

SEATTLE *June 11th weekly report*

PRICE
SEGMENT

■ ACTIVE LISTINGS
■ PENDING SALES

% SOLD
THIS WEEK

MARKET
TREND

WEST SEATTLE

ALL	All Segments	36	145	25%	Strongly Favors Seller
LUXURY	\$1.5 M and above	0	16	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	3	32	9%	Favors Seller
MID	\$600,000-\$900,000	20	66	30%	Strongly Favors Seller
ENTRY	Under \$600,000	13	31	42%	Strongly Favors Seller

SOUTH SEATTLE

ALL	All Segments	17	125	14%	Favors Seller
LUXURY	\$1.5 M and above	0	7	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	2	13	15%	Favors Seller
MID	\$600,000-\$900,000	9	65	14%	Favors Seller
ENTRY	Under \$600,000	6	40	15%	Favors Seller

CENTRAL SEATTLE

ALL	All Segments	15	134	11%	Favors Seller
LUXURY	\$2 M and above	0	34	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	7	37	19%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	7	33	21%	Strongly Favors Seller
ENTRY	Under \$800,000	1	30	3%	Favors Buyer

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QUEEN ANNE & MAGNOLIA

ALL	All Segments	16	87	18%	Strongly Favors Seller
LUXURY	\$2 M and above	0	17	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	5	32	16%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	8	21	38%	Strongly Favors Seller
ENTRY	Under \$800,000	3	17	18%	Strongly Favors Seller

BALLARD & GREENLAKE

ALL	All Segments	38	158	24%	Strongly Favors Seller
LUXURY	\$1.5 M and above	2	17	12%	Favors Seller
HIGH	\$900,000-\$1.5 M	6	49	12%	Favors Seller
MID	\$600,000-\$900,000	24	72	33%	Strongly Favors Seller
ENTRY	Under \$600,000	6	20	30%	Strongly Favors Seller

NORTH SEATTLE

ALL	All Segments	20	85	24%	Strongly Favors Seller
LUXURY	\$1.5 M and above	5	23	22%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	3	20	15%	Favors Seller
MID	\$600,000-\$900,000	10	34	29%	Strongly Favors Seller
ENTRY	Under \$600,000	2	8	25%	Strongly Favors Seller

EASTSIDE *June 11th weekly report*

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RENTON HIGHLANDS

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	15	114	13%	Favors Seller
LUXURY	\$1.5 M and above	1	6	17%	Strongly Favors Seller
HIGH	\$900,000-\$1.5 M	2	23	9%	Favors Seller
MID	\$600,000-\$900,000	7	39	18%	Strongly Favors Seller
ENTRY	Under \$600,000	5	46	11%	Favors Seller

SOUTH EASTSIDE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	25	152	16%	Strongly Favors Seller
LUXURY	\$2 M and above	3	23	13%	Favors Seller
HIGH	\$1.2 M-\$2 M	10	45	22%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	10	64	16%	Strongly Favors Seller
ENTRY	Under \$800,000	2	20	10%	Favors Seller

MERCER ISLAND

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	5	68	7%	Balanced
LUXURY	\$4 M and above	0	16	0%	Strongly Favors Buyer
HIGH	\$2 M-\$4 M	1	36	3%	Favors Buyer
MID	\$1.2 M-\$2 M	4	14	29%	Strongly Favors Seller
ENTRY	Under \$1.2 M	0	2	0%	Strongly Favors Buyer

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WEST BELLEVUE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	5	111	116	5%	Balanced
LUXURY	\$4 M and above	0	44	44	0%	Strongly Favors Buyer
HIGH	\$2.5 M-\$4 M	1	37	38	3%	Favors Buyer
MID	\$1.5 M-\$2.5 M	2	22	24	9%	Favors Seller
ENTRY	Under \$1.5 M	2	8	10	25%	Strongly Favors Seller

EAST BELLEVUE

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	20	84	104	24%	Strongly Favors Seller
LUXURY	\$2 M and above	0	15	15	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	4	18	22	22%	Strongly Favors Seller
MID	\$800,000-\$1.2 M	10	36	46	28%	Strongly Favors Seller
ENTRY	Under \$800,000	6	15	21	40%	Strongly Favors Seller

EAST LAKE SAMMAMISH

PRICE SEGMENT	PRICE RANGE	ACTIVE LISTINGS	PENDING SALES	TOTAL	% SOLD THIS WEEK	MARKET TREND
ALL	All Segments	57	272	329	21%	Strongly Favors Seller
LUXURY	\$1.5 M and above	3	37	40	8%	Favors Seller
HIGH	\$900,000-\$1.5 M	30	125	155	24%	Strongly Favors Seller
MID	\$600,000-\$900,000	22	88	110	25%	Strongly Favors Seller
ENTRY	Under \$600,000	2	22	24	9%	Favors Seller

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REDMOND

ALL	All Segments	19	78	24%	Strongly Favors Seller
LUXURY	\$2 M and above	0	4	0%	Strongly Favors Buyer
HIGH	\$1.2 M-\$2 M	4	26	15%	Favors Seller
MID	\$800,000-\$1.2 M	9	25	36%	Strongly Favors Seller
ENTRY	Under \$800,000	6	23	26%	Strongly Favors Seller

KIRKLAND

ALL	All Segments	10	100	10%	Favors Seller
LUXURY	\$4 M and above	0	7	0%	Strongly Favors Buyer
HIGH	\$2 M-\$4 M	1	25	4%	Balanced
MID	\$1.2 M-\$2 M	4	40	10%	Favors Seller
ENTRY	Under \$1.2 M	5	28	18%	Strongly Favors Seller

JUANITA & WOODINVILLE

ALL	All Segments	38	222	17%	Strongly Favors Seller
LUXURY	\$1.5 M and above	2	30	7%	Balanced
HIGH	\$900,000-\$1.5 M	8	72	11%	Favors Seller
MID	\$600,000-\$900,000	16	89	18%	Strongly Favors Seller
ENTRY	Under \$600,000	12	31	39%	Strongly Favors Seller

CONDOS *June 11th 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	5	33	15%	Favors Seller
LUXURY	\$1.5 M and above	0	14	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	2	9	22%	Strongly Favors Seller
MID	\$600,000-\$900,000	2	5	40%	Strongly Favors Seller
ENTRY	Under \$600,000	1	5	20%	Strongly Favors Seller

DOWNTOWN SEATTLE CONDOS

PRICE SEGMENT	Price Range	Pending Sales	Active Listings	% Sold This Week	Market Trend
ALL	All Segments	9	156	6%	Balanced
LUXURY	\$1.5 M and above	0	38	0%	Strongly Favors Buyer
HIGH	\$900,000-\$1.5 M	4	39	10%	Favors Seller
MID	\$600,000-\$900,000	1	51	2%	Strongly Favors Buyer
ENTRY	Under \$600,000	4	28	14%	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.