Local Market Update – October 2026

A Research Tool Provided by Northwest Multiple Listing Service®

NORTHWEST MULTIPLE LISTING SERVICE®

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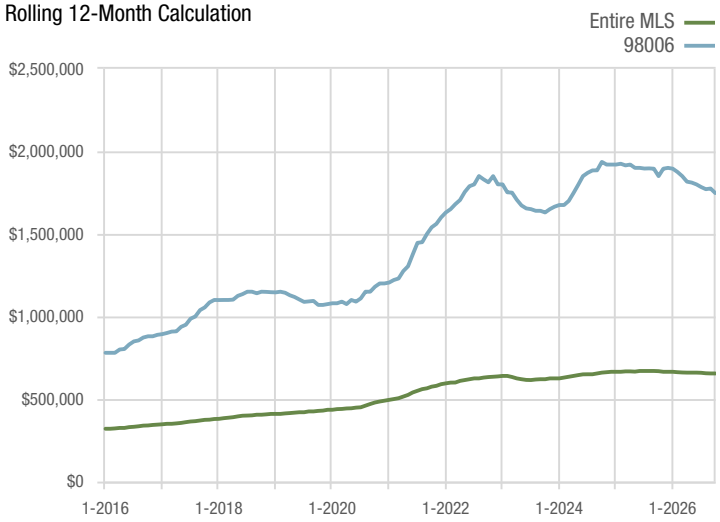
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	31	**41**	+ 32.3%	510	**622**	+ 22.0%
Pending Sales	23	**24**	+ 4.3%	336	**288**	- 14.3%
Closed Sales	35	**24**	- 31.4%	325	**270**	- 16.9%
Days on Market Until Sale	21	**37**	+ 76.2%	16	**21**	+ 31.3%
Median Sales Price*	$1,790,000	**$1,405,000**	- 21.5%	$1,899,000	**$1,717,500**	- 9.6%
Average Sales Price*	$1,971,057	**$1,649,458**	- 16.3%	$2,028,817	**$1,878,253**	- 7.4%
Percent of List Price Received*	98.1%	**96.8%**	- 1.3%	101.4%	**99.2%**	- 2.2%
Inventory of Homes for Sale	78	**118**	+ 51.3%	—	**—**	—
Months Supply of Inventory	2.5	**4.6**	+ 84.0%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	5	**6**	+ 20.0%	101	**123**	+ 21.8%
Pending Sales	1	**2**	+ 100.0%	52	**48**	- 7.7%
Closed Sales	5	**5**	0.0%	57	**47**	- 17.5%
Days on Market Until Sale	80	**48**	- 40.0%	33	**50**	+ 51.5%
Median Sales Price*	$480,000	**$465,000**	- 3.1%	$569,900	**$480,000**	- 15.8%
Average Sales Price*	$545,000	**$719,578**	+ 32.0%	$652,426	**$623,335**	- 4.5%
Percent of List Price Received*	95.2%	**94.7%**	- 0.5%	98.4%	**96.3%**	- 2.1%
Inventory of Homes for Sale	19	**27**	+ 42.1%	—	**—**	—
Months Supply of Inventory	3.5	**6.4**	+ 82.9%	—	**—**	—

* 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.

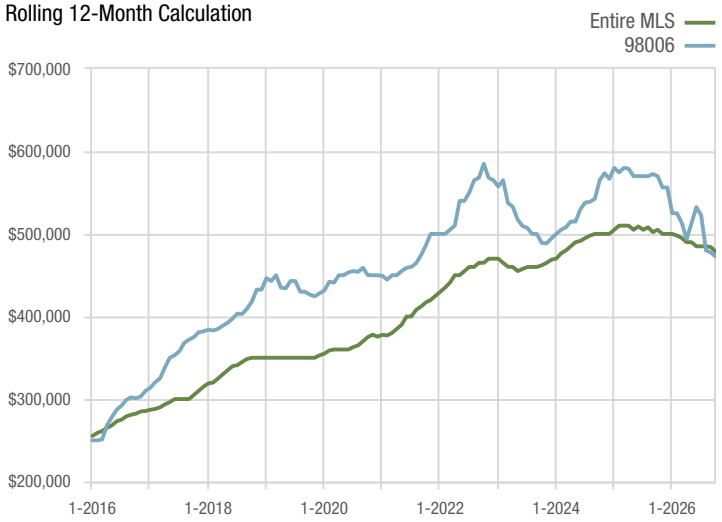
Median Sales Price - Residential

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.