

# Waterfront Market Report



## Kirkland

The waterfront community in Kirkland, situated on the beautiful shores of Lake Washington, is smaller than most of the other communities in our Waterfront Report, with just eight sales in 2023 which accounted for approximately 1 percent of the total sales in this Eastside city. There was a 16.85% year-over-year decrease in the median sales price, dropping from \$6,795,000 in 2022 to \$5,650,000 in 2023. There was also a decrease in the average price per square foot, decreasing from \$1,702 to \$1,492. Although this market felt the effects of the stormy market last year, it is certainly in a prime position to rebound in 2024, with consistent population and economic growth ensuring that an Eastside address remains desirable, and a waterfront Eastside address is even better.

### MEDIAN SALES PRICE

Single-Family Homes ↓(16.85%)

**\$5.65M** | 20<sub>23</sub> **\$6.795M** | 20<sub>22</sub>

### AVERAGE LINEAR WATERFRONT FOOTAGE

Single-Family Homes

**67** FT.  
2023

**65** FT.  
2022



### AVERAGE DAYS ON MARKET

Showing Waterfront Data Over The Last Three Years

**48**  
2023

**20**  
2022

**53**  
2021

### AVERAGE PRICE PER SQ. FT.

Single-Family Homes ↓(12.38%)

**\$1,492** SQ. FT.  
2023

**\$1,702** SQ. FT.  
2022

### CLOSED SALES IN 2023

Single-Family Homes

**8**  
CLOSED  
WATERFRONT SALES

**749**  
TOTAL  
CLOSED SALES

**1.07%**  
PERCENTAGE OF  
WATERFRONT VS TOTAL

### TOP THREE WATERFRONT SALES IN 2023

- 213 Lake St S, Kirkland**  
MLS #2029128 | \$10,500,000
- 201 Lake Ave W, Kirkland**  
MLS #2056867 | \$10,400,000
- 11037 Champagne Point Rd NE, Kirkland**  
MLS #2036962 | \$5,800,000

