

SEATTLE *March 26th weekly report*

PRICE
SEGMENT

■ ACTIVE LISTINGS
■ PENDING SALES

% SOLD
THIS WEEK

MARKET
TREND

WEST SEATTLE

ALL	All Segments	31	81	38%	Strongly Favors Seller
LUXURY	\$1.5 M and above	1	9	11%	Favors Seller
HIGH	\$900,000-\$1.5 M	2	14	14%	Favors Seller
MID	\$600,000-\$900,000	13	34	38%	Strongly Favors Seller
ENTRY	Under \$600,000	15	24	63%	Strongly Favors Seller

SOUTH SEATTLE

ALL	All Segments	20	77	26%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	7	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	3	13	23%	Strongly Favors Seller
MID	\$600,000-\$900,000	10	28	36%	Strongly Favors Seller
ENTRY	Under \$600,000	7	29	24%	Strongly Favors Seller

CENTRAL SEATTLE

ALL	All Segments	26	69	38%	Strongly Favors Seller
LUXURY	\$2 M and above	1	31	3%	Favors Buyer
HIGH	\$1.2 M-\$2 M	4	13	31%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	10	11	91%	Strongly Favors Seller
ENTRY	Under \$800,000	11	14	79%	Strongly Favors Seller

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QUEEN ANNE & MAGNOLIA

ALL	All Segments	11	66	17%	Strongly Favors Seller
LUXURY	\$2 M and above	0	21	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	1	20	5%	Balanced
MID	\$800,000-\$1.2 M	7	11	64%	Strongly Favors Seller
ENTRY	Under \$800,000	3	14	21%	Strongly Favors Seller

BALLARD & GREENLAKE

ALL	All Segments	32	79	41%	Strongly Favors Seller
LUXURY	\$1.5 M and above	3	12	25%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	4	24	17%	Strongly Favors Seller
MID	\$600,000-\$900,000	23	36	64%	Strongly Favors Seller
ENTRY	Under \$600,000	2	7	29%	Strongly Favors Seller

NORTH SEATTLE

ALL	All Segments	20	62	32%	Strongly Favors Seller
LUXURY	\$1.5 M and above	2	18	11%	Favors Seller
HIGH	\$900,000-\$1.5 M	5	20	25%	Strongly Favors Seller
MID	\$600,000-\$900,000	7	17	41%	Strongly Favors Seller
ENTRY	Under \$600,000	6	7	86%	Strongly Favors Seller

EASTSIDE *March 26th weekly report*

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RENTON HIGHLANDS

ALL	All Segments	15	72	21%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	3	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	2	23	9%	Favors Seller
MID	\$600,000-\$900,000	4	24	17%	Strongly Favors Seller
ENTRY	Under \$600,000	9	22	41%	Strongly Favors Seller

SOUTH EASTSIDE

ALL	All Segments	16	75	21%	Strongly Favors Seller
LUXURY	\$2 M and above	1	14	7%	Balanced
HIGH	\$1.2 M-\$2 M	3	25	12%	Favors Seller
MID	\$800,000-\$1.2 M	4	20	20%	Strongly Favors Seller
ENTRY	Under \$800,000	8	16	50%	Strongly Favors Seller

MERCER ISLAND

ALL	All Segments	5	52	10%	Favors Seller
LUXURY	\$4 M and above	0	16	0%	Strongly Favors Buyer
HIGH	\$2 M-\$4 M	2	17	12%	Favors Seller
MID	\$1.2 M-\$2 M	2	14	14%	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	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	5	58	9%	Favors Seller
LUXURY	\$4 M and above	0	28	0%	Strongly Favors Buyer
HIGH	\$2.5 M-\$4 M	0	20	0%	Strongly Favors Buyer
MID	\$1.5 M-\$2.5 M	5	9	56%	Strongly Favors Seller
ENTRY	Under \$1.5 M	0	1	0%	Strongly Favors Buyer

EAST BELLEVUE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	22	38	58%	Strongly Favors Seller
LUXURY	\$2 M and above	0	9	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	4	8	50%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	13	13	100%	Strongly Favors Seller
ENTRY	Under \$800,000	5	8	63%	Strongly Favors Seller

EAST LAKE SAMMAMISH

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	49	157	31%	Strongly Favors Seller
LUXURY	\$1.5 M and above	1	18	6%	Balanced
HIGH	\$900,000-\$1.5 M	23	88	26%	Strongly Favors Seller
MID	\$600,000-\$900,000	22	37	59%	Strongly Favors Seller
ENTRY	Under \$600,000	3	14	21%	Strongly Favors Seller

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REDMOND

ALL	All Segments	12	41	29%	Strongly Favors Seller
LUXURY	\$2 M and above	0	4	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	2	14	14%	Favors Seller
MID	\$800,000-\$1.2 M	6	13	46%	Strongly Favors Seller
ENTRY	Under \$800,000	4	10	40%	Strongly Favors Seller

KIRKLAND

ALL	All Segments	15	64	23%	Strongly Favors Seller
LUXURY	\$2 M and above	0	23	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	8	25	32%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	4	13	31%	Strongly Favors Seller
ENTRY	Under \$800,000	3	3	100%	Strongly Favors Seller

JUANITA & WOODINVILLE

ALL	All Segments	36	138	26%	Strongly Favors Seller
LUXURY	\$1.5 M and above	3	28	11%	Favors Seller
HIGH	\$900,000-\$1.5 M	11	53	21%	Strongly Favors Seller
MID	\$600,000-\$900,000	17	43	40%	Strongly Favors Seller
ENTRY	Under \$600,000	5	14	36%	Strongly Favors Seller

CONDOS *March 26th weekly report*

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DOWNTOWN BELLEVUE CONDOS

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	4	14	29%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	8	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	0	1	0%	Strongly Favors Buyer
MID	\$600,000-\$900,000	1	2	50%	Strongly Favors Seller
ENTRY	Under \$600,000	3	3	100%	Strongly Favors Seller

DOWNTOWN SEATTLE CONDOS

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	10	87	11%	Favors Seller
LUXURY	\$1.5 M and above	0	29	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	3	29	10%	Favors Seller
MID	\$600,000-\$900,000	3	17	18%	Strongly Favors Seller
ENTRY	Under \$600,000	4	12	33%	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.