

2020 LAKE UNION REAL ESTATE REPORT



with DAVID PITNEY, BROKER | 206.643.8310

NEIGHBORHOOD REAL ESTATE TRENDS AS OF AUGUST 31

KING COUNTY

	LISTINGS		CLOSED SALES		MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD
	AUG	ACTIVE	AUG	YTD			
Auburn	121	54	120	802	\$505,000	9	16.1%
Ballard Greenlake Wallingford	290	191	308	2,317	\$819,500	15	9.3%
Belltown Downtown Seattle	77	157	71	504	\$635,000	53	-3.4%
Black Diamond Maple Valley	149	78	181	1,149	\$700,000	11	28.9%
Capitol Hill Madison Park	171	202	195	1,428	\$810,000	27	4.4%
East Bellevue South Redmond	171	62	128	842	\$1,062,500	12	18.1%
Federal Way	125	52	127	815	\$510,500	9	21.0%
Issaquah Sammamish North Bend	237	78	268	1,873	\$1,100,000	10	26.6%
Kent	227	114	186	1,247	\$560,000	12	20.4%
Kirkland Bridle Trails	131	65	127	927	\$1,333,000	17	22.1%
Lake Forest Park Kenmore	73	32	43	405	\$780,000	13	21.7%
Mercer Island	47	17	43	278	\$1,920,000	19	24.7%
Mt. Baker Seward Park	85	73	62	520	\$670,000	20	1.5%
Northeast Renton Highlands	105	53	125	750	\$745,000	15	25.2%
Queen Anne Magnolia Lake Union	138	140	166	1,133	\$930,000	25	3.4%
Redmond Carnation	119	32	112	703	\$1,040,000	11	25.3%
Richmond Beach Highlands Shoreline	66	41	68	410	\$750,000	13	15.4%
South Bellevue South Issaquah	146	51	118	917	\$1,160,000	11	29.6%
U District Laurelhurst Ravenna Northgate	184	112	167	1,220	\$872,125	18	9.0%
West Bellevue Medina	77	52	72	495	\$1,650,000	30	7.1%
West Seattle	217	160	198	1,642	\$702,500	18	7.3%
Woodinville Juanita Duvall	229	92	268	1,717	\$905,000	11	20.0%

SNOHOMISH COUNTY

	LISTINGS		CLOSED SALES		MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD
	AUG	ACTIVE	AUG	YTD			
Bothell Maltby Clearview	237	107	269	1,659	\$855,000	11	19.7%
Edmonds Lynnwood	320	124	299	2,060	\$710,000	9	24.6%
Everett Mukilteo Mill Creek	472	186	433	2,779	\$620,000	9	22.3%
Lake Stevens Machias Granite Falls	238	128	222	1,482	\$605,500	15	26.1%
Marysville Stanwood Lakewood	325	158	268	1,710	\$539,975	11	20.0%
Snohomish Monroe Sultan	187	110	167	1,047	\$590,000	14	16.8%

1 This information is based on figures from the Northwest Multiple Listing Service through August 31, 2021. 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 August 31, 2021 with the same time period the previous year.

PIERCE COUNTY

	LISTINGS		CLOSED SALES AUG YTD	MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD	
	AUG	ACTIVE					
Anderson Island	5	9	6	28	\$382,500	16	9.8%
Browns Point	44	22	34	267	\$590,092	19	18.3%
Central Tacoma	77	47	45	341	\$422,500	13	17.4%
Fife Milton Edgewood Sumner	76	46	79	597	\$531,995	25	20.9%
Gig Harbor Fox Island Key Peninsula	179	105	152	974	\$645,013	17	13.2%
Graham Eatonville East Pierce County	69	58	72	404	\$440,000	16	11.5%
Lake Tapps/Bonney Lake Buckley Orting	272	140	278	1936	\$528,083	16	16.1%
Lakewood	88	54	71	466	\$422,500	18	17.8%
North Tacoma	104	74	100	636	\$500,000	13	10.9%
Parkland	92	56	88	535	\$390,700	11	13.9%
Port of Tacoma Puyallup Graham	377	187	400	2306	\$447,000	12	10.4%
Roy McKenna Harts Lake	34	24	34	177	\$400,000	11	-4.8%
South Tacoma	121	75	92	639	\$356,000	10	11.3%
Southeast Tacoma	114	59	71	549	\$383,000	12	16.3%
Spanaway	99	43	92	653	\$407,000	8	11.5%
Tacoma University Place	74	42	76	493	\$539,000	13	12.3%
Tillicum Dupont Steilacoom	46	30	43	324	\$448,000	11	13.4%

KITSAP COUNTY

	LISTINGS		CLOSED SALES AUG YTD	MEDIAN SALES PRICE YTD	DOM YTD	APPRECIATION YTD	
	AUG	ACTIVE					
Bainbridge Island	58	37	48	319	\$915,000	21	6.7%
Chico	11	8	8	56	\$495,500	45	1.1%
East Bremerton	38	20	40	260	\$367,983	26	2.2%
East Centrel Kitsap	43	13	52	281	\$450,000	10	16.9%
Finn Hill	16	10	20	102	\$476,450	12	-4.8%
Hansville	2	3	11	58	\$765,000	15	36.4%
Kingston	18	15	19	96	\$559,000	9	15.3%
Lofall	4	7	3	40	\$500,000	10	17.6%
Port Gamble	3	2	2	26	\$0	12	-100.0%
Port Orchard	36	19	45	308	\$384,867	15	7.7%
Poulsbo	31	20	27	152	\$520,000	7	13.5%
Retsil/Machester	27	16	27	169	\$371,500	16	0.4%
Seabeck/Hilly	21	11	13	103	\$537,000	12	32.1%
Silverdale	32	21	43	217	\$468,000	20	4.6%
South Kitsap - East Hwy 16	39	21	45	201	\$452,750	13	5.3%
South Kitsap - West Hwy 16	47	35	60	341	\$425,000	18	1.2%
Suquamish	6	3	7	46	\$500,000	13	42.5%
West Bremerton	77	84	75	443	\$369,900	17	23.3%

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