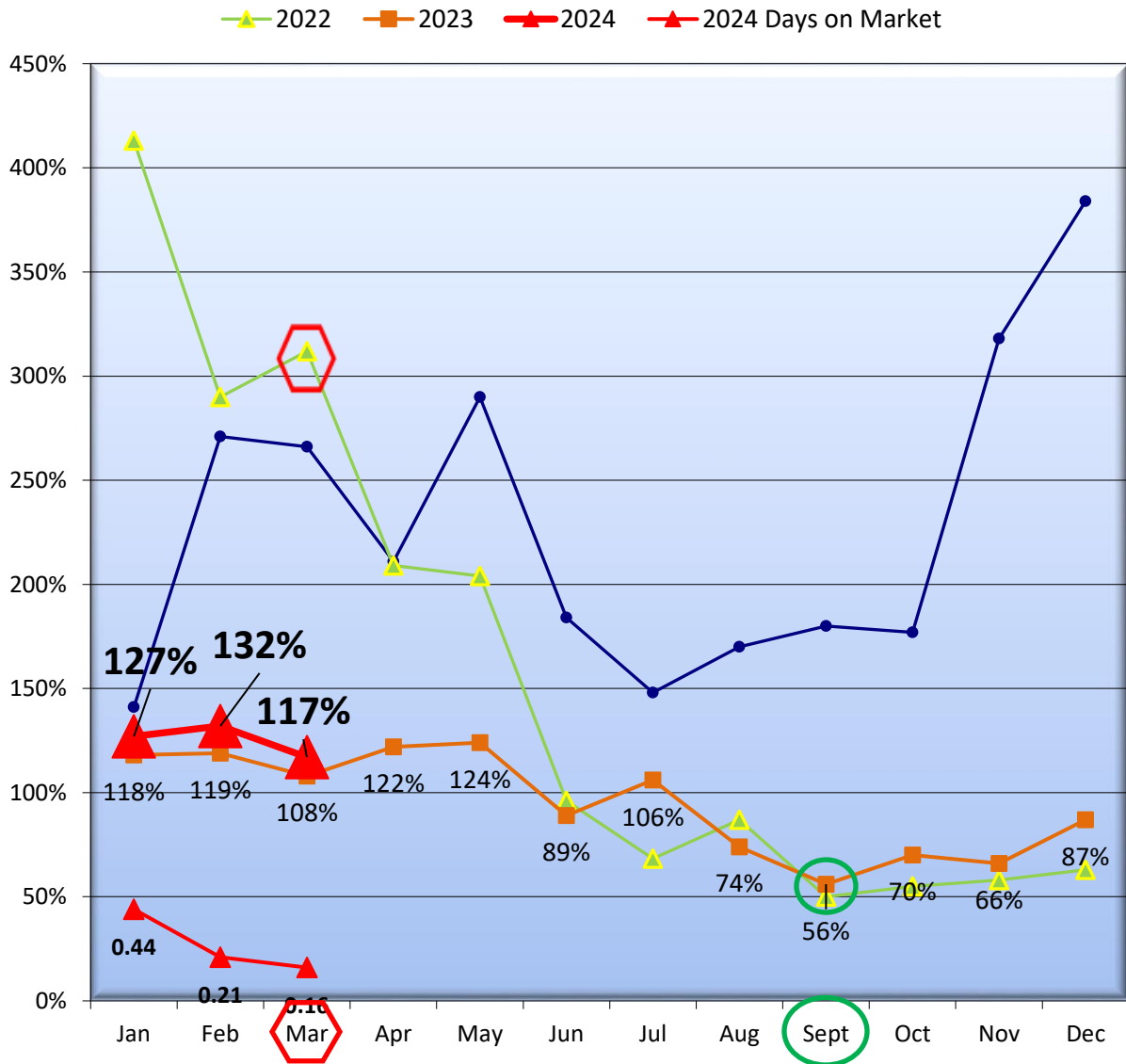


Market Trends (Area 705 - Ballard, Phinny Ridge, Sunset, Ect....)

NW Seattle Area Houses(NW of I-5)

Absorption rates* Absorption rate* = (Pendings + Actives)

**Percentage of Pre-Owned Homes being Sold
Bottom Triangles – Average Days on the Market**



*This Chart is used to determine the percent of Active inventory changing status to a Pending sale (Pending Sales are offers that been accepted but are not closed) and indicate the velocity of the market. The higher the percentage indicates movement towards a seller's market and a lower percentage indicates movement towards a buyer's market.

Data source: Coldwell Banker Bain - Lake Union
Data derived from NWMLS Statistical Summary Report 3/31/2024
Prepared by DAVID PITNEY