Local Market Update – October 2026

A Research Tool Provided by Northwest Multiple Listing Service®

NORTHWEST MULTIPLE LISTING SERVICE®

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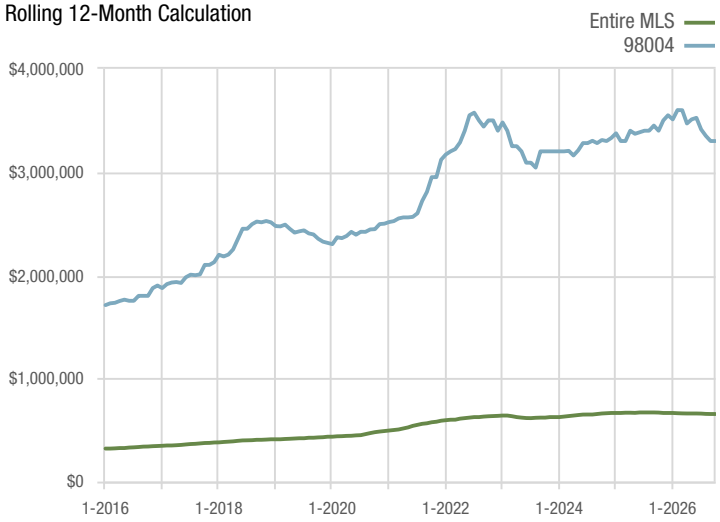
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	25	**31**	+ 24.0%	389	**486**	+ 24.9%
Pending Sales	10	**15**	+ 50.0%	184	**158**	- 14.1%
Closed Sales	16	**11**	- 31.3%	179	**154**	- 14.0%
Days on Market Until Sale	27	**50**	+ 85.2%	27	**41**	+ 51.9%
Median Sales Price*	$3,110,000	**$3,100,000**	- 0.3%	$3,550,000	**$3,255,000**	- 8.3%
Average Sales Price*	$4,515,962	**$2,932,471**	- 35.1%	$4,050,950	**$3,980,793**	- 1.7%
Percent of List Price Received*	97.1%	**93.8%**	- 3.4%	98.3%	**96.0%**	- 2.3%
Inventory of Homes for Sale	86	**120**	+ 39.5%	—	**—**	—
Months Supply of Inventory	5.0	**8.1**	+ 62.0%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	37	**44**	+ 18.9%	372	**471**	+ 26.6%
Pending Sales	9	**21**	+ 133.3%	167	**171**	+ 2.4%
Closed Sales	13	**13**	0.0%	174	**154**	- 11.5%
Days on Market Until Sale	59	**58**	- 1.7%	40	**48**	+ 20.0%
Median Sales Price*	$890,000	**$1,050,000**	+ 18.0%	$900,000	**$861,500**	- 4.3%
Average Sales Price*	$1,224,462	**$1,180,808**	- 3.6%	$1,209,308	**$1,202,733**	- 0.5%
Percent of List Price Received*	97.8%	**95.4%**	- 2.5%	98.0%	**96.8%**	- 1.2%
Inventory of Homes for Sale	95	**123**	+ 29.5%	—	**—**	—
Months Supply of Inventory	6.2	**7.7**	+ 24.2%	—	**—**	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

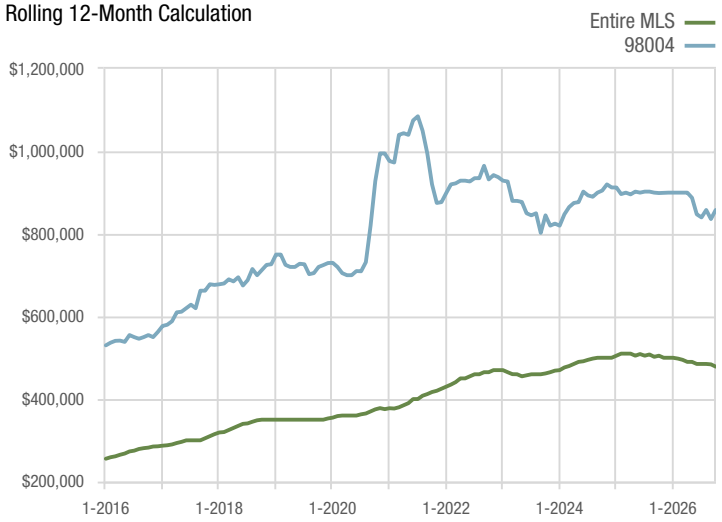
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condominium

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of November 2, 2026. All data from Northwest Multiple Listing Service®. Report © 2026 ShowingTime Plus, LLC.