	66.67%	33.33%			100.00%
	7/7/2023	1					
	7/14/2023	1					
	7/21/2023	3					
	7/28/2023	3	33.33%			33.33%	66.67%
	8/4/2023						
	8/11/2023						
	8/18/2023	1					
8/25/2023	1						
9/1/2023	2						
9/8/2023	4						
9/15/2023							
9/22/2023	5	20.00%				20.00%	
9/29/2023	3						
10/6/2023	1	100.00%				100.00%	
10/13/2023	1						
10/20/2023	1						
10/27/2023	1	100.00%				100.00%	
11/3/2023	2	50.00%				50.00%	
11/10/2023	1						
11/17/2023							
11/24/2023							
12/1/2023							
12/8/2023	1						
12/15/2023							
12/22/2023							
12/29/2023							

**BUREAU OF LABOR STATISTICS**  
**State and Area Employment, Hours, and Earnings**

State: Washington

Area: Seattle-Bellevue-Everett, WA Metropolitan Division

Year-Over-Year Percent Change													% of Job Growth YOY
Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	
2009	(2.3)	(3.3)	(3.9)	(5.1)	(5.3)	(5.7)	(6.3)	(6.8)	(6.3)	(4.9)	(6.1)	(5.4)	(5.1)
2010	(4.8)	(4.3)	(3.3)	(2.1)	(1.6)	(1.1)	(0.5)	(0.2)	(0.1)	0.7	1.1	1.3	(1.2)
2011	1.4	1.8	1.6	1.8	1.6	1.6	2.0	2.2	2.3	2.0	2.2	2.2	1.9
2012	2.2	2.3	2.6	2.6	2.7	2.8	2.4	2.4	2.6	2.8	2.9	2.9	2.6
2013	3.0	3.1	2.8	2.8	2.8	2.8	2.8	3.0	2.9	2.9	2.8	2.9	2.9
2014	3.0	2.6	2.7	2.5	2.5	2.6	3.0	2.9	2.9	2.7	2.8	2.9	2.8
2015	2.7	2.9	3.0	3.0	3.2	3.5	3.1	3.3	3.3	3.4	3.3	3.2	3.2
2016	3.2	3.5	3.3	3.6	3.6	3.1	3.2	3.1	3.2	3.1	3.0	3.0	3.2
2017	2.8	2.7	2.9	2.8	2.7	2.8	2.5	2.2	1.9	2.1	2.2	2.4	2.5
2018	2.7	2.5	2.4	2.2	2.2	1.9	1.9	2.1	2.3	2.4	2.4	2.1	2.3
2019	2.3	1.5	2.2	2.3	2.3	2.7	2.8	2.7	2.5	2.1	2.2	2.6	2.4
2020	2.5	3.3	1.4	(10.1)	(10.8)	(9.2)	(8.5)	(7.9)	(7.2)	(7.1)	(7.3)	(8.0)	(5.7)
2021	(8.5)	(8.1)	(6.8)	5.4	6.2	4.4	4.2	4.1	3.8	4.5	4.8	5.6	1.6
2022	6.1	5.9	6.0	6.1	5.9	5.7	5.6	5.5	5.3	4.7	3.6	3.7	5.3
2023	4.5	3.7	3.6	3.6	3.2	3.5	2.9	2.7	2.8	2.4	1.8		3.2

Monthly Job Growth - Number of Jobs Change													YTD Job Growth	Monthly Average
Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec		
2009	(9,200)	(9,700)	(11,800)	(15,900)	(3,600)	(6,300)	(8,400)	(4,800)	600	(6,300)	(4,100)	(200)	(79,700)	(6,642)
2010	100	(2,000)	3,700	1,900	3,100	200	1,400	(900)	1,700	5,500	500	2,600	17,800	1,483
2011	1,200	2,000	2,000	4,800	1,000	700	7,000	2,200	2,000	2,300	2,900	2,200	30,300	2,525
2012	2,500	3,500	5,800	4,300	3,100	2,000	1,800	1,800	5,500	5,200	3,900	2,300	41,700	3,475
2013	4,600	5,100	1,500	4,300	3,000	2,100	2,300	3,600	4,500	5,200	2,900	3,500	42,600	3,550
2014	5,800	100	3,200	1,700	2,100	3,600	9,000	2,500	3,700	2,200	4,400	5,600	43,900	3,658
2015	3,400	2,500	5,600	1,900	5,100	8,400	3,000	5,400	4,200	2,700	4,200	3,000	49,400	4,117
2016	3,800	7,700	3,300	5,800	5,300	1,000	5,100	4,300	5,200	500	3,500	3,000	48,500	4,042
2017	0	6,100	7,000	4,800	3,200	3,200	(100)	100	200	3,700	5,200	6,800	40,200	3,350
2018	5,000	2,900	5,000	1,600	3,100	(1,500)	600	2,100	3,500	6,300	5,200	2,800	36,600	3,050
2019	8,000	(10,200)	16,100	3,200	4,100	4,700	1,800	1,100	(700)	700	7,000	9,600	45,400	3,783
2020	5,600	4,200	(16,100)	(199,900)	(8,600)	33,600	12,800	12,000	12,400	2,400	2,700	(4,100)	(143,000)	(11,917)
2021	(3,200)	10,400	7,700	6,600	3,900	7,200	10,200	9,900	8,600	13,700	7,600	10,000	92,600	7,717
2022	4,100	8,100	9,800	9,200	(300)	4,900	8,000	8,900	6,400	4,600	6,400	7,800	77,900	6,492
2023	7,500	6,000	4,700	2,000	(1,300)	5,400	(2,100)	4,000	(300)	2,000	(3,300)		24,600	2,236

Correction  
Preliminary

**BUREAU OF LABOR STATISTICS**  
**State and Area Employment, Hours, and Earnings**

State: Washington

Area: **Seattle-Tacoma-Bellevue, WA**

Year-Over-Year Percent Change													% of Job Growth YOY
Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	
2009	(2.4)	(3.3)	(3.9)	(4.9)	(5.1)	(5.5)	(6.1)	(6.5)	(6.1)	(4.8)	(5.8)	(5.1)	(5.0)
2010	(4.6)	(4.1)	(3.2)	(2.0)	(1.4)	(1.1)	(0.5)	(0.2)	(0.1)	0.6	0.9	1.2	(1.2)
2011	1.3	1.5	1.4	1.5	1.3	1.3	1.9	2.0	1.9	1.7	1.9	1.9	1.6
2012	1.9	2.0	2.3	2.2	2.4	2.5	2.2	2.2	2.4	2.7	2.7	2.6	2.3
2013	2.9	2.9	2.7	2.7	2.7	2.7	2.7	2.8	2.8	2.8	2.7	2.9	2.8
2014	3.0	2.7	2.8	2.5	2.4	2.5	2.9	3.0	3.0	2.9	2.9	3.0	2.8
2015	2.7	2.8	3.0	3.0	3.2	3.6	3.2	3.2	3.2	3.2	3.1	3.0	3.1
2016	3.1	3.4	3.2	3.5	3.6	3.1	3.1	3.2	3.1	3.1	3.2	3.1	3.2
2017	2.8	2.6	2.9	2.8	2.6	2.8	2.4	2.2	1.9	2.1	2.1	2.3	2.5
2018	2.7	2.5	2.4	2.3	2.3	2.1	2.2	2.2	2.4	2.4	2.4	2.1	2.3
2019	2.3	1.4	2.1	2.2	2.3	2.6	2.6	2.5	2.4	2.2	2.2	2.6	2.3
2020	2.5	3.3	1.5	(10.3)	(10.8)	(8.9)	(8.2)	(7.6)	(6.9)	(6.8)	(6.9)	(7.6)	(5.6)
2021	(8.1)	(7.7)	(6.5)	6.0	6.8	4.7	4.3	4.1	3.8	4.1	4.3	5.2	1.8
2022	5.7	5.6	5.6	5.7	5.2	4.9	4.7	4.7	4.6	4.4	3.4	3.6	4.8
2023	4.4	3.8	3.6	3.5	3.0	3.3	2.7	2.3	2.4	2.5	2.1		3.1

Monthly Job Growth - Number of Jobs Change													YTD Job Growth	Monthly Average
Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec		
2009	(9,500)	(10,700)	(13,500)	(17,800)	(4,600)	(6,900)	(9,800)	(6,600)	1,700	(5,900)	(5,200)	(600)	(89,400)	(7,450)
2010	0	(2,000)	3,600	2,600	4,600	(500)	200	(2,500)	3,900	6,000	200	3,000	19,100	1,592
2011	1,800	2,600	1,200	4,900	600	0	9,900	(200)	1,700	2,600	3,800	2,500	31,400	2,617
2012	2,200	4,300	6,000	4,300	3,800	1,900	3,800	1,000	4,800	6,900	4,200	1,700	44,900	3,742
2013	6,300	5,600	1,500	5,300	3,900	2,100	3,100	4,000	4,600	5,800	4,100	4,500	50,800	4,233
2014	7,900	400	3,100	1,700	1,600	3,100	11,400	5,000	5,100	3,700	4,100	7,000	54,100	4,508
2015	2,800	3,000	6,900	1,000	5,400	9,700	5,400	4,400	6,400	2,400	3,500	4,500	55,400	4,617
2016	5,200	8,400	3,000	6,500	9,000	400	5,700	5,800	5,400	1,200	5,700	2,200	58,500	4,875
2017	(500)	6,500	8,300	5,200	4,800	3,900	(700)	1,000	200	5,100	5,800	6,500	46,100	3,842
2018	6,100	3,500	5,700	3,700	4,800	(600)	1,600	2,600	2,300	6,600	5,200	1,200	42,700	3,558
2019	9,100	(13,100)	19,700	6,100	5,600	6,200	1,700	800	(700)	2,400	5,600	10,600	54,000	4,500
2020	6,900	3,900	(17,900)	(240,500)	(4,900)	45,100	17,100	13,300	13,100	5,500	3,500	(6,300)	(161,200)	(13,433)
2021	(3,600)	12,100	9,200	8,300	8,500	9,100	10,300	9,400	7,500	11,800	8,200	11,800	102,600	8,550
2022	4,100	11,600	10,400	10,000	(900)	4,700	6,100	9,300	6,600	7,400	7,200	7,500	84,000	7,000
2023	8,000	8,400	4,500	1,800	(1,700)	7,800	(1,400)	2,700	400	6,900	(100)		37,300	3,391

Correction  
Preliminary

Note: Data is benchmarked in March.

**SOUTHWEST**  
**Market Snap Shot**  
**Active Listing to Pending Sales Months of Inventory**  
**RESALE ONLY (SFH&CND Combined)**  
**Published: Jan. 1 2024**

	All Prices Combined					0 - \$349,999					\$350,000 - \$499,999					\$500,000 - \$749,999					\$750,000 - \$999,999					\$1,000,000 - \$1,499,999					\$1,500,000 and Above				
	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days
Dec 20	232	248	144	0.6	76.7%	47	64	32	0.5	70.2%	96	101	39	0.4	80.2%	73	70	44	0.6	80.8%	10	9	13	1.4	80.0%	5	3	11	3.7	20.0%	1	1	5	5.0	0.0%
Jan 21	226	230	127	0.6	86.7%	50	53	30	0.6	86.0%	78	78	35	0.4	89.7%	74	76	34	0.4	90.5%	15	15	11	0.7	80.0%	6	7	11	1.6	50.0%	3	1	6	6.0	33.3%
Feb 21	269	254	121	0.5	83.6%	61	59	24	0.4	82.0%	99	89	40	0.4	84.8%	82	83	31	0.4	82.9%	18	15	11	0.7	88.9%	7	7	9	1.3	100.0%	2	1	6	6.0	0.0%
Mar 21	427	404	117	0.3	88.5%	69	63	29	0.5	85.5%	148	147	32	0.2	91.2%	161	143	33	0.2	88.2%	38	35	13	0.4	86.8%	8	13	5	0.4	100.0%	3	3	5	1.7	33.3%
Apr 21	500	407	168	0.4	83.8%	95	83	33	0.4	86.3%	155	129	42	0.3	84.5%	178	149	52	0.3	87.6%	53	39	27	0.7	75.5%	13	3	10	3.3	53.8%	6	4	4	1.0	50.0%
May 21	477	447	191	0.4	82.8%	92	86	35	0.4	80.4%	147	152	41	0.3	89.1%	183	159	72	0.5	81.4%	36	35	25	0.7	83.3%	10	11	12	1.1	70.0%	9	4	6	1.5	44.4%
Jun 21	512	446	202	0.5	81.1%	86	78	35	0.4	82.6%	135	125	34	0.3	85.2%	209	186	71	0.4	84.7%	57	39	38	1.0	64.9%	19	15	16	1.1	57.9%	6	3	8	2.7	66.7%
Jul 21	505	374	270	0.7	79.6%	85	63	40	0.6	70.6%	146	105	56	0.5	90.4%	216	157	116	0.7	77.3%	44	37	42	1.1	77.3%	8	7	9	1.3	75.0%	6	5	7	1.4	50.0%
Aug 21	439	438	232	0.5	77.7%	66	66	38	0.6	72.7%	124	134	43	0.3	80.6%	190	187	102	0.5	78.9%	44	42	30	0.7	79.5%	10	5	12	2.4	50.0%	5	4	7	1.8	60.0%
Sep 21	481	405	258	0.6	78.6%	73	56	38	0.7	72.6%	128	117	46	0.4	88.3%	214	186	111	0.6	78.5%	47	36	42	1.2	70.2%	12	8	12	1.5	75.0%	7	2	9	4.5	28.6%
Oct 21	341	390	183	0.5	85.0%	56	65	25	0.4	85.7%	97	105	33	0.3	85.6%	145	164	84	0.5	86.2%	32	44	23	0.5	87.5%	7	8	10	1.3	57.1%	4	4	8	2.0	50.0%
Nov 21	249	303	92	0.3	85.9%	41	49	15	0.3	80.5%	65	76	18	0.2	89.2%	103	135	36	0.3	90.3%	28	29	10	0.3	78.6%	6	9	7	0.8	83.3%	6	5	6	1.2	50.0%
Dec 21	194	207	76	0.4	84.0%	34	34	19	0.6	79.4%	47	53	13	0.2	89.4%	87	94	25	0.3	89.7%	22	24	10	0.4	68.2%	3	1	6	6.0	33.3%	1	1	3	3.0	0.0%
Jan 22	211	204	73	0.4	88.6%	34	33	16	0.5	85.3%	50	48	12	0.3	84.0%	98	95	25	0.3	91.8%	20	18	11	0.6	95.0%	6	7	5	0.7	83.3%	3	3	4	1.3	66.7%
Feb 22	310	282	99	0.4	90.6%	46	50	15	0.3	93.5%	67	55	23	0.4	92.5%	136	127	32	0.3	92.6%	48	39	19	0.5	85.4%	8	5	5	0.6	87.5%	5	3	5	1.7	40.0%
Mar 22	454	414	136	0.3	90.7%	64	64	20	0.3	93.8%	72	80	12	0.2	88.9%	236	202	64	0.3	92.8%	64	51	30	0.6	84.4%	14	15	4	0.3	92.9%	4	2	6	3.0	50.0%
Apr 22	457	395	196	0.5	83.8%	50	61	15	0.2	86.0%	74	59	29	0.5	87.8%	200	179	84	0.5	88.5%	96	78	42	0.5	79.2%	27	13	17	1.3	63.0%	10	5	9	1.8	50.0%
May 22	536	484	230	0.5	73.7%	57	62	11	0.2	91.2%	90	91	28	0.3	80.0%	240	221	95	0.4	78.8%	118	84	66	0.8	57.6%	18	19	15	0.8	50.0%	13	7	15	2.1	38.5%
Jun 22	576	349	419	1.2	55.0%	66	54	24	0.4	77.3%	93	75	45	0.6	73.1%	263	163	180	1.1	55.1%	117	45	124	2.8	38.5%	23	7	25	3.6	21.7%	14	5	21	4.2	21.4%
Jul 22	443	329	483	1.5	52.8%	48	48	26	0.5	68.8%	63	63	54	0.9	71.4%	231	161	236	1.5	49.4%	62	38	110	2.9	37.1%	23	11	33	3.0	43.5%	16	8	24	3.0	56.3%
Aug 22	379	359	444	1.2	49.1%	56	58	25	0.4	69.6%	58	69	50	0.7	63.8%	181	163	234	1.4	44.2%	51	46	82	1.8	37.3%	24	15	34	2.3	37.5%	9	8	19	2.4	22.2%
Sep 22	364	232	509	2.2	45.1%	37	31	35	1.1	64.9%	74	46	80	1.7	64.9%	173	115	256	2.2	36.4%	59	27	91	3.4	37.3%	12	11	27	2.5	33.3%	9	2	20	10.0	33.3%
Oct 22	299	274	445	1.6	44.5%	44	37	41	1.1	43.2%	62	72	76	1.1	51.6%	136	124	210	1.7	46.3%	43	28	80	2.9	30.2%	12	10	23	2.3	41.7%	2	3	15	5.0	50.0%
Nov 22	192	199	369	1.9	47.4%	39	32	44	1.4	53.8%	51	58	68	1.2	54.9%	79	79	180	2.3	41.8%	16	17	50	2.9	50.0%	6	8	18	2.3	16.7%	1	5	9	1.8	0.0%
Dec 22	112	151	272	1.8	42.9%	8	22	26	1.2	62.5%	33	39	59	1.5	51.5%	53	74	123	1.7	45.3%	12	14	41	2.9	8.3%	3	1	16	16.0	0.0%	3	1	7	7.0	33.3%
Jan 23	135	194	182	0.9	66.7%	14	16	22	1.4	71.4%	39	57	38	0.7	51.3%	57	87	81	0.9	77.2%	17	21	26	1.2	70.6%	5	11	8	0.7	40.0%	3	2	7	3.5	66.7%
Feb 23	182	193	159	0.8	70.9%	28	36	16	0.4	75.0%	39	43	35	0.8	84.6%	74	87	59	0.7	75.7%	24	17	32	1.9	54.2%	12	6	9	1.5	33.3%	5	4	8	2.0	40.0%
Mar 23	293	262	174	0.7	73.0%	44	38	24	0.6	79.5%	63	61	33	0.5	74.6%	120	118	56	0.5	77.5%	43	31	39	1.3	55.8%	20	11	16	1.5	65.0%	3	3	6	2.0	66.7%
Apr 23	290	266	200	0.8	70.7%	42	46	26	0.6	61.9%	57	56	38	0.7	66.7%	130	118	66	0.6	76.2%	39	32	42	1.3	79.5%	10	8	17	2.1	50.0%	12	6	11	1.8	50.0%
May 23	326	296	216	0.7	68.7%	38	35	35	1.0	68.4%	79	70	42	0.6	72.2%	129	122	71	0.6	72.9%	48	47	35	0.7	62.5%	19	14	19	1.4	52.6%	13	8	14	1.8	53.8%
Jun 23	331	288	249	0.9	68.9%	41	35	37	1.1	70.7%	62	63	41	0.7	72.6%	145	124	90	0.7	73.1%	49	38	47	1.2	59.2%	21	16	24	1.5	47.6%	13	12	10	0.8	69.2%
Jul 23	293	241	280	1.2	58.4%	32	41	25	0.6	65.6%	46	43	44	1.0	60.9%	139	115	111	1.0	65.5%	47	29	61	2.1	46.8%	21	11	25	2.3	33.3%	8	2	14	7.0	25.0%
Aug 23	326	285	293	1.0	58.6%	44	38	31	0.8	61.4%	55	56	36	0.6	58.2%	159	144	120	0.8	64.8%	45	38	62	1.6	46.7%	20	7	30	4.3	40.0%	3	2	14	7.0	0.0%
Sep 23	263	206	316	1.5	52.1%	34	30	39	1.3	44.1%	52	41	45	1.1	75.0%	117	102	133	1.3	54.7%	34	21	59	2.8	41.2%	13	10	21	2.1	38.5%	13	2	19	9.5	0.0%
Oct 23	254	212	332	1.6	48.8%	44	18	61	3.4	47.7%	59	60	50	0.8	62.7%	108	97	137	1.4	46.3%	28	28	51	1.8	42.9%	10	5	20	4.0	30.0%	5	4	13	3.3	20.0%
Nov 23	185	199	284	1.4	48.1%	33	32	57	1.8	48.5%	42	39	52	1.3	61.9%	75	101	101	1.0	46.7%	23	16	44	2.8	34.8%	9	8	18	2.3	33.3%	3	3	12	4.0	33.3%
Dec 23	88	150	192	1.3		12	31	38	1.2		22	32	31	1.0		40	61	69	1.1		10	18	32	1.8		3	5	12	2.4		1	3	10	3.3	

Months Supply	Inventory
0 - 0.9	Extreme Shortage
1 - 1.9	Shortage
2 - 2.9	Low
3 - 3.9	Healthy
4 - 4.9	Availability
5+	Selection

19.79% Shortage Inventory

16.15% Extreme Shortage Inventory

52.6% Shortage Inventory

6.25% Low Inventory

5.21% Healthy Inventory

# SOUTH KING COUNTY LUXURY

Market Snap Shot  
Active Listing to Pending Sales Months of Inventory  
RESALE ONLY (SFH&CND Combined)  
Published: Jan. 1 2024

	\$1,000,000 and Above					\$1,000,000 - \$1,499,999					\$1,500,000 - \$1,999,999					\$2,000,000 - \$2,999,999					\$3,000,000 - \$4,999,999					\$5,000,000 and Above				
	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days	New Resale Listings	New Resale Pending	Active Listings End/Mo	Months Supply (Pend)	% New Listing Pending 1st 30 Days
Dec 20	11	12	32	2.7	36.4%	8	8	16	2.0	37.5%	2	3	8	2.7	50.0%	0	1	5	5.0	0.0%	1	0	3	Max*	0.0%	0	0	0	Max*	0.0%
Jan 21	35	25	41	1.6	65.7%	25	20	23	1.2	72.0%	6	5	8	1.6	83.3%	2	0	6	Max*	0.0%	1	0	3	Max*	0.0%	1	0	1	Max*	0.0%
Feb 21	28	22	41	1.9	71.4%	23	18	25	1.4	82.6%	3	2	9	4.5	0.0%	2	2	5	2.5	50.0%	0	0	2	Max*	0.0%	0	0	0	Max*	0.0%
Mar 21	39	44	29	0.7	74.4%	30	39	13	0.3	83.3%	6	2	8	4.0	50.0%	2	1	7	7.0	0.0%	1	2	1	0.5	100.0%	0	0	0	Max*	0.0%
Apr 21	86	50	48	1.0	69.8%	66	37	29	0.8	72.7%	11	8	11	1.4	72.7%	7	4	6	1.5	57.1%	2	1	2	2.0	0.0%	0	0	0	Max*	0.0%
May 21	71	68	55	0.8	69.0%	50	53	32	0.6	76.0%	14	10	14	1.4	50.0%	5	3	7	2.3	60.0%	1	1	1	1.0	0.0%	1	1	1	1.0	100.0%
Jun 21	76	52	67	1.3	61.8%	60	44	40	0.9	61.7%	12	8	16	2.0	75.0%	3	0	8	Max*	33.3%	1	0	3	Max*	0.0%	0	0	0	Max*	0.0%
Jul 21	64	47	68	1.4	59.4%	46	36	40	1.1	69.6%	13	8	17	2.1	30.8%	3	3	7	2.3	66.7%	1	0	3	Max*	0.0%	1	0	1	Max*	0.0%
Aug 21	49	50	56	1.1	73.5%	39	37	32	0.9	74.4%	3	7	12	1.7	66.7%	7	6	8	1.3	71.4%	0	0	4	Max*	0.0%	0	0	0	Max*	0.0%
Sep 21	77	49	62	1.3	63.6%	53	37	37	1.0	71.7%	16	7	16	2.3	37.5%	5	5	6	1.2	80.0%	3	0	3	Max*	33.3%	0	0	0	Max*	0.0%
Oct 21	47	46	58	1.3	74.5%	39	36	35	1.0	79.5%	3	6	15	2.5	66.7%	5	3	7	2.3	40.0%	0	1	1	1.0	0.0%	0	0	0	Max*	0.0%
Nov 21	37	38	40	1.1	51.4%	24	30	18	0.6	66.7%	8	6	12	2.0	25.0%	3	1	7	7.0	33.3%	2	1	3	3.0	0.0%	0	0	0	Max*	0.0%
Dec 21	17	12	26	2.2	47.1%	14	11	9	0.8	57.1%	2	1	10	10.0	0.0%	1	0	5	Max*	0.0%	0	0	2	Max*	0.0%	0	0	0	Max*	0.0%
Jan 22	36	34	30	0.9	83.3%	26	25	12	0.5	92.3%	7	7	9	1.3	85.7%	3	1	7	7.0	0.0%	0	1	2	2.0	0.0%	0	0	0	Max*	0.0%
Feb 22	45	29	33	1.1	75.6%	28	18	17	0.9	85.7%	10	7	8	1.1	60.0%	5	3	8	2.7	60.0%	2	1	0	Max*	50.0%	0	0	0	Max*	0.0%
Mar 22	114	74	53	0.7	78.1%	81	58	30	0.5	86.4%	25	12	13	1.1	64.0%	8	4	10	2.5	37.5%	0	0	0	Max*	0.0%	0	0	0	Max*	0.0%
Apr 22	122	85	84	1.0	64.8%	91	65	50	0.8	69.2%	24	19	23	1.2	66.7%	6	1	11	11.0	0.0%	1	0	0	Max*	0.0%	0	0	0	Max*	0.0%
May 22	152	98	131	1.3	47.4%	114	78	82	1.1	49.1%	29	17	31	1.8	51.7%	6	2	15	7.5	0.0%	3	1	3	3.0	33.3%	0	0	0	Max*	0.0%
Jun 22	161	62	187	3.0	36.6%	119	48	128	2.7	38.7%	27	12	32	2.7	37.0%	14	2	25	12.5	21.4%	1	0	2	Max*	0.0%	0	0	0	Max*	0.0%
Jul 22	140	75	220	2.9	40.0%	95	55	152	2.8	42.1%	31	15	42	2.8	41.9%	14	5	25	5.0	21.4%	0	0	1	Max*	0.0%	0	0	0	Max*	0.0%
Aug 22	88	66	191	2.9	33.0%	67	50	129	2.6	34.3%	12	12	37	3.1	41.7%	7	4	22	5.5	14.3%	2	0	3	Max*	0.0%	0	0	0	Max*	0.0%
Sep 22	65	43	163	3.8	30.8%	44	32	108	3.4	31.8%	14	7	37	5.3	35.7%	4	4	13	3.3	25.0%	2	0	4	Max*	0.0%	1	0	1	Max*	0.0%
Oct 22	58	45	143	3.2	41.4%	43	36	93	2.6	48.8%	8	8	29	3.6	12.5%	6	1	16	16.0	33.3%	1	0	4	Max*	0.0%	0	0	1	Max*	0.0%
Nov 22	32	31	111	3.6	21.9%	28	22	75	3.4	17.9%	2	5	21	4.2	50.0%	2	4	10	2.5	50.0%	0	0	4	Max*	0.0%	0	0	1	Max*	0.0%
Dec 22	21	15	88	5.9	33.3%	16	11	62	5.6	31.3%	3	2	16	8.0	33.3%	2	1	8	8.0	50.0%	0	1	2	2.0	0.0%	0	0	0	Max*	0.0%
Jan 23	31	40	61	1.5	51.6%	20	35	38	1.1	60.0%	5	3	12	4.0	40.0%	6	2	9	4.5	33.3%	0	0	2	Max*	0.0%	0	0	0	Max*	0.0%
Feb 23	42	38	53	1.4	50.0%	29	29	27	0.9	58.6%	10	8	14	1.8	40.0%	2	1	9	9.0	0.0%	1	0	3	Max*	0.0%	0	0	0	Max*	0.0%
Mar 23	73	41	78	1.9	61.6%	55	29	50	1.7	63.6%	14	8	17	2.1	71.4%	4	4	8	2.0	0.0%	0	0	3	Max*	0.0%	0	0	0	Max*	0.0%
Apr 23	75	53	92	1.7	45.3%	47	38	56	1.5	48.9%	18	12	20	1.7	44.4%	6	2	11	5.5	16.7%	3	1	4	4.0	66.7%	1	0	1	Max*	0.0%
May 23	82	48	110	2.3	43.9%	55	34	67	2.0	47.3%	18	9	30	3.3	33.3%	7	4	9	2.3	57.1%	1	1	2	2.0	0.0%	1	0	2	Max*	0.0%
Jun 23	115	73	135	1.8	44.3%	77	55	84	1.5	46.8%	23	11	32	2.9	39.1%	11	2	17	8.5	18.2%	4	4	2	0.5	100.0%	0	1	0	0.0	0.0%
Jul 23	76	56	129	2.3	42.1%	55	47	74	1.6	49.1%	14	6	35	5.8	21.4%	5	3	16	5.3	40.0%	1	0	3	Max*	0.0%	1	0	1	Max*	0.0%
Aug 23	73	37	133	3.6	32.9%	52	24	82	3.4	42.3%	15	7	36	5.1	6.7%	4	6	10	1.7	25.0%	2	0	4	Max*	0.0%	0	0	1	Max*	0.0%
Sep 23	59	39	120	3.1	28.8%	41	29	75	2.6	39.0%	10	8	28	3.5	10.0%	5	1	12	12.0	0.0%	3	1	4	4.0	0.0%	0	0	1	Max*	0.0%
Oct 23	57	31	115	3.7	26.3%	40	20	77	3.9	32.5%	12	7	23	3.3	8.3%	5	4	11	2.8	20.0%	0	0	3	Max*	0.0%	0	0	1	Max*	0.0%
Nov 23	32	27	100	3.7	34.4%	23	21	62	3.0	43.5%	7	5	23	4.6	14.3%	2	1	12	12.0	0.0%	0	0	2	Max*	0.0%	0	0	1	Max*	0.0%
Dec 23	16	30	68	2.3		12	21	43	2.0		2	6	11	1.8		2	1	13	13.0		0	1	1	1.0		0	1	0	0.0	

Months Supply	Inventory
0 - 0.9	Extreme Shortage
1 - 1.9	Shortage
2 - 2.9	Low
3 - 3.9	Healthy
4 - 4.9	Availability
5.0+	Selection

63.24% Low Inventory

16.18% Shortage Inventory

19.12% Selection Inventory

1.47% Shortage Inventory

Elevated Inventory

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: All Prices Combined**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
<b>2022</b>	January	92.27%	3.86%	0.97%	0.48%			2.42%
	February	90.03%	2.57%	0.32%	0.64%			6.43%
	March	91.74%	2.01%	0.45%	0.45%	0.45%		4.91%
	April	84.27%	4.04%	1.12%	0.22%	0.22%		10.11%
	May	75.63%	5.22%	3.29%	1.93%	0.77%	0.19%	12.96%
	June	55.75%	10.62%	6.02%	2.30%	0.53%	0.53%	24.25%
	July	54.00%	12.13%	4.35%	2.29%	0.69%	0.46%	26.09%
	August	50.13%	10.46%	6.97%	3.22%	0.80%	1.61%	26.81%
	September	47.32%	14.93%	4.51%	3.38%	3.38%		26.48%
	October	45.24%	11.56%	6.46%	7.14%	2.38%	1.02%	26.19%
	November	47.62%	19.58%	5.82%	8.47%	1.06%	0.53%	16.93%
	December	45.37%	25.00%	6.48%	4.63%	1.85%		16.67%
<b>2023</b>	January	68.70%	9.92%	4.58%	2.29%		1.53%	12.98%
	February	72.47%	14.04%	1.69%	1.12%		0.56%	10.11%
	March	72.16%	7.90%	2.41%	2.41%	0.69%		14.43%
	April	71.33%	8.74%	3.15%	2.45%	0.35%	0.70%	13.29%
	May	69.91%	11.29%	2.19%	1.88%	0.63%	1.25%	12.85%
	June	70.15%	8.62%	4.92%	1.54%		0.92%	13.85%
	July	55.36%	12.80%	3.81%	4.15%	1.38%		
	August	58.70%	11.49%	2.48%	3.73%			
	September	51.11%	14.07%	8.15%				
	October	49.60%	15.32%					
	November	52.17%						

Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: 0 - 350K**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
<b>2022</b>	January	90.91%	6.06%					3.03%
	February	91.49%	6.38%					2.13%
	March	93.75%	3.13%	1.56%				1.56%
	April	89.36%						10.64%
	May	92.73%	1.82%	5.45%				
	June	80.30%	6.06%	3.03%	1.52%			9.09%
	July	71.43%	12.24%					16.33%
	August	74.07%	11.11%	1.85%	3.70%			9.26%
	September	64.10%	17.95%	2.56%		2.56%		12.82%
	October	46.51%	11.63%	2.33%	2.33%	6.98%	2.33%	27.91%
	November	50.00%	20.00%	5.00%	10.00%			15.00%
	December	77.78%		11.11%				11.11%
<b>2023</b>	January	56.25%		25.00%				18.75%
	February	71.43%	14.29%	3.57%				10.71%
	March	77.78%	2.22%	2.22%		2.22%		15.56%
	April	60.87%	10.87%	4.35%	4.35%	2.17%		17.39%
	May	71.05%	15.79%		2.63%			10.53%
	June	77.50%	7.50%	5.00%				10.00%
	July	61.29%	12.90%	6.45%	6.45%	3.23%		
	August	51.02%	8.16%	2.04%	8.16%			
	September	42.86%	11.43%	11.43%				
	October	47.73%	15.91%					
	November	51.52%						

Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: 350K - 500K**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
<b>2022</b>	January	91.84%	4.08%	2.04%				2.04%
	February	89.55%	1.49%	1.49%				7.46%
	March	93.06%	2.78%	1.39%	1.39%			1.39%
	April	86.49%	8.11%	1.35%				4.05%
	May	78.89%	6.67%	3.33%	1.11%		1.11%	8.89%
	June	67.68%	12.12%	8.08%	1.01%	2.02%		9.09%
	July	57.33%	12.00%	4.00%	4.00%	2.67%		20.00%
	August	52.94%	8.82%	11.76%	5.88%	2.94%		17.65%
	September	58.02%	13.58%	4.94%	4.94%	3.70%		14.81%
	October	44.78%	13.43%	8.96%	8.96%	2.99%		20.90%
	November	54.90%	19.61%	7.84%	3.92%	1.96%		11.76%
	December	46.67%	33.33%	10.00%	3.33%			6.67%
<b>2023</b>	January	55.56%	16.67%	5.56%	5.56%		2.78%	13.89%
	February	78.05%	14.63%		4.88%			2.44%
	March	72.31%	1.54%	6.15%	4.62%			15.38%
	April	66.67%	7.41%	3.70%	3.70%		1.85%	16.67%
	May	72.73%	11.69%	6.49%				9.09%
	June	73.44%	14.06%	4.69%	3.13%			4.69%
	July	56.00%	10.00%		8.00%			
	August	61.11%	14.81%		5.56%			
	September	65.00%	8.33%	3.33%				
	October	62.07%	3.45%					
	November	66.67%						

Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: 500K - 750K**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
<b>2022</b>	January	91.75%	4.12%	1.03%				3.09%
	February	91.97%	2.19%					5.84%
	March	92.64%	1.73%		0.43%	0.87%		4.33%
	April	86.93%	3.52%	1.01%	0.50%	0.50%		7.54%
	May	77.08%	6.25%	3.75%	2.08%	0.83%		10.00%
	June	53.18%	10.86%	6.74%	2.25%	0.37%	0.75%	25.84%
	July	52.27%	15.45%	5.91%	2.73%		0.45%	23.18%
	August	44.69%	11.73%	6.70%	3.35%	0.56%	2.23%	30.73%
	September	40.00%	15.76%	6.67%	3.64%	4.24%		29.70%
	October	48.46%	10.77%	5.38%	7.69%	1.54%	1.54%	24.62%
	November	41.33%	21.33%	6.67%	12.00%	1.33%		17.33%
	December	49.02%	27.45%	5.88%	5.88%			11.76%
<b>2023</b>	January	81.48%	7.41%		1.85%			9.26%
	February	74.67%	14.67%	2.67%			1.33%	6.67%
	March	76.52%	8.70%		1.74%	0.87%		12.17%
	April	79.53%	7.09%	1.57%	2.36%			9.45%
	May	74.42%	10.85%	0.78%	0.78%		2.33%	10.85%
	June	72.34%	9.22%	5.67%	1.42%		2.13%	9.22%
	July	61.87%	12.95%	4.32%	4.32%	0.72%		
	August	65.19%	11.39%	3.16%	2.53%			
	September	54.39%	19.30%	7.02%				
	October	46.15%	25.00%					
	November	51.35%						

Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: 750K - 1M**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
<b>2022</b>	January	100.00%						
	February	87.50%	2.08%		2.08%			8.33%
	March	87.10%	1.61%					11.29%
	April	82.95%	1.14%	1.14%				14.77%
	May	66.35%	3.85%	1.92%	1.92%			25.96%
	June	44.00%	10.00%	5.00%	4.00%		1.00%	36.00%
	July	40.35%	3.51%	5.26%	1.75%		1.75%	47.37%
	August	46.34%	7.32%	2.44%				43.90%
	September	44.23%	11.54%		1.92%	1.92%		40.38%
	October	33.33%	10.26%	12.82%	7.69%			35.90%
	November	50.00%	18.75%				6.25%	25.00%
	December	16.67%	16.67%		8.33%	16.67%		41.67%
<b>2023</b>	January	70.59%	17.65%				5.88%	5.88%
	February	66.67%	9.52%					23.81%
	March	56.82%	22.73%	2.27%	4.55%			13.64%
	April	72.50%	15.00%	2.50%				10.00%
	May	57.14%	12.24%	2.04%	6.12%	4.08%		18.37%
	June	59.57%	4.26%	6.38%				29.79%
	July	45.00%	17.50%	5.00%		5.00%		
	August	51.22%	12.20%	2.44%				
	September	44.44%	8.33%	19.44%				
	October	46.43%	7.14%					
	November	34.78%						

Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: 1M - 1.5M**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
<b>2022</b>	January	100.00%						
	February	87.50%			12.50%			
	March	87.50%						12.50%
	April	60.71%	14.29%	3.57%				21.43%
	May	58.82%	5.88%		5.88%	11.76%		17.65%
	June	26.32%	21.05%	5.26%	5.26%			42.11%
	July	55.00%	5.00%			5.00%		35.00%
	August	41.67%	8.33%	12.50%			8.33%	29.17%
	September	44.44%	22.22%		11.11%			22.22%
	October	46.15%	7.69%		7.69%			38.46%
	November	33.33%			16.67%			50.00%
	December							100.00%
<b>2023</b>	January	60.00%						40.00%
	February	55.56%	22.22%					22.22%
	March	68.42%	5.26%	5.26%				21.05%
	April	55.56%	11.11%					33.33%
	May	58.82%	5.88%		5.88%			29.41%
	June	50.00%	5.00%		5.00%			40.00%
	July	33.33%	14.29%	4.76%				
	August	41.18%	11.76%	5.88%	5.88%			
	September	41.67%	16.67%					
	October	30.00%	10.00%					
	November	44.44%						

Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

**Percent New Listings Pended by Month (Resale Only)**  
**Sales Activity Intensity™**  
**Internal Use Only**

**SW King**

**Price Range: 1.5M +**

Report Run: 1/1/2024 5:19:30 AM

		0 - 30	30 - 60	60 - 90	90 - 120	120 - 150	150 - 180	Not Sold / Expired / Cancelled / 180+
2022	January	66.67%			33.33%			
	February	50.00%						50.00%
	March	66.67%						33.33%
	April	66.67%						33.33%
	May	45.45%			9.09%			45.45%
	June	28.57%	7.14%					64.29%
	July	56.25%	6.25%					37.50%
	August	28.57%	14.29%	14.29%				42.86%
	September	33.33%	11.11%					55.56%
	October	50.00%	50.00%					
	November	100.00%						
	December	33.33%	33.33%					33.33%
2023	January	66.67%						33.33%
	February	50.00%						50.00%
	March	66.67%						33.33%
	April	50.00%		20.00%			10.00%	20.00%
	May	66.67%					11.11%	22.22%
	June	76.92%						23.08%
	July	25.00%						
	August							
	September	7.69%	15.38%	7.69%				
	October	50.00%						
	November	33.33%						

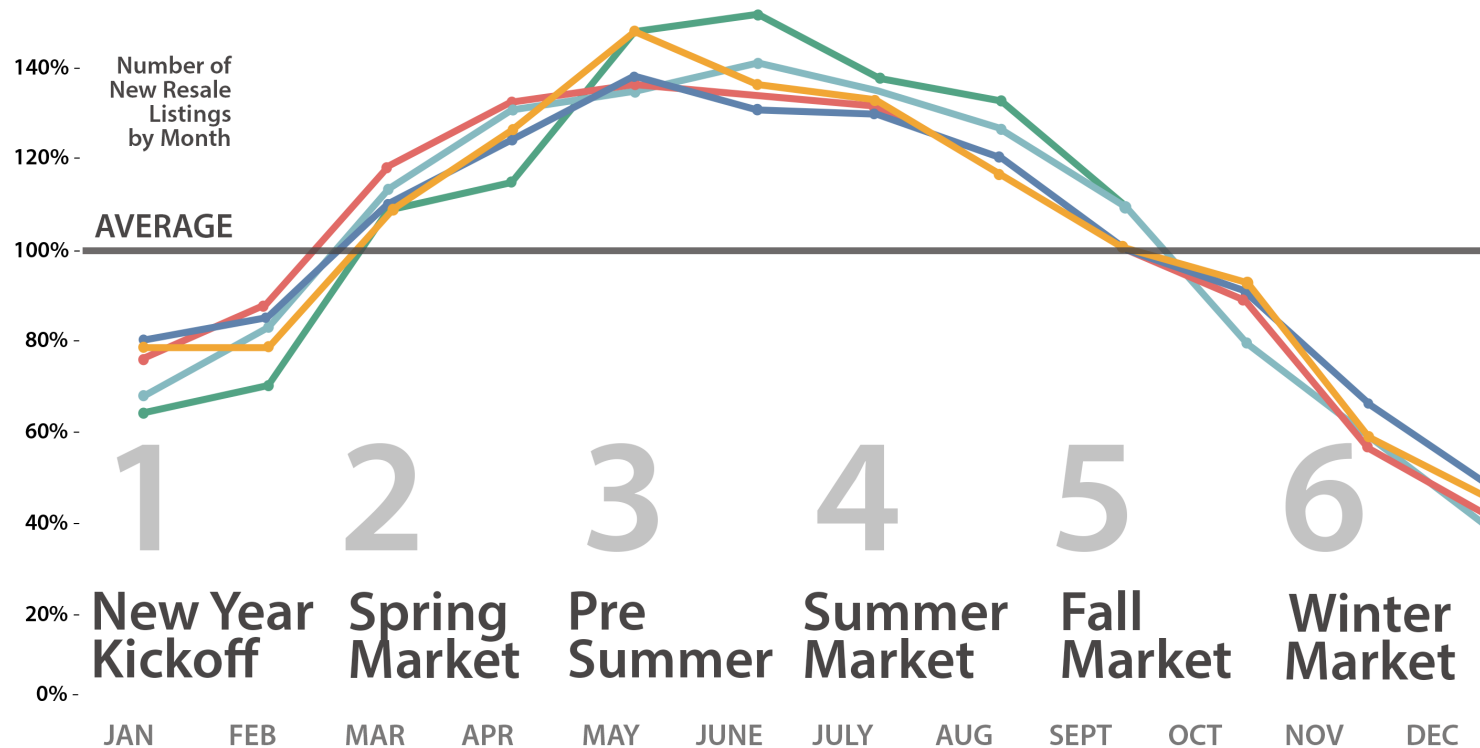
Source: NWMLS

John L Scott Real Estate

NOTE: Months per price range void of listings removes highlighting for the row.

## Residential Real Estate is so Predictable

By J. Lennox Scott



\*5-year span of resale listings on market. Normal pattern of new resale listings (non-COVID years).