

SEATTLE *March 12th weekly report*

PRICE
SEGMENT

■ ACTIVE LISTINGS
■ PENDING SALES

% SOLD
THIS WEEK

MARKET
TREND

WEST SEATTLE

ALL	All Segments	38	57	67%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	7	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	6	12	50%	Strongly Favors Seller
MID	\$600,000-\$900,000	14	19	74%	Strongly Favors Seller
ENTRY	Under \$600,000	18	19	95%	Strongly Favors Seller

SOUTH SEATTLE

ALL	All Segments	20	74	27%	Strongly Favors Seller
LUXURY	\$1.5 M and above	1	5	20%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	1	12	8%	Favors Seller
MID	\$600,000-\$900,000	12	26	46%	Strongly Favors Seller
ENTRY	Under \$600,000	6	31	19%	Strongly Favors Seller

CENTRAL SEATTLE

ALL	All Segments	15	60	25%	Strongly Favors Seller
LUXURY	\$2 M and above	2	29	7%	Balanced
HIGH	\$1.2 M-\$2 M	2	10	20%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	6	13	46%	Strongly Favors Seller
ENTRY	Under \$800,000	5	8	63%	Strongly Favors Seller

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QUEEN ANNE & MAGNOLIA

ALL	All Segments	9	43	21%	Strongly Favors Seller
LUXURY	\$2 M and above	0	18	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	1	12	8%	Favors Seller
MID	\$800,000-\$1.2 M	5	9	56%	Strongly Favors Seller
ENTRY	Under \$800,000	3	4	75%	Strongly Favors Seller

BALLARD & GREENLAKE

ALL	All Segments	27	77	35%	Strongly Favors Seller
LUXURY	\$1.5 M and above	3	13	23%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	8	27	30%	Strongly Favors Seller
MID	\$600,000-\$900,000	12	32	38%	Strongly Favors Seller
ENTRY	Under \$600,000	4	5	80%	Strongly Favors Seller

NORTH SEATTLE

ALL	All Segments	16	46	35%	Strongly Favors Seller
LUXURY	\$1.5 M and above	1	16	6%	Balanced
HIGH	\$900,000-\$1.5 M	3	15	20%	Strongly Favors Seller
MID	\$600,000-\$900,000	8	9	89%	Strongly Favors Seller
ENTRY	Under \$600,000	4	6	67%	Strongly Favors Seller

EASTSIDE *March 12th weekly report*

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RENTON HIGHLANDS

ALL	All Segments	16	62	26%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	3	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	2	29	7%	Balanced
MID	\$600,000-\$900,000	5	16	31%	Strongly Favors Seller
ENTRY	Under \$600,000	9	14	64%	Strongly Favors Seller

SOUTH EASTSIDE

ALL	All Segments	16	65	25%	Strongly Favors Seller
LUXURY	\$2 M and above	1	13	8%	Balanced
HIGH	\$1.2 M-\$2 M	5	20	25%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	4	19	21%	Strongly Favors Seller
ENTRY	Under \$800,000	6	13	46%	Strongly Favors Seller

MERCER ISLAND

ALL	All Segments	6	43	14%	Favors Seller
LUXURY	\$4 M and above	0	15	0%	Strongly Favors Buyer
HIGH	\$2 M-\$4 M	0	16	0%	Strongly Favors Buyer
MID	\$1.2 M-\$2 M	4	9	44%	Strongly Favors Seller
ENTRY	Under \$1.2 M	2	3	67%	Strongly Favors Seller

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WEST BELLEVUE

ALL	All Segments	12	64	19%	Strongly Favors Seller
LUXURY	\$4 M and above	0	31	0%	Strongly Favors Buyer
HIGH	\$2.5 M-\$4 M	3	20	15%	Favors Seller
MID	\$1.5 M-\$2.5 M	4	8	50%	Strongly Favors Seller
ENTRY	Under \$1.5 M	5	5	100%	Strongly Favors Seller

EAST BELLEVUE

ALL	All Segments	13	38	34%	Strongly Favors Seller
LUXURY	\$2 M and above	0	12	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	0	5	0%	Strongly Favors Buyer
MID	\$800,000-\$1.2 M	6	14	43%	Strongly Favors Seller
ENTRY	Under \$800,000	7	7	100%	Strongly Favors Seller

EAST LAKE SAMMAMISH

ALL	All Segments	48	128	38%	Strongly Favors Seller
LUXURY	\$1.5 M and above	4	19	21%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	18	67	27%	Strongly Favors Seller
MID	\$600,000-\$900,000	21	31	68%	Strongly Favors Seller
ENTRY	Under \$600,000	5	11	45%	Strongly Favors Seller

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REDMOND

ALL	All Segments	9	39	23%	Strongly Favors Seller
LUXURY	\$2 M and above	0	3	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	2	12	17%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	3	10	30%	Strongly Favors Seller
ENTRY	Under \$800,000	4	14	29%	Strongly Favors Seller

KIRKLAND

ALL	All Segments	12	54	22%	Strongly Favors Seller
LUXURY	\$2 M and above	1	21	5%	Balanced
HIGH	\$1.2 M-\$2 M	6	20	30%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	2	10	20%	Strongly Favors Seller
ENTRY	Under \$800,000	3	3	100%	Strongly Favors Seller

JUANITA & WOODINVILLE

ALL	All Segments	43	114	38%	Strongly Favors Seller
LUXURY	\$1.5 M and above	2	27	7%	Balanced
HIGH	\$900,000-\$1.5 M	17	36	47%	Strongly Favors Seller
MID	\$600,000-\$900,000	14	33	42%	Strongly Favors Seller
ENTRY	Under \$600,000	10	18	56%	Strongly Favors Seller

CONDOS *March 12th weekly report*

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DOWNTOWN BELLEVUE CONDOS

PRICE SEGMENT	Price Range	Pending Sales	Active Listings	% Sold This Week	Market Trend
ALL	All Segments	8	16	50%	Strongly Favors Seller
LUXURY	\$1.5 M and above	1	5	20%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	2	2	100%	Strongly Favors Seller
MID	\$600,000-\$900,000	2	3	67%	Strongly Favors Seller
ENTRY	Under \$600,000	3	6	50%	Strongly Favors Seller

DOWNTOWN SEATTLE CONDOS

PRICE SEGMENT	Price Range	Pending Sales	Active Listings	% Sold This Week	Market Trend
ALL	All Segments	10	78	13%	Favors Seller
LUXURY	\$1.5 M and above	1	31	3%	Favors Buyer
HIGH	\$900,000-\$1.5 M	1	30	3%	Favors Buyer
MID	\$600,000-\$900,000	5	11	45%	Strongly Favors Seller
ENTRY	Under \$600,000	3	6	50%	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.