

Waterfront Market Report



MEDINA | CLYDE HILL | YARROW POINT | HUNTS POINT

Four Points

The Four Points community, which encompasses the elegant enclaves of Medina, Hunts Point, Yarrow Point, and Clyde Hill, presents some of the highest sales prices of our reporting, including the second highest top sale at \$20,000,000. It boasts the highest median sales price at \$11,880,000, up 3.38% from \$11,491,250 in 2022. Residents in this area are not only looking for a waterfront lifestyle, but they're also searching for a luxury home with high-end amenities as they enjoy the very best that the Pacific Northwest has to offer in both setting and architectural style. As is common with homes of higher price tags, they tended to sit on the market longer in this community, averaging 53 days on market. There was a significant increase in the average price per square foot, jumping 26.51% from \$2,026 in 2022 to \$2,564 in 2023.

MEDIAN SALES PRICE

Single-Family Homes ↑(3.38%)

\$11.88M | ²⁰/₂₃ **\$11.491M** | ²⁰/₂₂

AVERAGE LINEAR WATERFRONT FOOTAGE

Single-Family Homes

82 ^{FT.}
2023

90 ^{FT.}
2022



AVERAGE DAYS ON MARKET

Showing Waterfront Data Over The Last Three Years

21
2023

70
2022

126
2021

AVERAGE PRICE PER SQ. FT.

Single-Family Homes ↑(26.51%)

\$2,564 ^{SQ.}/_{FT.}
2023

\$2,026 ^{SQ.}/_{FT.}
2022

TOP THREE WATERFRONT SALES IN 2023

- 3667 Fairweather Ln, Medina**
MLS #2029941 | \$20,000,000
- 3267 Evergreen Point Rd, Medina**
MLS #2047966 | \$16,518,888
- 4232 Hunts Point Rd, Hunts Point***
MLS #2071073 | \$14,500,000

CLOSED SALES IN 2023

Single-Family Homes

12
CLOSED
WATERFRONT SALES

91
TOTAL
CLOSED SALES

13.19%
PERCENTAGE OF
WATERFRONT VS TOTAL

