

# SEATTLE *March 19th weekly report*

PRICE  
SEGMENT

■ ACTIVE LISTINGS  
■ PENDING SALES

% SOLD  
THIS WEEK

MARKET  
TREND

## WEST SEATTLE

ALL	All Segments	27	72	38%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	8	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	3	10	30%	Strongly Favors Seller
MID	\$600,000-\$900,000	11	26	42%	Strongly Favors Seller
ENTRY	Under \$600,000	13	28	46%	Strongly Favors Seller

## SOUTH SEATTLE

ALL	All Segments	27	65	42%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	5	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	2	14	14%	Favors Seller
MID	\$600,000-\$900,000	9	24	38%	Strongly Favors Seller
ENTRY	Under \$600,000	16	22	73%	Strongly Favors Seller

## CENTRAL SEATTLE

ALL	All Segments	13	70	19%	Strongly Favors Seller
LUXURY	\$2 M and above	1	24	4%	Balanced
HIGH	\$1.2 M-\$2 M	1	15	7%	Balanced
MID	\$800,000-\$1.2 M	7	16	44%	Strongly Favors Seller
ENTRY	Under \$800,000	4	15	27%	Strongly Favors Seller

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## QUEEN ANNE & MAGNOLIA

ALL	All Segments	12	50	24%	Strongly Favors Seller
LUXURY	\$2 M and above	2	18	11%	Favors Seller
HIGH	\$1.2 M-\$2 M	6	11	55%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	2	13	15%	Favors Seller
ENTRY	Under \$800,000	2	8	25%	Strongly Favors Seller

## BALLARD & GREENLAKE

ALL	All Segments	45	66	68%	Strongly Favors Seller
LUXURY	\$1.5 M and above	3	9	33%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	8	20	40%	Strongly Favors Seller
MID	\$600,000-\$900,000	31	33	94%	Strongly Favors Seller
ENTRY	Under \$600,000	3	4	75%	Strongly Favors Seller

## NORTH SEATTLE

ALL	All Segments	13	58	22%	Strongly Favors Seller
LUXURY	\$1.5 M and above	1	17	6%	Balanced
HIGH	\$900,000-\$1.5 M	2	20	10%	Favors Seller
MID	\$600,000-\$900,000	7	13	54%	Strongly Favors Seller
ENTRY	Under \$600,000	3	8	38%	Strongly Favors Seller

# EASTSIDE *March 19th weekly report*

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## RENTON HIGHLANDS

ALL	All Segments	11	66	17%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	3	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	4	24	17%	Strongly Favors Seller
MID	\$600,000-\$900,000	3	19	16%	Strongly Favors Seller
ENTRY	Under \$600,000	4	20	20%	Strongly Favors Seller

## SOUTH EASTSIDE

ALL	All Segments	24	64	38%	Strongly Favors Seller
LUXURY	\$2 M and above	1	12	8%	Favors Seller
HIGH	\$1.2 M-\$2 M	5	18	28%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	9	24	38%	Strongly Favors Seller
ENTRY	Under \$800,000	9	10	90%	Strongly Favors Seller

## MERCER ISLAND

ALL	All Segments	7	44	16%	Strongly Favors Seller
LUXURY	\$4 M and above	1	15	7%	Balanced
HIGH	\$2 M-\$4 M	1	17	6%	Balanced
MID	\$1.2 M-\$2 M	4	7	57%	Strongly Favors Seller
ENTRY	Under \$1.2 M	1	5	20%	Strongly Favors Seller

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## WEST BELLEVUE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	5	58	63	8%	Favors Seller
LUXURY	\$4 M and above	2	28	30	7%	Balanced
HIGH	\$2.5 M-\$4 M	2	17	19	11%	Favors Seller
MID	\$1.5 M-\$2.5 M	0	13	13	0%	Strongly Favors Buyer
ENTRY	Under \$1.5 M	1	0	1	100%	Strongly Favors Seller

## EAST BELLEVUE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	19	26	45	42%	Strongly Favors Seller
LUXURY	\$2 M and above	1	10	11	9%	Favors Seller
HIGH	\$1.2 M-\$2 M	1	7	8	13%	Favors Seller
MID	\$800,000-\$1.2 M	12	7	19	63%	Strongly Favors Seller
ENTRY	Under \$800,000	5	2	7	71%	Strongly Favors Seller

## EAST LAKE SAMMAMISH

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	33	112	145	23%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	20	20	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	13	63	76	17%	Strongly Favors Seller
MID	\$600,000-\$900,000	14	22	36	39%	Strongly Favors Seller
ENTRY	Under \$600,000	6	7	13	46%	Strongly Favors Seller

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## REDMOND

ALL	All Segments	16	35	46%	Strongly Favors Seller
LUXURY	\$2 M and above	0	4	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	0	10	0%	Strongly Favors Buyer
MID	\$800,000-\$1.2 M	10	11	91%	Strongly Favors Seller
ENTRY	Under \$800,000	6	10	60%	Strongly Favors Seller

## KIRKLAND

ALL	All Segments	13	52	25%	Strongly Favors Seller
LUXURY	\$2 M and above	1	19	5%	Balanced
HIGH	\$1.2 M-\$2 M	4	22	18%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	7	10	70%	Strongly Favors Seller
ENTRY	Under \$800,000	1	1	100%	Strongly Favors Seller

## JUANITA & WOODINVILLE

ALL	All Segments	33	136	24%	Strongly Favors Seller
LUXURY	\$1.5 M and above	2	28	7%	Balanced
HIGH	\$900,000-\$1.5 M	9	48	19%	Strongly Favors Seller
MID	\$600,000-\$900,000	15	42	36%	Strongly Favors Seller
ENTRY	Under \$600,000	7	18	39%	Strongly Favors Seller

# CONDOS *March 19th weekly report*

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## DOWNTOWN BELLEVUE CONDOS

PRICE SEGMENT	Category	Active Listings	Pending Sales	% Sold This Week	Market Trend
ALL	All Segments	8	14	57%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	6	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	1	1	100%	Strongly Favors Seller
MID	\$600,000-\$900,000	3	3	100%	Strongly Favors Seller
ENTRY	Under \$600,000	4	4	100%	Strongly Favors Seller

## DOWNTOWN SEATTLE CONDOS

PRICE SEGMENT	Category	Active Listings	Pending Sales	% Sold This Week	Market Trend
ALL	All Segments	10	78	13%	Favors Seller
LUXURY	\$1.5 M and above	0	29	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	3	28	11%	Favors Seller
MID	\$600,000-\$900,000	5	12	42%	Strongly Favors Seller
ENTRY	Under \$600,000	2	9	22%	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](http://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.