Realogics Sotheby's INTERNATIONAL REALTY

02-2024 Quarterly Market Snapshot

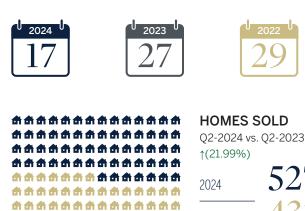
Eastside Condos

02 APRIL - JUNE 2024

On the Eastside, the condominium market is a pivotal portion of the residential market with its own unique trends. In our reporting, we've broken the Eastside into two markets: single-family homes and condominiums. Although single-family homes naturally have a higher median sales price in this area, the average price per square foot is more in line, at \$604 for condominiums and \$659 for single-family homes in Q2-2024. The median sales price of this market saw growth, increasing 10.83% year over year from \$600,000 to \$665,000. In Q2-2023, there was a major lack of supply with just 0.8 months of inventory, but the year-over-year 143.97% increase in condominiums listed for sale-from 116 to 283-created 1.6 months of supply. There was more demand as well; 432 condominiums sold in Q2-2023 and 527 condominiums sold in Q2-2024. Buyers searching for a more lock-andleave lifestyle in the Seattle/Bellevue metro area found their answer in condominium residences this year.

AVERAGE DAYS ON MARKET

SHOWING DATA FOR Q2 OVER THE LAST THREE YEARS



INTEREST RATES

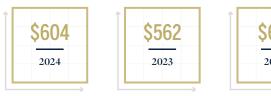
30-year fixed rate for conventional mortgage loan (Current and historic mortgage rates sourced from Movement Mortgage)



2024	6.89%
2023	6.81%
2022	5.37%

AVERAGE PRICE PER SQ. FT.

Q2-2024 vs. Q2-2023 (7.47%)



\$611	
2022	

MEDIAN SALES PRICE Single-Family Homes Q2-2024



\$665K

24 VS 23 % CHANGE

YEAR	MEDIAN SALES PRICE
2024	\$665,000
2023	\$600,000
2022	\$619,000



(Based on Q2-2024 housing inventory. Seller's Market = 0 to 3 months inventory, Neutral Market = 3 to 6 months inventory, Buyer's Market = 6+ months inventory) T



Each office is Independently owned and operated. All reports presented are based on data supplied by the Northwest MLS. Neither the Associations nor their MLSs guarantee or are in anyway responsible for its accuracy. Data maintained by the Associations or their MLSs may not reflect all real estate activities in the market. Information deemed reliable but not guaranteed. Eastside Condominium data includes NWMLS Area 500, 530, 540, 550, 560 and 600.

527

437