

# Quarterly Market Snapshot

## Snohomish County

Q3 JULY - SEPTEMBER 2024

After King and Pierce Counties, Snohomish County boasts the third largest population in Washington State, accounting for many of the state's homeowners. With 1.5 months of supply—up from 1.2 months in Q3-2023—this county's market favored sellers, despite a sizable increase in homes listed for sale which increased by 26.88% year over year from 945 homes to 1,199 homes. Buyers had more inventory to choose from as they searched for the perfect Snohomish County home. The average of 22 days on market (similar to Q3-2023's average of 21 days and the same as Q2-2022's average of 22 days) indicates that although this market remained active in Q3, buyers weren't forced to make offers as soon as a listing went active. In good news for sellers, the median sales price increased by 5.44% year over year from \$735,000 to \$775,000.

### AVERAGE DAYS ON MARKET

SHOWING DATA FOR Q3 OVER THE LAST THREE YEARS



### HOMES SOLD

Q3-2024 vs. Q3-2023  
↑(4.64%)

2024 **2,368**  
2023 **2,263**

### INTEREST RATES

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



### AVERAGE PRICE PER SQ. FT.

Q3-2024 vs. Q3-2023 ↑(6.41%)



### MEDIAN SALES PRICE

Single-Family Homes Q3-2024



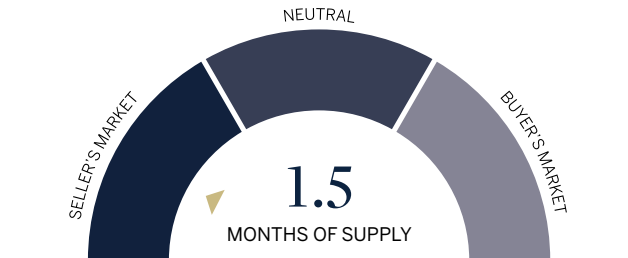
**\$775K**

**5.44%**  
'24 VS '23 % CHANGE

YEAR	MEDIAN SALES PRICE
2024	\$775,000
2023	\$735,000
2022	\$750,000

### WHAT KIND OF MARKET

1.5 MONTHS OF INVENTORY - SELLER'S MARKET



(Based on Q3-2024 housing inventory. Seller's Market = 0 to 3 months inventory, Neutral Market = 3 to 6 months inventory, Buyer's Market = 6+ months inventory)

