

**Location:** KING COUNTY

**Property Types:** Single Family Homes - All Property Statuses - All Properties - All Properties

**Price Range:** \$0 - No Limit

**SQFT Range:** 0 - No Limit

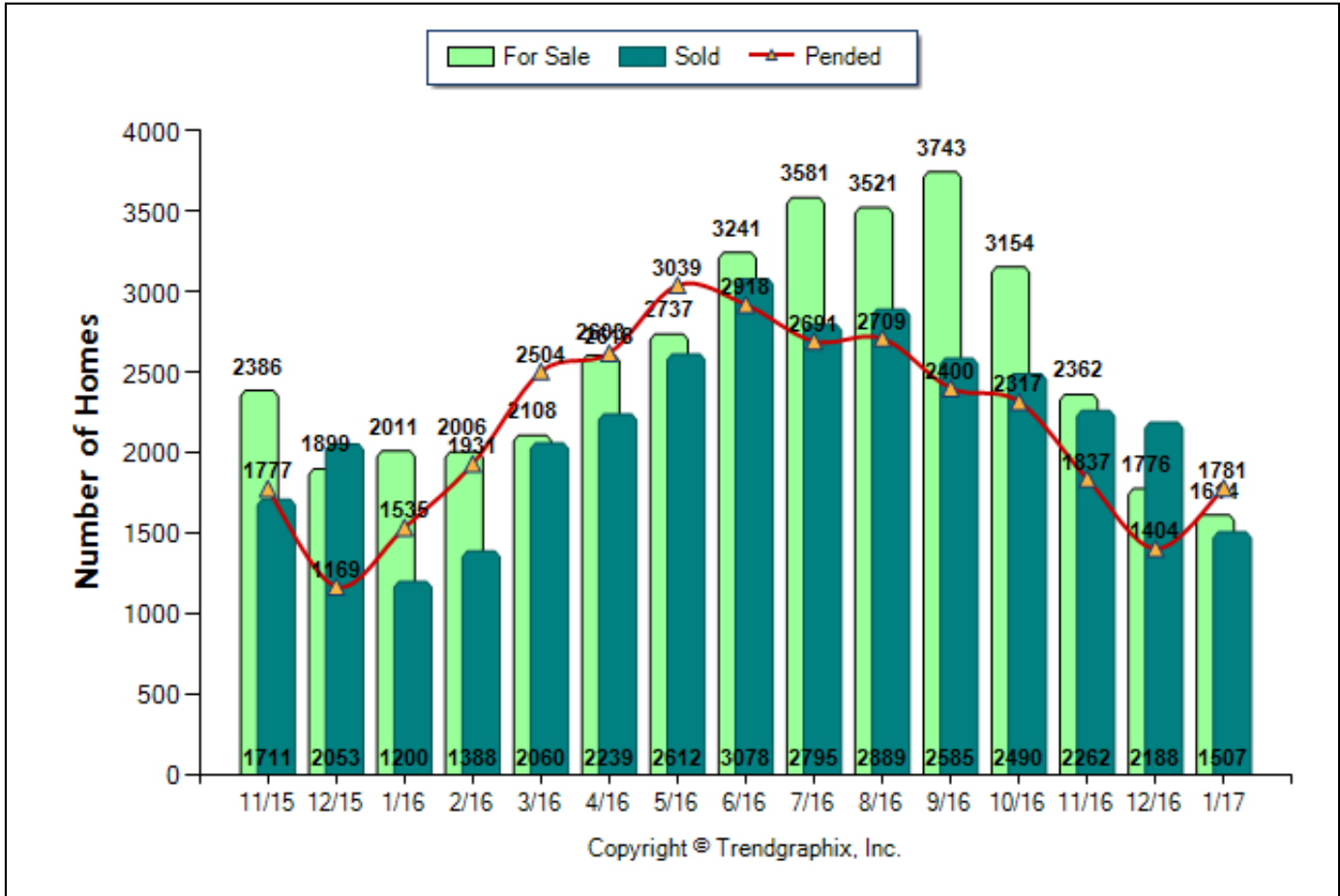
**Bedrooms:** 0 - No Limit

**Full Baths:** 0 - No Limit

**Half Baths:** 0 - No Limit

**Year Built:** 0 - No Limit

**Number of Homes For Sale vs. Sold vs. Pended (Nov. 2015 - Jan. 2017)**



	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago		
	Jan. 17	Dec. 16	% Change	Jan. 17	Jan. 16	% Change	Nov. 16 to Jan. 17	Nov. 15 to Jan. 16	% Change
<b>For Sale</b>	1614	1776	-9.1% ▼	1614	2011	-19.7% ▼	5752	6296	-8.6% ▼
<b>Sold</b>	1507	2188	-31.1% ▼	1507	1200	25.6% ▲	5957	4964	20% ▲
<b>Pended</b>	1781	1404	26.9% ▲	1781	1535	16% ▲	5022	4481	12.1% ▲

TODAY STATS		
2/1/2017 - 2/9/2017	1/1/2017 - 1/9/2017	% Change
1526	1703	-10.4% ▼
240	286	-16.1% ▼
655	380	72.4% ▲

**January 2017 is a Seller's market\*\***

**Home For Sale in January 2017 is 1614 units.** It is down **9.1%** compared to the last month and down **19.7%** compared to the last year.  
**Home Closed in January 2017 is 1507 units.** It is down **31.1%** compared to the last month and up **25.6%** compared to the last year.  
**Home Placed under Contract in January 2017 is 1781 units.** It is up **26.9%** compared to the last month and up **16%** compared to the last year.

\*\*Buyer's market: more than 6 months of inventory based on closed sales. Seller's market: less than 3 months of inventory based on closed sales. Neutral market: 3 - 6 months of inventory based on closed sales.

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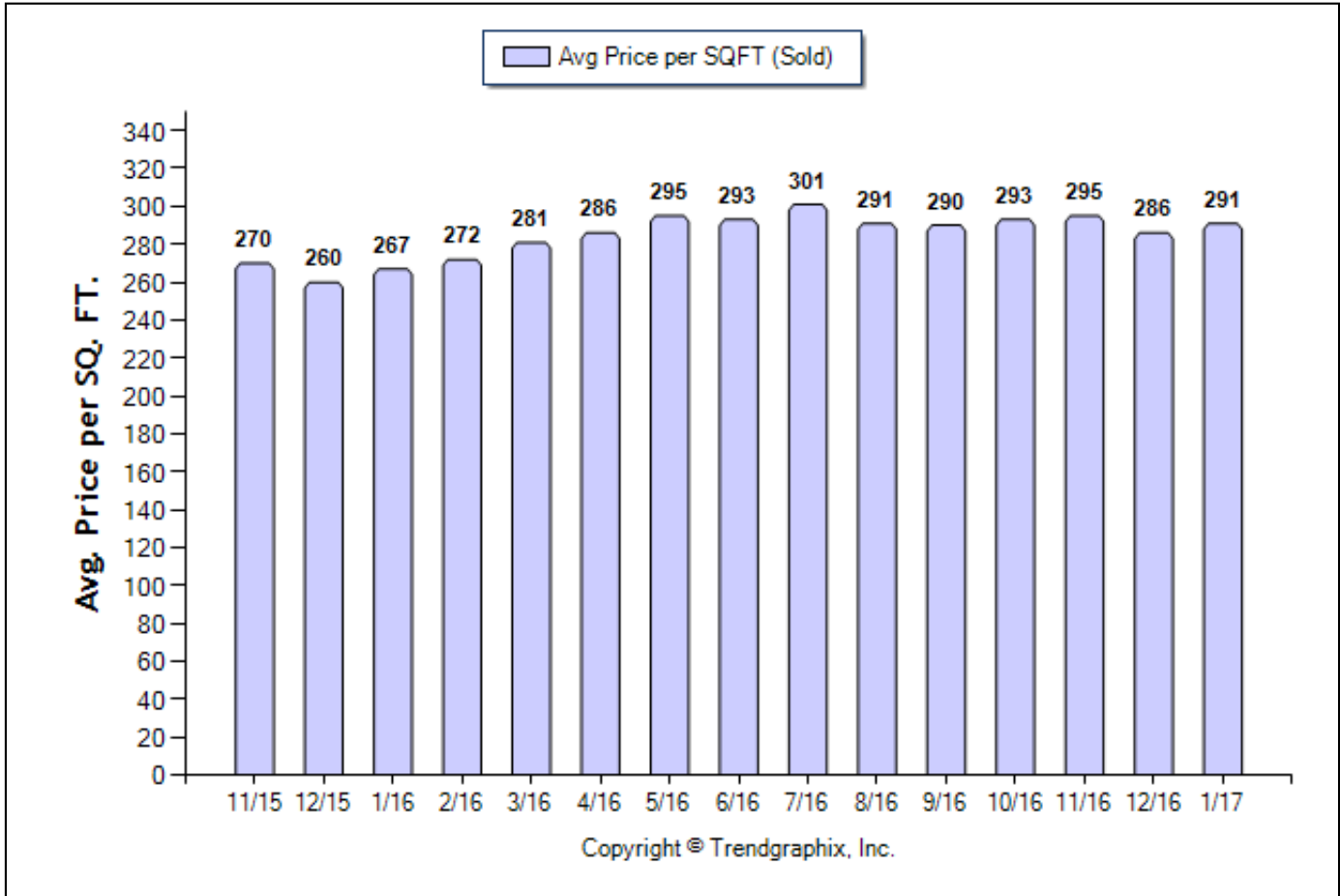
**Bedrooms:** 0 - No Limit

**Full Baths:** 0 - No Limit

**Half Baths:** 0 - No Limit

**Year Built:** 0 - No Limit

**Average Price per SQFT (Sold) (Nov. 2015 - Jan. 2017)**



	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago			TODAY STATS		
	Jan. 17	Dec. 16	% Change	Jan. 17	Jan. 16	% Change	Nov. 16 to Jan. 17	Nov. 15 to Jan. 16	% Change	2/1/2017 - 2/9/2017	1/1/2017 - 1/9/2017	% Change
Avg. Sq. Ft. Price (Sold)	291	286	1.7% ▲	291	267	9% ▲	290.68	265.14	9.6% ▲	299	310	-3.5% ▼

**January 2017 Average Sold Price per Square Footage is Neutral\*\***

**Average Sold Price per Square Footage in January 2017 is \$291.** It is up **1.7%** compared to the last month and up **9%** compared to the last year.

\*\*Based on 6 month trend - Appreciating/Depreciating/Neutral.

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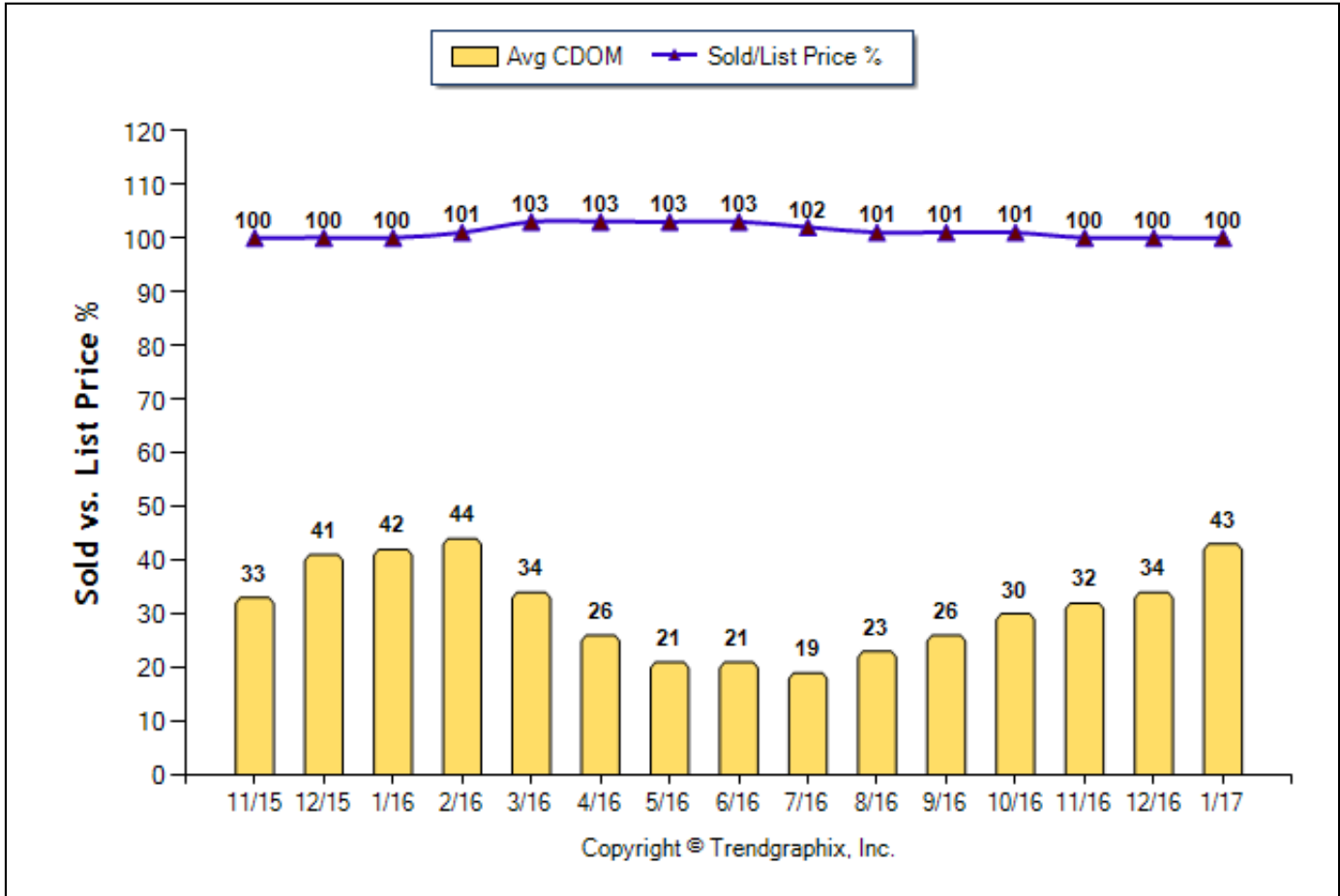
**Bedrooms:** 0 - No Limit

**Full Baths:** 0 - No Limit

**Half Baths:** 0 - No Limit

**Year Built:** 0 - No Limit

**Avg CDOM & Sold/List Price % (Nov. 2015 - Jan. 2017)**



	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago			TODAY STATS		
	Jan. 17	Dec. 16	% Change	Jan. 17	Jan. 16	% Change	Nov. 16 to Jan. 17	Nov. 15 to Jan. 16	% Change	2/1/2017 - 2/9/2017	1/1/2017 - 1/9/2017	% Change
Avg CDOM	43	34	26.5% ▲	43	42	2.4% ▲	36	38	-5.3% ▼	51	41	24.4% ▲
Sold/List Diff. %	100	100	0%	100	100	0%	100	100	0%	101	100	1% ▲

**January 2017 Average Continuous Days on Market trend is Rising\*\***

Continuous Days on Market in January 2017 is 43. It is up **26.5%** compared to the last month and up **2.4%** compared to the last year.

**January 2017 Sold/List Price Ratio is Falling\*\***

Sold/List Price % in January 2017 is 100%. It is the same as compared to the last month and the same as compared to the last year.

\*\*Based on 6 month trend - Rising/Falling/Remains Steady.

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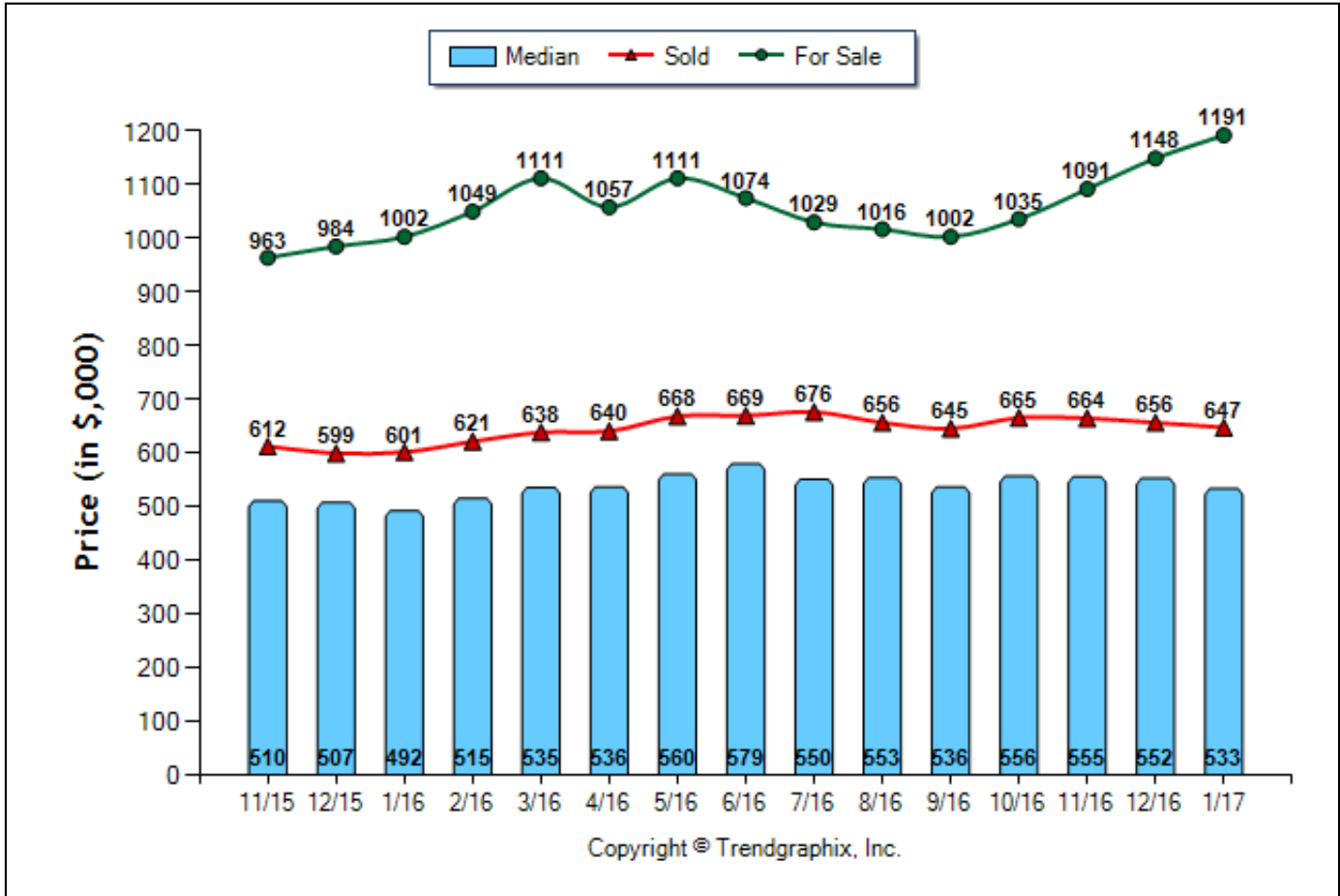
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**Year Built:** 0 - No Limit

**Avg Prices & Median Price (Nov. 2015 - Jan. 2017)**



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	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago			TODAY STATS		
	Jan. 17	Dec. 16	% Change	Jan. 17	Jan. 16	% Change	Nov. 16 to Jan. 17	Nov. 15 to Jan. 16	% Change	2/1/2017 - 2/9/2017	1/1/2017 - 1/9/2017	% Change
Median	533	552	-3.4% ▼	533	492	8.3% ▲	548	504	8.7% ▲	580	519	11.8% ▲
Avg. Active Price	1191	1148	3.7% ▲	1191	1002	18.9% ▲	1137	982	15.8% ▲	1244	1141	9% ▲
Avg. Sold Price	647	656	-1.4% ▼	647	601	7.7% ▲	657	604	8.8% ▲	707	684	3.4% ▲

**January 2017 Median Sold Price is Neutral\*\***

Average Median Sold Price in January 2017 is \$533. It is down 3.4% compared to the last month and up 8.3% compared to the last year.

**January 2017 Average For Sale Price is Appreciating\*\***

Average For Sale Price (in thousand) in January 2017 is \$1191. It is up 3.7% compared to the last month and up 18.9% compared to the last year.

**January 2017 Average Sold Price is Neutral\*\***

Average Sold Price (in thousand) in January 2017 is \$647. It is down 1.4% compared to the last month and up 7.7% compared to the last year.

\*\*Based on 6 month trend - Appreciating/Depreciating/Neutral.

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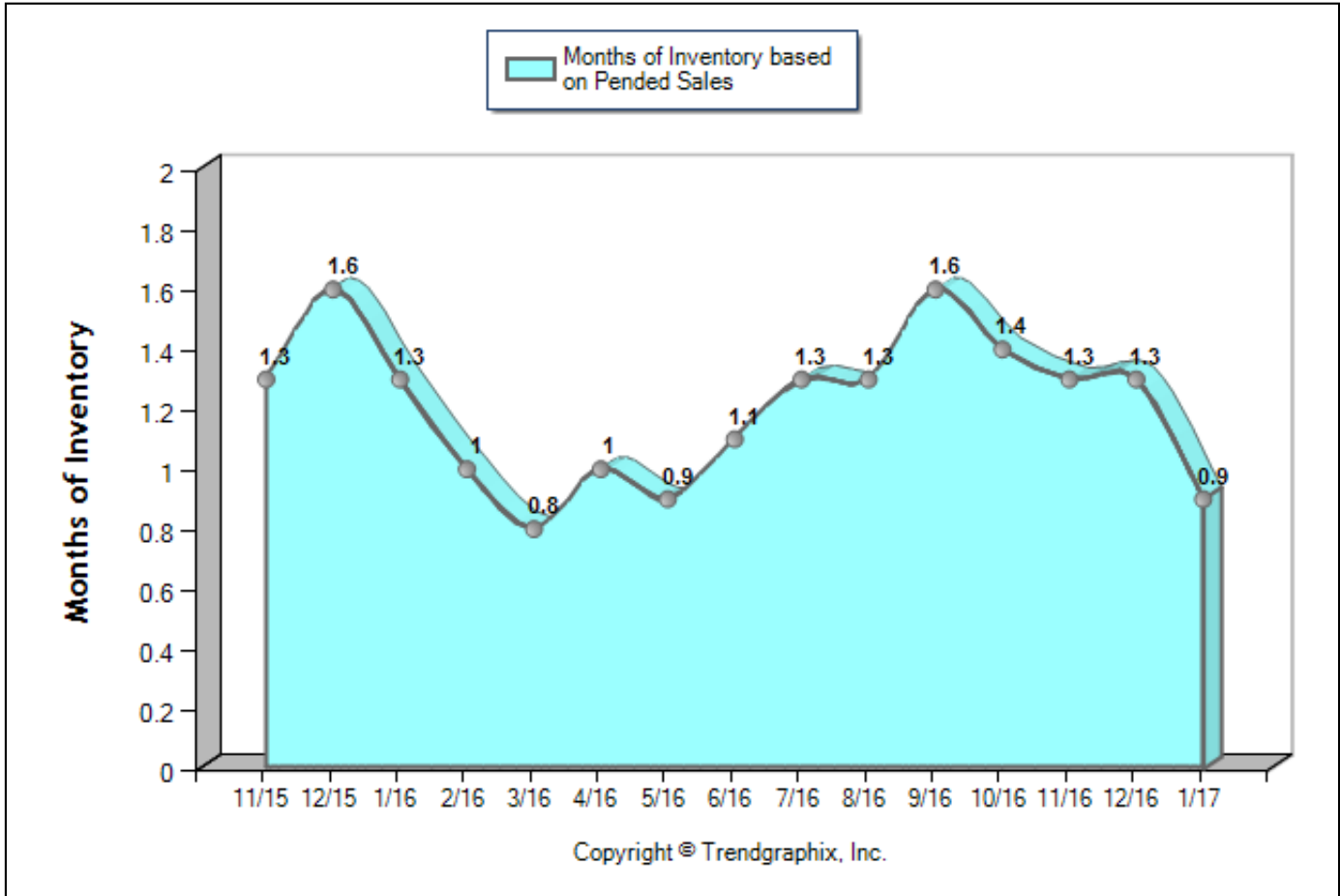
**Bedrooms:** 0 - No Limit

**Full Baths:** 0 - No Limit

**Half Baths:** 0 - No Limit

**Year Built:** 0 - No Limit

**Months of Inventory Based on Pended Sales (Nov. 2015 - Jan. 2017)**



	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago			TODAY STATS		
	Jan. 17	Dec. 16	% Change	Jan. 17	Jan. 16	% Change	Nov. 16 to Jan. 17	Nov. 15 to Jan. 16	% Change	2/1/2017 - 2/9/2017	1/1/2017 - 1/9/2017	% Change
Months of Inventory (Pended Sales)	0.9	1.3	-31.6% ▼	0.9	1.3	-30.5% ▼	1.1	1.4	-21.4% ▼	2.3	4.5	-49.1% ▼

**January 2017 is a Seller's market\*\***

**Months of Inventory based on Pended Sales in January 2017 is 0.9.** It is down **31.6%** compared to the last month and down **30.5%** compared to the last year.

\*\*Buyer's market: more than 6 months of inventory based on pended sales. Seller's market: less than 3 months of inventory based on pended sales. Neutral market: 3 - 6 months of inventory based on pended sales.

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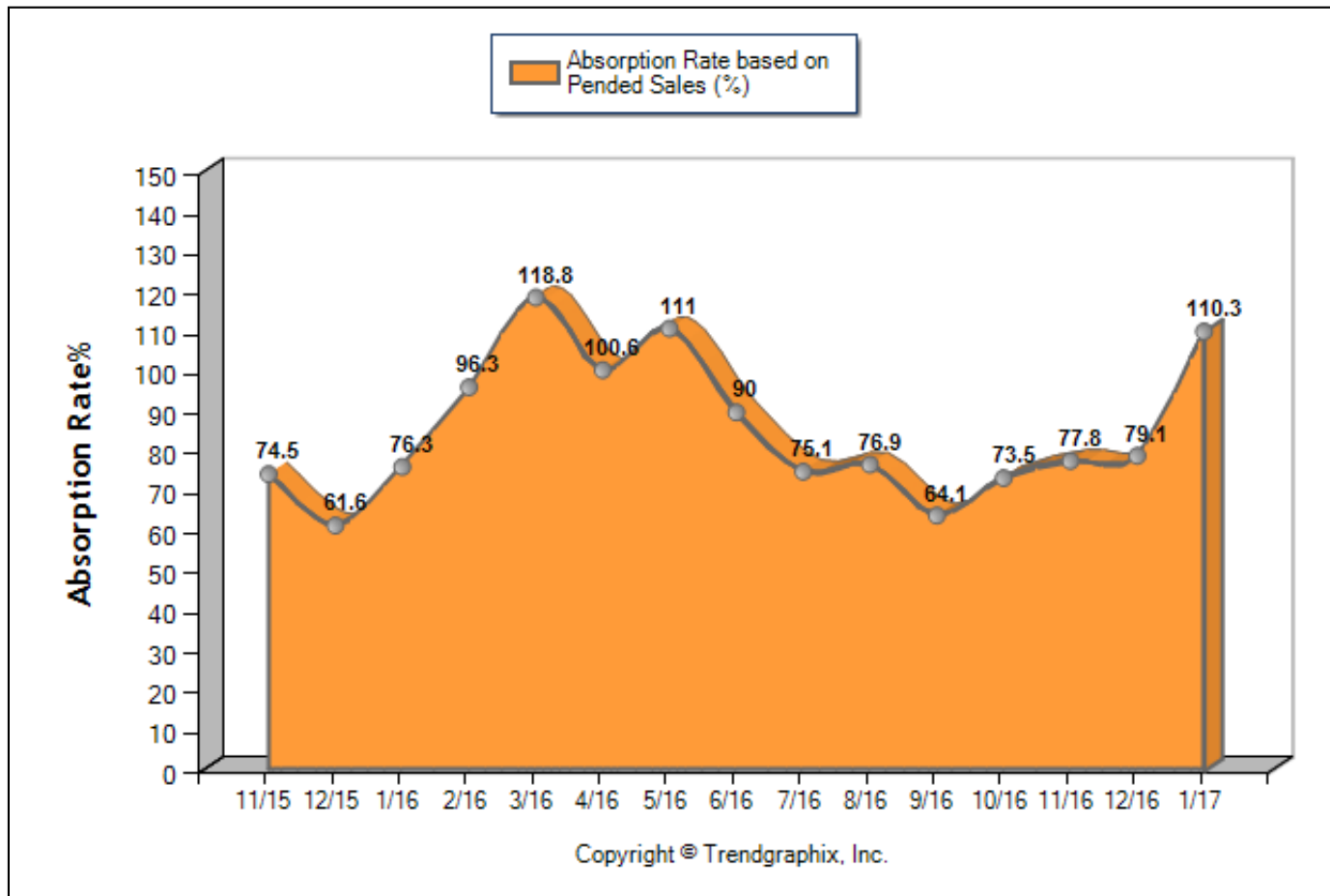
**Bedrooms:** 0 - No Limit

**Full Baths:** 0 - No Limit

**Half Baths:** 0 - No Limit

**Year Built:** 0 - No Limit

**Absorption Rate based on Pended Sales (%) (Nov. 2015 - Jan. 2017)**



Date	11/15	12/15	1/16	2/16	3/16	4/16	5/16	6/16	7/16	8/16	9/16	10/16	11/16	12/16	1/17
<b>For Sale</b>	2386	1899	2011	2006	2108	2603	2737	3241	3581	3521	3743	3154	2362	1776	1614
<b>New Listing</b>	1421	1059	1871	2130	3033	3418	3555	3877	3577	3188	3229	2242	1582	1070	1799
<b>Sold</b>	1711	2053	1200	1388	2060	2239	2612	3078	2795	2889	2585	2490	2262	2188	1507
<b>Pended</b>	1777	1169	1535	1931	2504	2618	3039	2918	2691	2709	2400	2317	1837	1404	1781
<b>Months of Inventory (Closed Sales)</b>	1.4	0.9	1.7	1.4	1	1.2	1	1.1	1.3	1.2	1.4	1.3	1	0.8	1.1
<b>Months of Inventory (Pended Sales)</b>	1.3	1.6	1.3	1	0.8	1	0.9	1.1	1.3	1.3	1.6	1.4	1.3	1.3	0.9
<b>Absorption Rate (Closed Sales) %</b>	71.7	108.1	59.7	69.2	97.7	86	95.4	95	78.1	82.1	69.1	78.9	95.8	123.2	93.4
<b>Absorption Rate (Pended Sales) %</b>	74.5	61.6	76.3	96.3	118.8	100.6	111	90	75.1	76.9	64.1	73.5	77.8	79.1	110.3
<b>Avg. Active Price</b>	963	984	1002	1049	1111	1057	1111	1074	1029	1016	1002	1035	1091	1148	1191
<b>Avg. Sold Price</b>	612	599	601	621	638	640	668	669	676	656	645	665	664	656	647
<b>Avg. Sq. Ft. Price (Sold)</b>	270	260	267	272	281	286	295	293	301	291	290	293	295	286	291
<b>Sold/List Diff. %</b>	100	100	100	101	103	103	103	103	102	101	101	101	100	100	100
<b>Sold/Orig LP Diff. %</b>	99	98	98	100	102	102	102	102	101	100	100	100	99	99	99
<b>Days on Market</b>	32	38	39	40	30	25	20	20	19	22	24	27	29	32	40
<b>Avg CDOM</b>	33	41	42	44	34	26	21	21	19	23	26	30	32	34	43
<b>Median</b>	510	507	492	515	535	536	560	579	550	553	536	556	555	552	533

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