

Breakouts: COWLITZ MAP AREAS						Northwest Multiple Listing Service - December 2024									
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Dec 2024	New Dec 2023	Ttl Active Dec 2024	Ttl Active Dec 2023	% Change, Ttl Active	Pending Dec 2024	Pending Dec 2023	% Change, Pending	Closed Dec 2024	Closed Dec 2023	% Change, Closed	Median \$, Dec 2024	Median \$, Dec 2023	% Change, Median Price	Months of Inventory
401	2	4	10	6	66.67%	0	3	-100.00%	1	2	-50.00%	\$383,000	\$277,250	38.14%	10.00
402	3	1	10	4	150.00%	3	3	0.00%	3	5	-40.00%	\$270,000	\$225,000	20.00%	3.33
403	4	5	9	4	125.00%	1	6	-83.33%	2	5	-60.00%	\$343,000	\$286,000	19.93%	4.50
404	1	1	5	4	25.00%	5	2	150.00%	2	1	100.00%	\$374,500	\$360,000	4.03%	2.50
405	3	2	11	12	-8.33%	3	3	0.00%	3	2	50.00%	\$371,500	\$391,100	-5.01%	3.67
406	1	3	15	13	15.38%	5	3	66.67%	4	2	100.00%	\$438,500	\$431,250	1.68%	3.75
407	3	1	5	7	-28.57%	3	1	200.00%	1	2	-50.00%	\$935,000	\$500,750	86.72%	5.00
408	5	4	5	8	-37.50%	3	3	0.00%	4	1	300.00%	\$356,250	\$362,350	-1.68%	1.25
409	4	0	9	5	80.00%	2	2	0.00%	2	3	-33.33%	\$629,450	\$499,000	26.14%	4.50
410	4	6	11	4	175.00%	4	7	-42.86%	5	5	0.00%	\$415,000	\$410,000	1.22%	2.20
411	5	1	16	5	220.00%	8	4	100.00%	7	6	16.67%	\$430,000	\$372,000	15.59%	2.29
412	7	4	18	11	63.64%	4	5	-20.00%	2	2	0.00%	\$658,175	\$450,000	46.26%	9.00
414	5	6	34	31	9.68%	10	10	0.00%	13	10	30.00%	\$369,000	\$395,000	-6.58%	2.62
415	1	1	4	2	100.00%	2	2	0.00%	1	3	-66.67%	\$395,000	\$567,500	-30.40%	4.00
416	1	4	9	8	12.50%	4	2	100.00%	4	1	300.00%	\$294,750	\$250,000	17.90%	2.25
417	5	1	11	7	57.14%	4	2	100.00%	1	2	-50.00%	\$242,500	\$382,500	-36.60%	11.00
418	1	3	7	10	-30.00%	1	6	-83.33%	9	4	125.00%	\$327,000	\$198,700	64.57%	0.78
419	4	1	16	6	166.67%	3	5	-40.00%	3	1	200.00%	\$650,000	\$610,000	6.56%	5.33
420	8	8	33	22	50.00%	10	9	11.11%	7	7	0.00%	\$498,000	\$775,000	-35.74%	4.71
All Cowl Co	67	56	238	169	40.83%	75	78	-3.85%	74	64	15.63%	\$395,000	\$376,500	4.91%	3.22

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Map Area	New Dec 2024	New Dec 2023	Ttl Active Dec 2024	Ttl Active Dec 2023	% Change, Ttl Active	Pending Dec 2024	Pending Dec 2023	% Change, Pending	Closed Dec 2024	Closed Dec 2023	% Change, Closed	Median \$, Dec 2024	Median \$, Dec 2023	% Change, Median Price	Months of Inventory
401	2	3	9	4	125.00%	0	3	-100.00%	1	2	-50.00%	\$383,000	\$277,250	38.14%	9.00
402	3	1	10	4	150.00%	3	3	0.00%	3	5	-40.00%	\$270,000	\$225,000	20.00%	3.33
403	4	5	9	4	125.00%	1	6	-83.33%	2	5	-60.00%	\$343,000	\$286,000	19.93%	4.50
404	1	1	4	4	0.00%	5	2	150.00%	2	1	100.00%	\$374,500	\$360,000	4.03%	2.00
405	3	2	10	9	11.11%	3	3	0.00%	3	2	50.00%	\$371,500	\$391,100	-5.01%	3.33
406	1	3	15	13	15.38%	5	3	66.67%	4	2	100.00%	\$438,500	\$431,250	1.68%	3.75
407	3	1	5	7	-28.57%	3	1	200.00%	1	2	-50.00%	\$935,000	\$500,750	86.72%	5.00
408	5	3	5	7	-28.57%	3	3	0.00%	4	1	300.00%	\$356,250	\$362,350	-1.68%	1.25
409	4	0	9	5	80.00%	2	2	0.00%	2	3	-33.33%	\$629,450	\$499,000	26.14%	4.50
410	4	5	11	4	175.00%	4	6	-33.33%	5	5	0.00%	\$415,000	\$410,000	1.22%	2.20
411	5	1	13	5	160.00%	7	4	75.00%	7	5	40.00%	\$430,000	\$389,000	10.54%	1.86
412	7	4	18	11	63.64%	4	5	-20.00%	2	2	0.00%	\$658,175	\$450,000	46.26%	9.00
414	5	6	34	31	9.68%	10	10	0.00%	13	10	30.00%	\$369,000	\$395,000	-6.58%	2.62
415	1	1	4	2	100.00%	2	2	0.00%	1	3	-66.67%	\$395,000	\$567,500	-30.40%	4.00
416	1	4	9	8	12.50%	4	2	100.00%	4	1	300.00%	\$294,750	\$250,000	17.90%	2.25
417	5	1	11	7	57.14%	4	2	100.00%	1	2	-50.00%	\$242,500	\$382,500	-36.60%	11.00
418	1	3	7	10	-30.00%	1	6	-83.33%	9	4	125.00%	\$327,000	\$198,700	64.57%	0.78
419	4	1	16	6	166.67%	3	5	-40.00%	3	1	200.00%	\$650,000	\$610,000	6.56%	5.33
420	8	8	33	22	50.00%	10	9	11.11%	7	7	0.00%	\$498,000	\$775,000	-35.74%	4.71
All Cowl Co	67	53	232	163	42.33%	74	77	-3.90%	74	63	17.46%	\$395,000	\$383,000	3.13%	3.14

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CONDO ONLY	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Dec 2024	New Dec 2023	Ttl Active Dec 2024	Ttl Active Dec 2023	% Change, Ttl Active	Pending Dec 2024	Pending Dec 2023	% Change, Pending	Closed Dec 2024	Closed Dec 2023	% Change, Closed	Median \$, Dec 2024	Median \$, Dec 2023	% Change, Median Price	Months of Inventory
401	0	1	1	2	-50.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
402	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
403	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
404	0	0	1	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
405	0	0	1	3	-66.67%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
406	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
407	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
408	0	1	0	1	-100.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
409	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
410	0	1	0	0	0.00%	0	1	-100.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
411	0	0	3	0	0.00%	1	0	0.00%	0	1	-100.00%	\$0	\$353,000	-100.00%	0.00
412	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
414	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
415	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
416	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
417	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
418	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
419	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
420	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
All Cowl Co	0	3	6	6	0.00%	1	1	0.00%	0	1	-100.00%	\$0	\$353,000	0.00%	0.00