



with **DAVID PITNEY, BROKER** | 206.643.8310

SEPTEMBER 2022 MarketFLASH

NEIGHBORHOOD REAL ESTATE TRENDS AS OF SEPTEMBER 30, 2022

KING COUNTY

	LISTINGS SEPT	ACTIVE	CLOSED SEPT	SALES YTD	MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD
Auburn	109	187	89	762	\$597,000	16	17.1%
Ballard Greenlake Wallingford	336	371	194	2,150	\$900,000	10	9.8%
Belltown Downtown Seattle	88	196	47	483	\$650,000	30	2.4%
Black Diamond Maple Valley	109	186	103	1,182	\$790,575	17	12.9%
Capitol Hill Madison Park	209	275	123	1,253	\$820,000	20	1.2%
East Bellevue South Redmond	120	127	102	787	\$1,336,000	10	25.4%
Federal Way	97	137	84	810	\$580,000	12	13.7%
Issaquah Sammamish North Bend	215	306	172	1,564	\$1,282,500	10	16.6%
Kent	134	234	121	1,242	\$660,000	13	17.9%
Kirkland Bridle Trails	136	146	67	647	\$1,550,000	11	17.2%
Lake Forest Park Kenmore	52	67	48	369	\$867,000	10	11.9%
Mercer Island	45	55	19	211	\$2,400,000	11	21.5%
Mt. Baker Seward Park	89	113	45	486	\$735,000	16	-0.6%
Northeast Renton Highlands	96	139	64	622	\$816,500	11	11.1%
Queen Anne Magnolia Lake Union	183	228	72	844	\$920,000	19	2.2%
Redmond Carnation	74	112	62	602	\$1,250,000	10	24.1%
Richmond Beach Highlands Shoreline	58	86	37	414	\$872,900	11	16.0%
South Bellevue South Issaquah	156	190	78	760	\$1,450,000	10	23.7%
U District Laurelhurst Ravenna Northgate	201	211	129	1,198	\$914,950	11	4.6%
West Bellevue Medina	74	125	35	324	\$2,100,000	13	25.8%
West Seattle	199	241	135	1,383	\$799,000	12	13.7%
Woodinville Juanita Duvall	227	291	163	1,551	\$1,099,000	13	20.6%

SNOHOMISH COUNTY

	LISTINGS SEPT	ACTIVE	CLOSED SEPT	SALES YTD	MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD
Bothell Maltby Clearview	205	243	174	1,540	\$1,061,904	13	22.8%
Edmonds Lynnwood	290	318	246	1,926	\$815,000	11	14.8%
Everett Mukilteo Mill Creek	308	461	280	2,580	\$730,000	11	17.7%
Lake Stevens Machias Granite Falls	152	279	144	1,270	\$691,973	16	13.2%
Marysville Stanwood Lakewood	226	363	177	1,728	\$625,000	14	15.0%
Snohomish Monroe Sultan	119	209	125	1,077	\$674,988	17	13.4%

PIERCE COUNTY

	LISTINGS SEPT	ACTIVE	CLOSED SEPT	SALES YTD	MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD
Anderson Island	10	15	7	27	\$382,500	39	7.1%
Browns Point	35	49	28	244	\$590,092	15	-1.7%
Central Tacoma	36	45	30	301	\$422,500	16	0.6%
Fife Milton Edgewood Sumner	57	88	42	456	\$531,995	17	-4.5%
Gig Harbor Fox Island Key Peninsula	112	240	114	1,034	\$645,013	20	-6.8%
Graham Eatonville East Pierce County	62	97	60	386	\$440,000	22	-12.0%
Lake Tapps/Bonney Lake Buckley Orting	219	362	192	1865	\$528,083	18	-4.0%
Lakewood	69	102	48	491	\$422,500	16	-6.1%
North Tacoma	79	96	77	694	\$500,000	31	-11.1%
Parkland	94	131	45	562	\$390,700	14	-7.0%
Port of Tacoma Puyallup Graham	305	496	264	2365	\$447,000	17	-9.7%
Roy McKenna Harts Lake	17	54	26	180	\$400,000	17	-17.2%
South Tacoma	94	115	78	664	\$356,000	11	-9.3%
Southeast Tacoma	69	98	57	535	\$383,000	13	-3.0%
Spanaway	85	137	74	640	\$407,000	14	-8.5%
Tacoma University Place	58	78	47	437	\$539,000	12	-7.1%
Tillicum Dupont Steilacoom	24	44	29	269	\$448,000	16	-7.2%

KITSAP COUNTY

	LISTINGS SEPT	ACTIVE	CLOSED SEPT	SALES YTD	MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD
Bainbridge Island	36	73	38	305	\$915,000	18	-16.8%
Chico	10	16	14	79	\$495,500	37	-24.3%
East Bremerton	35	49	25	246	\$367,983	13	-3.3%
East Central Kitsap	40	45	35	294	\$450,000	10	0.0%
Finn Hill	15	18	17	99	\$476,450	12	-15.8%
Hansville	9	15	1	39	\$765,000	17	18.6%
Kingston	10	30	13	95	\$559,000	15	-10.2%
Lofall	4	10	6	50	\$500,000	19	-5.4%
Port Gamble	2	3	1	22	\$0	12	-
Port Orchard	38	74	42	328	\$384,867	14	-5.0%
Poulsbo	34	38	38	233	\$520,000	16	-8.8%
Retsil/Machester	19	35	11	147	\$371,500	21	-16.5%
Seabeck/Holly	14	23	15	141	\$537,000	17	1.3%
Silverdale	21	53	35	252	\$468,000	18	-8.2%
South Kitsap - East Hwy 16	30	47	33	280	\$452,750	30	-19.9%
South Kitsap - West Hwy 16	55	100	63	427	\$425,000	19	-20.6%
Suquamish	4	9	3	42	\$500,000	18	9.9%
West Bremerton	60	70	50	489	\$369,900	27	-7.5%

1 This information is based on figures from the Northwest Multiple Listing Service through September 30, 2022. Statistics are for single-family residences and condominiums only. These statistics are not compiled or published by the NWMLS. If your home is currently listed with a broker, this is not a solicitation of that listing. 2 Appreciation percentages compare median sales price year-to-date through September 30, 2022, with the same time period the previous year.