Local Market Update – October 2026

A Research Tool Provided by Northwest Multiple Listing Service®

NORTHWEST MULTIPLE LISTING SERVICE®

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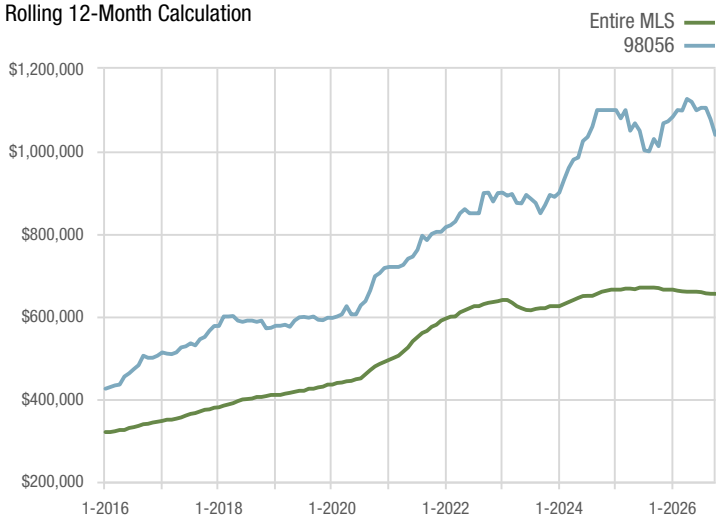
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	41	**46**	+ 12.2%	436	**483**	+ 10.8%
Pending Sales	24	**33**	+ 37.5%	283	**258**	- 8.8%
Closed Sales	27	**21**	- 22.2%	292	**241**	- 17.5%
Days on Market Until Sale	30	**27**	- 10.0%	28	**34**	+ 21.4%
Median Sales Price*	$1,130,000	**$945,000**	- 16.4%	$1,059,000	**$1,037,300**	- 2.0%
Average Sales Price*	$1,152,703	**$1,069,038**	- 7.3%	$1,225,457	**$1,118,748**	- 8.7%
Percent of List Price Received*	97.9%	**99.3%**	+ 1.4%	99.5%	**98.8%**	- 0.7%
Inventory of Homes for Sale	88	**111**	+ 26.1%	—	**—**	—
Months Supply of Inventory	3.2	**4.5**	+ 40.6%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	10	**3**	- 70.0%	90	**64**	- 28.9%
Pending Sales	2	**4**	+ 100.0%	45	**23**	- 48.9%
Closed Sales	6	**2**	- 66.7%	52	**25**	- 51.9%
Days on Market Until Sale	24	**107**	+ 345.8%	40	**63**	+ 57.5%
Median Sales Price*	$325,500	**$327,500**	+ 0.6%	$394,500	**$375,000**	- 4.9%
Average Sales Price*	$347,667	**$327,500**	- 5.8%	$517,249	**$404,761**	- 21.7%
Percent of List Price Received*	97.8%	**95.2%**	- 2.7%	96.6%	**96.8%**	+ 0.2%
Inventory of Homes for Sale	31	**23**	- 25.8%	—	**—**	—
Months Supply of Inventory	6.3	**7.4**	+ 17.5%	—	**—**	—

* 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.

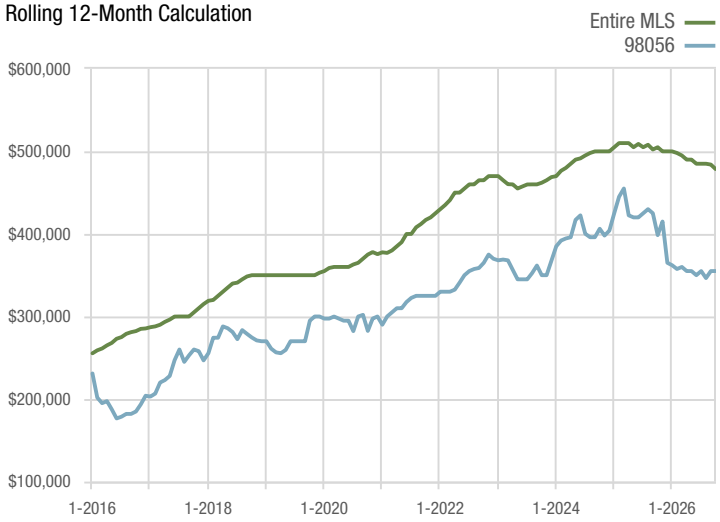
Median Sales Price - Residential

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.