

SEATTLE *January 8th weekly report*

PRICE
SEGMENT

■ ACTIVE LISTINGS
■ PENDING SALES

% SOLD
THIS WEEK

MARKET
TREND

WEST SEATTLE

ALL	All Segments	6	42	14%	Favors Seller
LUXURY	\$1.5 M and above	0	6	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	1	15	7%	Balanced
MID	\$600,000-\$900,000	1	15	7%	Balanced
ENTRY	Under \$600,000	4	6	67%	Strongly Favors Seller

SOUTH SEATTLE

ALL	All Segments	5	58	9%	Favors Seller
LUXURY	\$1.5 M and above	0	5	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	0	6	0%	Strongly Favors Buyer
MID	\$600,000-\$900,000	2	24	8%	Favors Seller
ENTRY	Under \$600,000	3	23	13%	Favors Seller

CENTRAL SEATTLE

ALL	All Segments	4	45	9%	Favors Seller
LUXURY	\$2 M and above	0	17	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	1	10	10%	Favors Seller
MID	\$800,000-\$1.2 M	1	10	10%	Favors Seller
ENTRY	Under \$800,000	2	8	25%	Strongly Favors Seller

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QUEEN ANNE & MAGNOLIA

ALL	All Segments	2	39	5%	Balanced
LUXURY	\$2 M and above	0	15	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	0	12	0%	Strongly Favors Buyer
MID	\$800,000-\$1.2 M	1	8	13%	Favors Seller
ENTRY	Under \$800,000	1	4	25%	Strongly Favors Seller

BALLARD & GREENLAKE

ALL	All Segments	4	26	15%	Favors Seller
LUXURY	\$1.5 M and above	0	4	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	1	6	17%	Strongly Favors Seller
MID	\$600,000-\$900,000	2	12	17%	Strongly Favors Seller
ENTRY	Under \$600,000	1	4	25%	Strongly Favors Seller

NORTH SEATTLE

ALL	All Segments	2	31	6%	Balanced
LUXURY	\$1.5 M and above	0	11	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	0	10	0%	Strongly Favors Buyer
MID	\$600,000-\$900,000	2	9	22%	Strongly Favors Seller
ENTRY	Under \$600,000	0	1	0%	Strongly Favors Buyer

EASTSIDE *January 8th weekly report*

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RENTON HIGHLANDS

ALL	All Segments	4	44	9%	Favors Seller
LUXURY	\$1.5 M and above	0	1	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	1	14	7%	Balanced
MID	\$600,000-\$900,000	1	11	9%	Favors Seller
ENTRY	Under \$600,000	2	18	11%	Favors Seller

SOUTH EASTSIDE

ALL	All Segments	4	37	11%	Favors Seller
LUXURY	\$2 M and above	1	9	11%	Favors Seller
HIGH	\$1.2 M-\$2 M	1	14	7%	Balanced
MID	\$800,000-\$1.2 M	1	9	11%	Favors Seller
ENTRY	Under \$800,000	1	5	20%	Strongly Favors Seller

MERCER ISLAND

ALL	All Segments	1	29	3%	Favors Buyer
LUXURY	\$4 M and above	0	10	0%	Strongly Favors Buyer
HIGH	\$2 M-\$4 M	0	10	0%	Strongly Favors Buyer
MID	\$1.2 M-\$2 M	1	9	11%	Favors Seller
ENTRY	Under \$1.2 M	0	0	0%	Strongly Favors Buyer

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WEST BELLEVUE

ALL	All Segments	2	44	5%	Balanced
LUXURY	\$4 M and above	0	19	0%	Strongly Favors Buyer
HIGH	\$2.5 M-\$4 M	2	15	13%	Favors Seller
MID	\$1.5 M-\$2.5 M	0	9	0%	Strongly Favors Buyer
ENTRY	Under \$1.5 M	0	1	0%	Strongly Favors Buyer

EAST BELLEVUE

ALL	All Segments	1	17	6%	Balanced
LUXURY	\$2 M and above	0	5	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	0	5	0%	Strongly Favors Buyer
MID	\$800,000-\$1.2 M	0	6	0%	Strongly Favors Buyer
ENTRY	Under \$800,000	1	1	100%	Strongly Favors Seller

EAST LAKE SAMMAMISH

ALL	All Segments	7	96	7%	Balanced
LUXURY	\$1.5 M and above	0	19	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	2	46	4%	Balanced
MID	\$600,000-\$900,000	3	17	18%	Strongly Favors Seller
ENTRY	Under \$600,000	2	14	14%	Favors Seller

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REDMOND

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	2	27	29	7%	Balanced
LUXURY	\$2 M and above	0	5	5	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	0	8	8	0%	Strongly Favors Buyer
MID	\$800,000-\$1.2 M	0	6	6	0%	Strongly Favors Buyer
ENTRY	Under \$800,000	2	8	10	25%	Strongly Favors Seller

KIRKLAND

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	4	39	43	10%	Favors Seller
LUXURY	\$2 M and above	0	17	17	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	1	17	18	6%	Balanced
MID	\$800,000-\$1.2 M	2	4	6	50%	Strongly Favors Seller
ENTRY	Under \$800,000	1	1	2	100%	Strongly Favors Seller

JUANITA & WOODINVILLE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	8	92	100	9%	Favors Seller
LUXURY	\$1.5 M and above	0	22	22	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	3	36	39	8%	Favors Seller
MID	\$600,000-\$900,000	3	18	21	17%	Strongly Favors Seller
ENTRY	Under \$600,000	2	16	18	13%	Favors Seller

CONDOS *January 8th weekly report*

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MARKET
TREND

DOWNTOWN BELLEVUE CONDOS

PRICE SEGMENT	Price Range	Active Listings	Pending Sales	% Sold This Week	Market Trend
ALL	All Segments	2	8	25%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	4	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	0	2	0%	Strongly Favors Buyer
MID	\$600,000-\$900,000	1	1	100%	Strongly Favors Seller
ENTRY	Under \$600,000	1	1	100%	Strongly Favors Seller

DOWNTOWN SEATTLE CONDOS

PRICE SEGMENT	Price Range	Active Listings	Pending Sales	% Sold This Week	Market Trend
ALL	All Segments	2	46	4%	Balanced
LUXURY	\$1.5 M and above	0	20	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	0	16	0%	Strongly Favors Buyer
MID	\$600,000-\$900,000	0	8	0%	Strongly Favors Buyer
ENTRY	Under \$600,000	2	2	100%	Strongly Favors Seller

The Market Talks provides a weekly statistical overview of active listings, pending sales and the rate of absorption by neighborhood and price segment throughout the Seattle-Eastside region.

The market favors home sellers when the % of homes sold (absorption rate) is higher, and favors buyers when the % of homes sold is lower. You can find in-depth monthly reports along with quarterly and annual reports on TheMarketTalks.com.

This report does not account for the nuances of individual properties. For a more detailed analysis of your current or potential real estate holdings, contact your Windermere Mercer Island broker.