

SEATTLE | August 5th WEEKLY REPORT

West Seattle

Favors Seller	Favors Seller	Favors Seller	Balanced
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

North Seattle

Favors Seller	Favors Seller	Favors Seller	Favors Seller
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

South Seattle

Favors Seller	Favors Seller	Favors Seller	Balanced
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Shoreline-Richmond Beach

Favors Seller	Favors Seller	Favors Seller	Favors Buyer
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Central Seattle

Favors Seller	Favors Seller	Favors Seller	Balanced
Below \$800,000	\$800,000-1.2M	\$1.2-2M	Above \$2M

Kenmore-Lake Forest Park

Favors Seller	Favors Seller	Favors Seller	Favors Buyer
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Queen Anne-Magnolia

Favors Buyer	Balanced	Favors Seller	Favors Buyer
Below \$800,000	\$800,000-1.2M	\$1.2-2M	Above \$2M

Downtown Seattle Condos

Balanced	Favors Seller	Balanced	Balanced
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Ballard-Green Lake

Favors Seller	Favors Seller	Favors Seller	Balanced
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Tracking weekly activity captures real-time trends that occur at the neighborhood and price point level from week to week. This provides strategic insight on the current pulse of the market.

Contact your Windermere broker for an in-depth analysis of market trends in your neighborhood.

Favors Seller = less than 3 months of inventory | Favors Buyer = more than 6 months of inventory

Balanced = 3-6 months of inventory



South Eastside

Favors Seller	Favors Seller	Favors Seller	Balanced
Below \$800,000	\$800,000-1.2M	\$1.2-2M	Above \$2M

Redmond

Favors Seller	Favors Seller	Balanced	Favors Buyer
Below \$800,000	\$800,000-1.2M	\$1.2-2M	Above \$2M

Mercer Island

Favors Buyer	Favors Seller	Balanced	Favors Seller
Below \$1.2M	\$1.2-2M	\$2-4M	Above \$4M

Kirkland

Favors Seller	Favors Seller	Favors Buyer	Favors Buyer
Below \$1.2M	\$1.2-2M	\$2-4M	Above \$4M

West Bellevue

Balanced	Balanced	Balanced	Favors Buyer
Below \$1.2M	\$1.2-2M	\$2-4M	Above \$4M

Woodinville

Favors Seller	Favors Seller	Balanced	Balanced
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

East Bellevue

Favors Seller	Favors Seller	Favors Seller	Favors Seller
Below \$800,000	\$800,000-1.2M	\$1.2-2M	Above \$2M

Renton Highlands

Balanced	Favors Seller	Balanced	Favors Buyer
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

East Lake Sammamish

Favors Seller	Favors Seller	Favors Seller	Balanced
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Downtown Bellevue Condos

Favors Seller	Favors Seller	Favors Seller	Favors Buyer
Below \$600,000	\$600-900,000	\$900,000-1.5M	Above \$1.5M

Favors Seller = less than 3 months of inventory | Favors Buyer = more than 6 months of inventory

Balanced = 3-6 months of inventory



West Seattle

	ACTIVE	PENDING
All Prices	258	34
Above \$1.5M	17	1
\$900,000-1.5M	38	3
\$600-900,000	109	11
Below \$600,000	94	19

South Seattle

	ACTIVE	PENDING
All Prices	218	27
Above \$1.5M	20	1
\$900,000-1.5M	32	4
\$600-900,000	87	11
Below \$600,000	79	11

Central Seattle

	ACTIVE	PENDING
All Prices	182	23
Above \$2M	50	3
\$1.2-2M	40	6
\$800,000-1.2M	45	7
Below \$800,000	47	7

Queen Anne-Magnolia

	ACTIVE	PENDING
All Prices	136	6
Above \$2M	29	0
\$1.2-2M	40	4
\$800,000-1.2M	38	2
Below \$800,000	29	0

Ballard-Green Lake

	ACTIVE	PENDING
All Prices	266	61
Above \$1.5M	31	2
\$900,000-1.5M	50	14
\$600-900,000	134	33
Below \$600,000	51	12

North Seattle

	ACTIVE	PENDING
All Prices	193	25
Above \$1.5M	36	4
\$900,000-1.5M	39	6
\$600-900,000	101	13
Below \$600,000	17	2

Shoreline-Richmond Beach

	ACTIVE	PENDING
All Prices	93	17
Above \$1.5M	16	0
\$900,000-1.5M	18	2
\$600-900,000	31	7
Below \$600,000	28	8

Kenmore-Lake Forest Park

	ACTIVE	PENDING
All Prices	82	17
Above \$1.5M	2	0
\$900,000-1.5M	10	1
\$600-900,000	49	8
Below \$600,000	21	8

South Eastside

	ACTIVE	PENDING
All Prices	200	28
Above \$2M	28	2
\$1.2-2M	57	8
\$800,000-1.2M	64	7
Below \$800,000	51	11

Mercer Island

	ACTIVE	PENDING
All Prices	90	9
Above \$4M	11	2
\$2-4M	40	2
\$1.2-2M	29	5
Below \$1.2M	10	0

West Bellevue

	ACTIVE	PENDING
All Prices	143	8
Above \$4M	34	1
\$2-4M	55	3
\$1.2-2M	41	3
Below \$1.2M	13	1

East Bellevue

	ACTIVE	PENDING
All Prices	102	19
Above \$2M	13	2
\$1.2-2M	30	3
\$800,000-1.2M	37	9
Below \$800,000	22	5

East Lake Sammamish

	ACTIVE	PENDING
All Prices	422	40
Above \$1.5M	83	5
\$900,000-1.5M	166	20
\$600-900,000	144	12
Below \$600,000	29	3

Redmond

	ACTIVE	PENDING
All Prices	117	14
Above \$2M	13	0
\$1.2-2M	38	2
\$800,000-1.2M	31	5
Below \$800,000	35	7

Kirkland

	ACTIVE	PENDING
All Prices	134	12
Above \$4M	4	0
\$2-4M	34	1
\$1.2-2M	59	6
Below \$1.2M	37	5

Woodinville

	ACTIVE	PENDING
All Prices	306	30
Above \$1.5M	50	2
\$900,000-1.5M	102	7
\$600-900,000	113	15
Below \$600,000	41	6

Renton Highlands

	ACTIVE	PENDING
All Prices	187	16
Above \$1.5M	8	0
\$900,000-1.5M	26	2
\$600-900,000	81	9
Below \$600,000	72	5

Downtown Bellevue Condos

	ACTIVE	PENDING
All Prices	41	4
Above \$1.5M	7	0
\$900,000-1.5M	12	2
\$600-900,000	11	1
Below \$600,000	11	1

Downtown Seattle Condos

	ACTIVE	PENDING
All Prices	205	17
Above \$1.5M	27	2
\$900,000-1.5M	48	3
\$600-900,000	62	7
Below \$600,000	68	5

Check out all of our local weekly, monthly and quarterly market reports at localinseattle.com/market/



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