

# Statistical Comparison

## King County Residential

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NOVEMBER '09 vs. NOVEMBER '08

Source of stats is NWMLS, but compiled by WREN graphics

| City                                 | Area | LISTINGS          |                   |                     |                     |                | CLOSED SALES |            |               |                     |                     |               |
|--------------------------------------|------|-------------------|-------------------|---------------------|---------------------|----------------|--------------|------------|---------------|---------------------|---------------------|---------------|
|                                      |      | New Active Nov 09 | New Active Nov 08 | Total Active Nov 09 | Total Active Nov 08 | % Change       | Nov-09       | Nov-08     | % Change      | Median Price Nov 09 | Median Price Nov 08 | % Change      |
| West Seattle                         | 140  | 122               | 108               | 472                 | 529                 | -10.78%        | 120          | 53         | 126.42%       | \$ 339,000          | \$ 325,000          | 4.31%         |
| Mount Baker / Seward Park            | 380  | 36                | 54                | 190                 | 248                 | -23.39%        | 36           | 24         | 50.00%        | \$ 301,975          | \$ 352,500          | -14.33%       |
| Beacon Hill / Georgetown             | 385  | 31                | 37                | 94                  | 135                 | -30.37%        | 21           | 15         | 40.00%        | \$ 310,000          | \$ 347,500          | -10.79%       |
| Madison Park / Valley / Capitol Hill | 390  | 84                | 76                | 335                 | 335                 | 0.00%          | 61           | 34         | 79.41%        | \$ 499,900          | \$ 475,000          | 5.24%         |
| Queen Anne / Magnolia                | 700  | 47                | 65                | 245                 | 280                 | -12.50%        | 38           | 19         | 100.00%       | \$ 602,500          | \$ 722,000          | -16.55%       |
| Belltown / Downtown                  | 701  | 0                 | 1                 | 0                   | 1                   | -100.00%       | 0            | 0          | 0.00%         | \$ -                | \$ -                | 0%            |
| Ballard / Greenlake                  | 705  | 105               | 164               | 370                 | 562                 | -34.16%        | 152          | 93         | 63.44%        | \$ 399,995          | \$ 427,000          | -6.32%        |
| Northeast Seattle                    | 710  | 76                | 104               | 233                 | 351                 | -33.62%        | 84           | 49         | 71.43%        | \$ 431,222          | \$ 425,000          | 1.46%         |
| Richmond Beach / Shoreline           | 715  | 33                | 51                | 128                 | 176                 | -27.27%        | 28           | 17         | 64.71%        | \$ 305,950          | \$ 360,000          | -15.01%       |
| Lake Forest Park                     | 720  | 35                | 41                | 119                 | 151                 | -21.19%        | 28           | 18         | 55.56%        | \$ 331,250          | \$ 442,500          | -25.14%       |
| Vashon                               | 800  | 14                | 7                 | 76                  | 77                  | -1.30%         | 9            | 5          | 80.00%        | \$ 480,000          | \$ 565,000          | -15.04%       |
| Bellevue South / Issaquah            | 500  | 90                | 87                | 370                 | 474                 | -21.94%        | 58           | 31         | 87.10%        | \$ 601,250          | \$ 592,000          | 1.56%         |
| Mercer Island                        | 510  | 16                | 16                | 140                 | 156                 | -10.26%        | 11           | 2          | 450.00%       | \$ 690,000          | \$ 920,265          | -25.02%       |
| Bellevue / West                      | 520  | 41                | 46                | 233                 | 299                 | -22.07%        | 29           | 13         | 123.08%       | \$ 1,365,000        | \$ 1,075,000        | 26.98%        |
| Bellevue / East                      | 530  | 59                | 65                | 236                 | 287                 | -17.77%        | 46           | 30         | 53.33%        | \$ 467,500          | \$ 524,975          | -10.95%       |
| Issaquah/North Bend/Sno/Sam          | 540  | 159               | 117               | 574                 | 792                 | -27.53%        | 116          | 59         | 96.61%        | \$ 477,500          | \$ 550,000          | -13.18%       |
| Redmond / Carnation                  | 550  | 57                | 71                | 308                 | 392                 | -21.43%        | 62           | 23         | 169.57%       | \$ 462,475          | \$ 685,000          | -32.49%       |
| Kirkland / Bridle Trails             | 560  | 74                | 74                | 360                 | 457                 | -21.23%        | 48           | 24         | 100.00%       | \$ 549,975          | \$ 687,475          | -20.00%       |
| Juanita / Woodinville / Bothell      | 600  | 121               | 149               | 657                 | 783                 | -16.09%        | 87           | 47         | 85.11%        | \$ 416,400          | \$ 445,000          | -6.43%        |
| Jovita / West Hill                   | 100  | 35                | 28                | 140                 | 191                 | -26.70%        | 31           | 24         | 29.17%        | \$ 248,000          | \$ 280,500          | -11.59%       |
| Dash Point / Federal Way             | 110  | 82                | 75                | 332                 | 416                 | -20.19%        | 58           | 38         | 52.63%        | \$ 259,750          | \$ 316,500          | -17.93%       |
| Des Moines / Redondo                 | 120  | 52                | 49                | 239                 | 218                 | 9.63%          | 30           | 11         | 172.73%       | \$ 254,725          | \$ 229,999          | 10.75%        |
| Burien / Normandy Park               | 130  | 88                | 84                | 397                 | 445                 | -10.79%        | 61           | 31         | 96.77%        | \$ 250,000          | \$ 263,000          | -4.94%        |
| Enumclaw                             | 300  | 20                | 23                | 128                 | 143                 | -10.49%        | 21           | 12         | 75.00%        | \$ 255,000          | \$ 298,500          | -14.57%       |
| Auburn                               | 310  | 85                | 80                | 297                 | 376                 | -21.01%        | 50           | 26         | 92.31%        | \$ 228,750          | \$ 299,950          | -23.74%       |
| Black Diamond / Maple Valley         | 320  | 84                | 76                | 394                 | 479                 | -17.75%        | 68           | 36         | 88.89%        | \$ 284,932          | \$ 309,892          | -8.05%        |
| Kent                                 | 330  | 137               | 125               | 466                 | 587                 | -20.61%        | 84           | 71         | 18.31%        | \$ 254,750          | \$ 306,045          | -16.76%       |
| Renton / Benson Heights              | 340  | 63                | 56                | 281                 | 312                 | -9.94%         | 56           | 29         | 93.10%        | \$ 285,000          | \$ 300,000          | -5.00%        |
| Renton / Highlands                   | 350  | 62                | 78                | 294                 | 370                 | -20.54%        | 63           | 30         | 110.00%       | \$ 300,000          | \$ 403,500          | -25.65%       |
| Skyway                               | 360  | 32                | 38                | 110                 | 152                 | -27.63%        | 18           | 5          | 260.00%       | \$ 235,975          | \$ 350,000          | -32.58%       |
| <b>Totals (All King County)</b>      |      | <b>1,940</b>      | <b>2,045</b>      | <b>8,218</b>        | <b>10,174</b>       | <b>-19.23%</b> | <b>1,574</b> | <b>869</b> | <b>81.13%</b> | <b>\$ 370,000</b>   | <b>\$ 395,000</b>   | <b>-6.33%</b> |

# Statistical Comparison

## King County Condominium

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| City                                 | Area | LISTINGS          |                   |                     |                     |               | CLOSED SALES |            |               |                     |                     |               |
|--------------------------------------|------|-------------------|-------------------|---------------------|---------------------|---------------|--------------|------------|---------------|---------------------|---------------------|---------------|
|                                      |      | New Active Nov 09 | New Active Nov 08 | Total Active Nov 09 | Total Active Nov 08 | % Change      | Nov-09       | Nov-08     | % Change      | Median Price Nov 09 | Median Price Nov 08 | % Change      |
| West Seattle                         | 140  | 29                | 24                | 147                 | 161                 | -8.70%        | 16           | 17         | -5.88%        | \$ 189,000          | \$ 309,950          | -39.02%       |
| Mount Baker/Seward Park              | 380  | 6                 | 5                 | 31                  | 19                  | 63.16%        | 1            | 0          | 0.00%         | \$ 99,000           | \$ -                | 0.00%         |
| Beacon Hill / Georgetown             | 385  | 5                 | 5                 | 17                  | 15                  | 13.33%        | 1            | 0          | 0.00%         | \$ 277,000          | \$ -                | 0.00%         |
| Madison Park / Valley / Capitol Hill | 390  | 77                | 76                | 305                 | 275                 | 10.91%        | 55           | 31         | 77.42%        | \$ 269,900          | \$ 319,000          | -15.39%       |
| Queen Anne / Magnolia                | 700  | 34                | 30                | 197                 | 240                 | -17.92%       | 33           | 15         | 120.00%       | \$ 300,000          | \$ 274,500          | 9.29%         |
| Belltown / Downtown                  | 701  | 67                | 67                | 302                 | 298                 | 1.34%         | 32           | 27         | 18.52%        | \$ 354,250          | \$ 467,500          | -24.22%       |
| Ballard / Greenlake                  | 705  | 24                | 44                | 133                 | 233                 | -42.92%       | 38           | 23         | 65.22%        | \$ 259,000          | \$ 278,500          | -7.00%        |
| Northeast Seattle                    | 710  | 16                | 26                | 98                  | 95                  | 3.16%         | 17           | 9          | 88.89%        | \$ 199,950          | \$ 245,000          | -18.39%       |
| Richmond Beach / Shoreline           | 715  | 4                 | 4                 | 23                  | 27                  | -14.81%       | 0            | 4          | -100.00%      | \$ -                | \$ 347,975          | -100.00%      |
| Lake Forest Park                     | 720  | 10                | 5                 | 40                  | 30                  | 33.33%        | 2            | 2          | 0.00%         | \$ 248,500          | \$ 186,000          | 33.60%        |
| Vashon                               | 800  | 0                 | 0                 | 3                   | 1                   | 200.00%       | 0            | 0          | 0.00%         | \$ -                | \$ -                | 0.00%         |
| Bellevue South / Issaquah            | 500  | 27                | 19                | 132                 | 131                 | 0.76%         | 21           | 8          | 162.50%       | \$ 218,500          | \$ 227,500          | -3.96%        |
| Mercer Island                        | 510  | 13                | 2                 | 30                  | 37                  | -18.92%       | 4            | 0          | 0.00%         | \$ 324,000          | \$ -                | 0.00%         |
| Bellevue / West                      | 520  | 28                | 21                | 206                 | 209                 | -1.44%        | 18           | 4          | 350.00%       | \$ 396,500          | \$ 344,700          | 15.03%        |
| Bellevue / East                      | 530  | 28                | 31                | 162                 | 116                 | 39.66%        | 19           | 13         | 46.15%        | \$ 299,950          | \$ 334,000          | -10.19%       |
| Issaquah/North Bend/Sno/Sam          | 540  | 34                | 53                | 193                 | 211                 | -8.53%        | 36           | 28         | 28.57%        | \$ 262,700          | \$ 268,450          | -2.14%        |
| Redmond / Carnation                  | 550  | 23                | 22                | 105                 | 92                  | 14.13%        | 22           | 13         | 69.23%        | \$ 359,425          | \$ 325,000          | 10.59%        |
| Kirkland / Bridle Trails             | 560  | 37                | 36                | 241                 | 219                 | 10.05%        | 21           | 14         | 50.00%        | \$ 265,000          | \$ 382,250          | -30.67%       |
| Juanita / Woodinville / Bothell      | 600  | 47                | 35                | 209                 | 226                 | -7.52%        | 25           | 11         | 127.27%       | \$ 174,500          | \$ 250,000          | -30.20%       |
| Jovita / West Hill                   | 100  | 0                 | 2                 | 2                   | 7                   | -71.43%       | 2            | 0          | 0.00%         | \$ 228,000          | \$ -                | 0.00%         |
| Dash Point / Federal Way             | 110  | 25                | 24                | 98                  | 106                 | -7.55%        | 7            | 10         | -30.00%       | \$ 145,000          | \$ 167,475          | -13.42%       |
| Des Moines / Redondo                 | 120  | 25                | 17                | 118                 | 105                 | 12.38%        | 21           | 7          | 200.00%       | \$ 162,000          | \$ 168,000          | -3.57%        |
| Burien / Normandy Park               | 130  | 13                | 23                | 96                  | 125                 | -23.20%       | 10           | 3          | 233.33%       | \$ 133,825          | \$ 202,250          | -33.83%       |
| Enumclaw                             | 300  | 2                 | 0                 | 4                   | 1                   | 300.00%       | 1            | 0          | 0.00%         | \$ 192,000          | \$ -                | 0.00%         |
| Auburn                               | 310  | 7                 | 13                | 51                  | 81                  | -37.04%       | 5            | 6          | -16.67%       | \$ 224,950          | \$ 171,200          | 31.40%        |
| Black Diamond / Maple Valley         | 320  | 1                 | 2                 | 13                  | 12                  | 8.33%         | 1            | 0          | 0.00%         | \$ 180,000          | \$ -                | 0.00%         |
| Kent                                 | 330  | 22                | 26                | 133                 | 145                 | -8.28%        | 23           | 18         | 27.78%        | \$ 204,000          | \$ 203,750          | 0.12%         |
| Renton / Benson Heights              | 340  | 13                | 19                | 83                  | 96                  | -13.54%       | 17           | 4          | 325.00%       | \$ 225,000          | \$ 203,500          | 10.57%        |
| Renton / Highlands                   | 350  | 13                | 7                 | 64                  | 63                  | 1.59%         | 1            | 8          | -87.50%       | \$ 125,000          | \$ 157,659          | -20.71%       |
| Skyway                               | 360  | 1                 | 3                 | 20                  | 28                  | -28.57%       | 2            | 1          | 100.00%       | \$ 181,500          | \$ 156,818          | 15.74%        |
| <b>Totals (All King County)</b>      |      | <b>631</b>        | <b>641</b>        | <b>3,256</b>        | <b>3,404</b>        | <b>-4.35%</b> | <b>451</b>   | <b>276</b> | <b>63.41%</b> | <b>\$252,600</b>    | <b>\$274,150</b>    | <b>-7.86%</b> |