



Powering the Region's Real Estate Industry

NORTHWEST
MULTIPLE LISTING SERVICE®

2024

Snohomish
Annual Statistical
Review and Highlights

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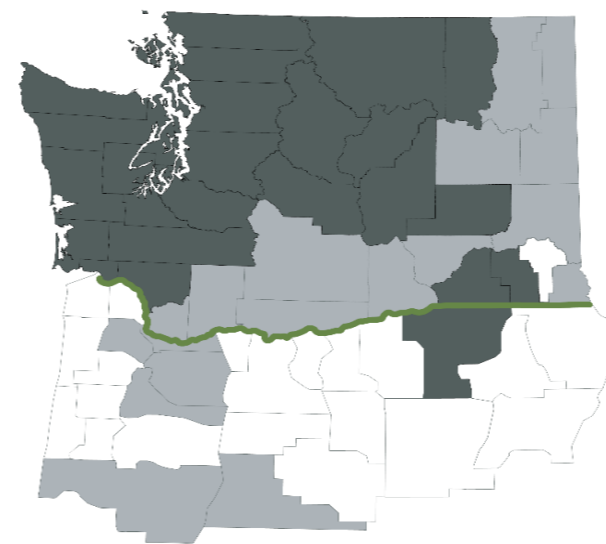
Member Offices

2,494



Total Members/Subscribers

32,035



Counties

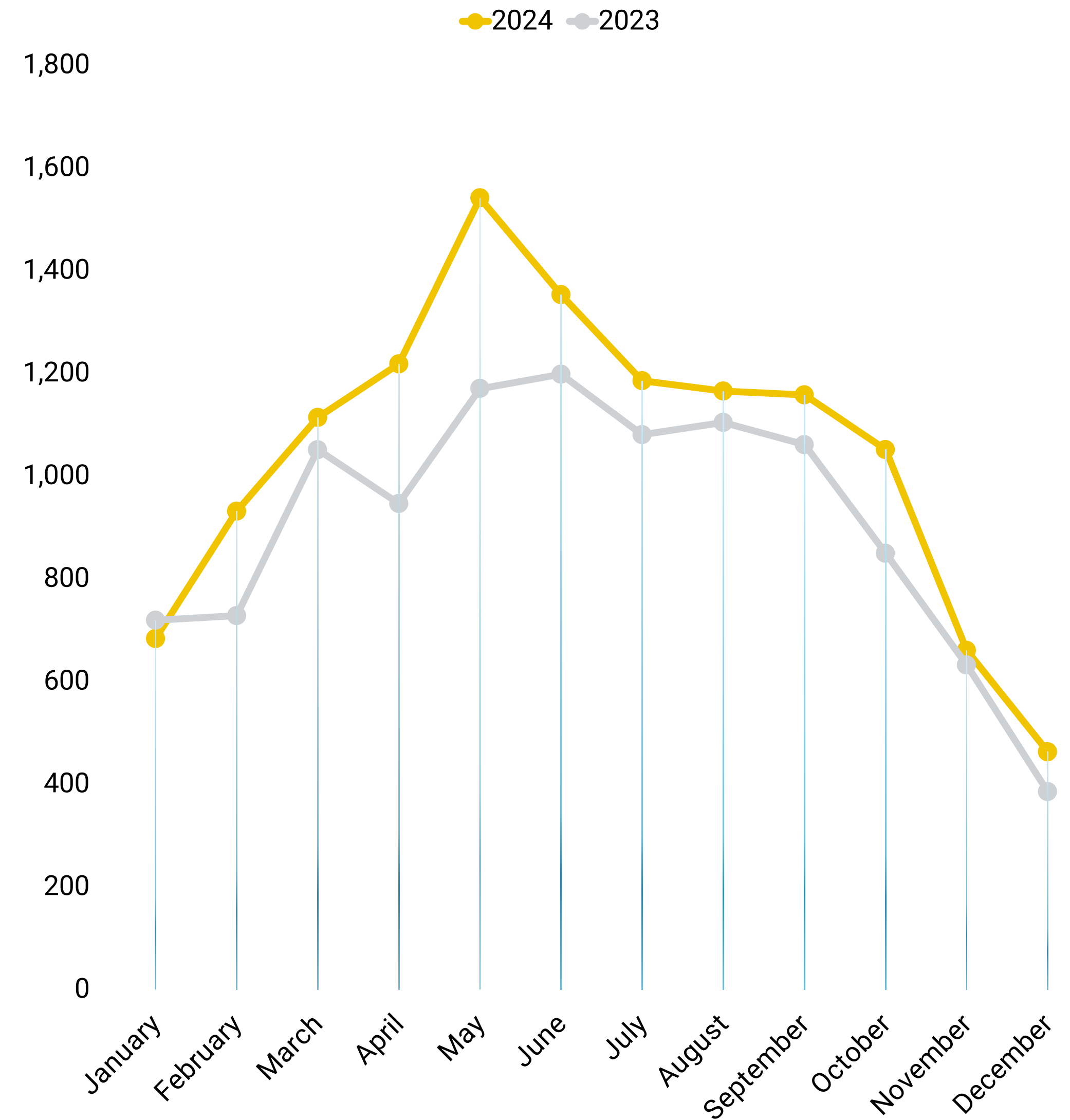
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Snohomish: Residential Homes and Condominiums

New Listings by Month

A comparison of new listings added each month this year vs. last year, for residential homes & condominiums.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2024	2023	% chg.
January	683	719	-5.01%
February	931	728	27.88%
March	1,114	1,051	5.99%
April	1,218	946	28.75%
May	1,541	1,170	31.71%
June	1,353	1,198	12.94%
July	1,185	1,080	9.72%
August	1,165	1,104	5.53%
September	1,158	1,061	9.14%
October	1,051	849	23.79%
November	660	632	4.43%
December	463	385	20.26%
Total	12,522	10,923	
% chg.			14.64%

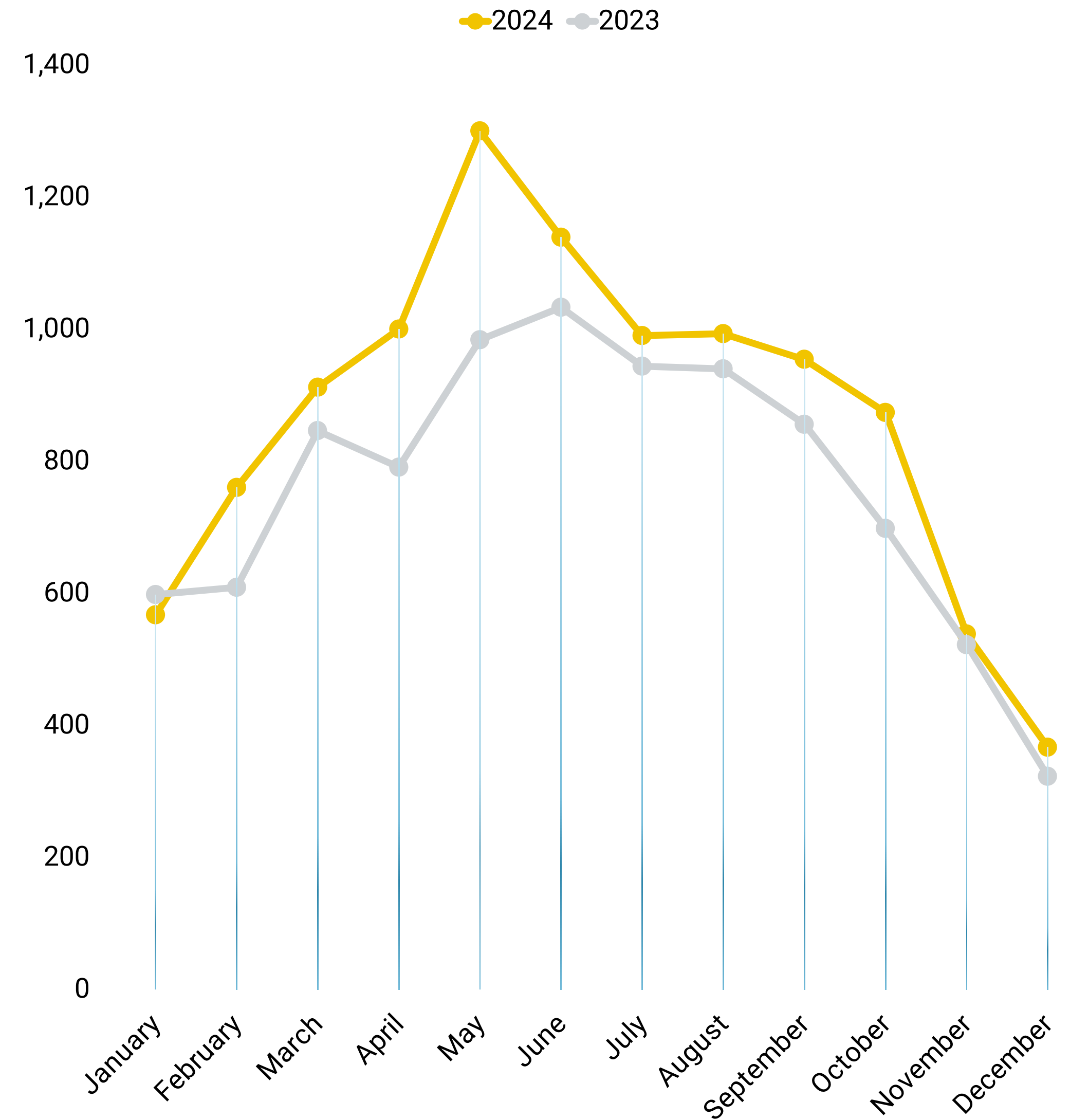


Snohomish: Residential Homes Only

New Listings by Month

A comparison of new listings added each month this year vs. last year, for residential homes only.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2024	2023	% chg.
January	567	598	-5.18%
February	760	609	24.79%
March	912	846	7.80%
April	1,000	791	26.42%
May	1,300	984	32.11%
June	1,139	1,033	10.26%
July	990	944	4.87%
August	993	940	5.64%
September	954	856	11.45%
October	874	698	25.21%
November	538	522	3.07%
December	367	323	13.62%
Total	10,394	9,144	
% chg.			13.67%

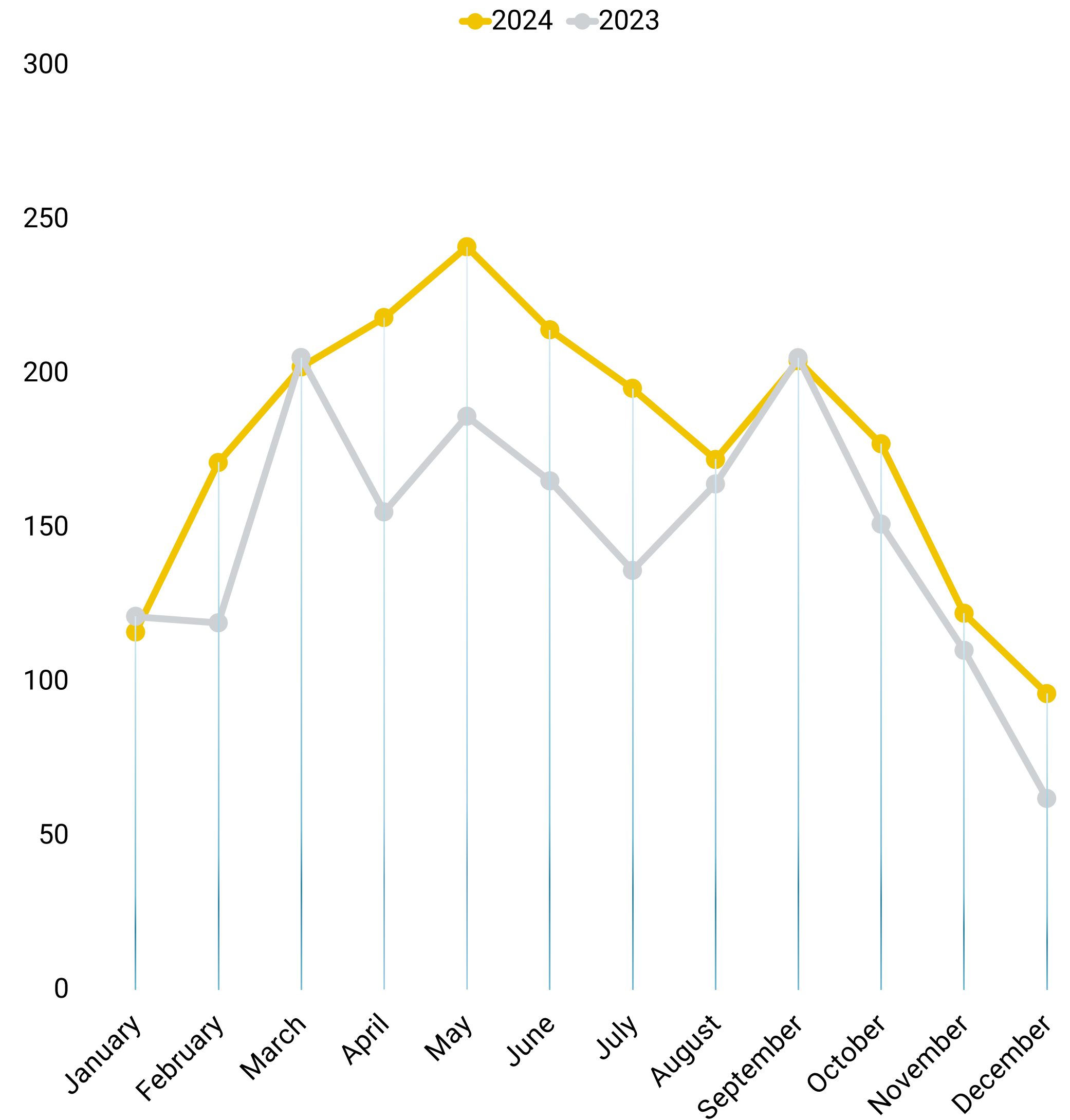


Snohomish: Condominiums Only

New Listings by Month

A comparison of new listings added each month this year vs. last year, for condominiums only.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2024	2023	% chg.
January	116	121	-4.13%
February	171	119	43.70%
March	202	205	-1.46%
April	218	155	40.65%
May	241	186	29.57%
June	214	165	29.70%
July	195	136	43.38%
August	172	164	4.88%
September	204	205	-0.49%
October	177	151	17.22%
November	122	110	10.91%
December	96	62	54.84%
Total	2,128	1,779	
% chg.			19.62%

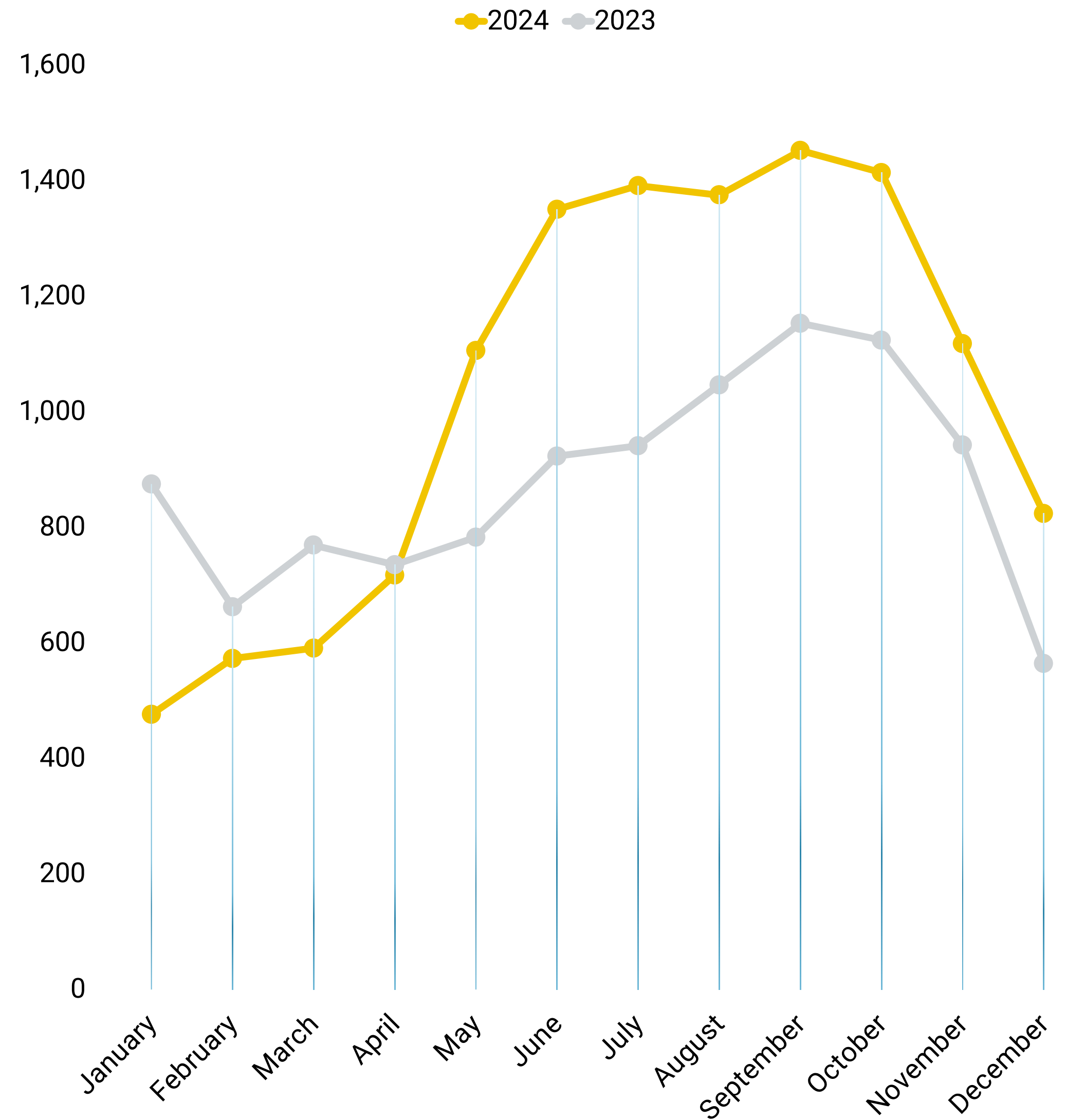


Snohomish: Residential Homes and Condominiums

Active Listings by Month

A comparison of active listings each month this year vs. last year, for residential homes & condominiums.
Active Listings: Inventory on market.

	2024	2023	% chg.
January	476	875	-45.60%
February	573	662	-13.44%
March	591	769	-23.15%
April	717	735	-2.45%
May	1,106	783	41.25%
June	1,350	923	46.26%
July	1,391	941	47.82%
August	1,375	1,046	31.45%
September	1,452	1,153	25.93%
October	1,414	1,124	25.80%
November	1,118	942	18.68%
December	824	564	46.10%
Total	12,387	10,517	
% chg.			17.78%

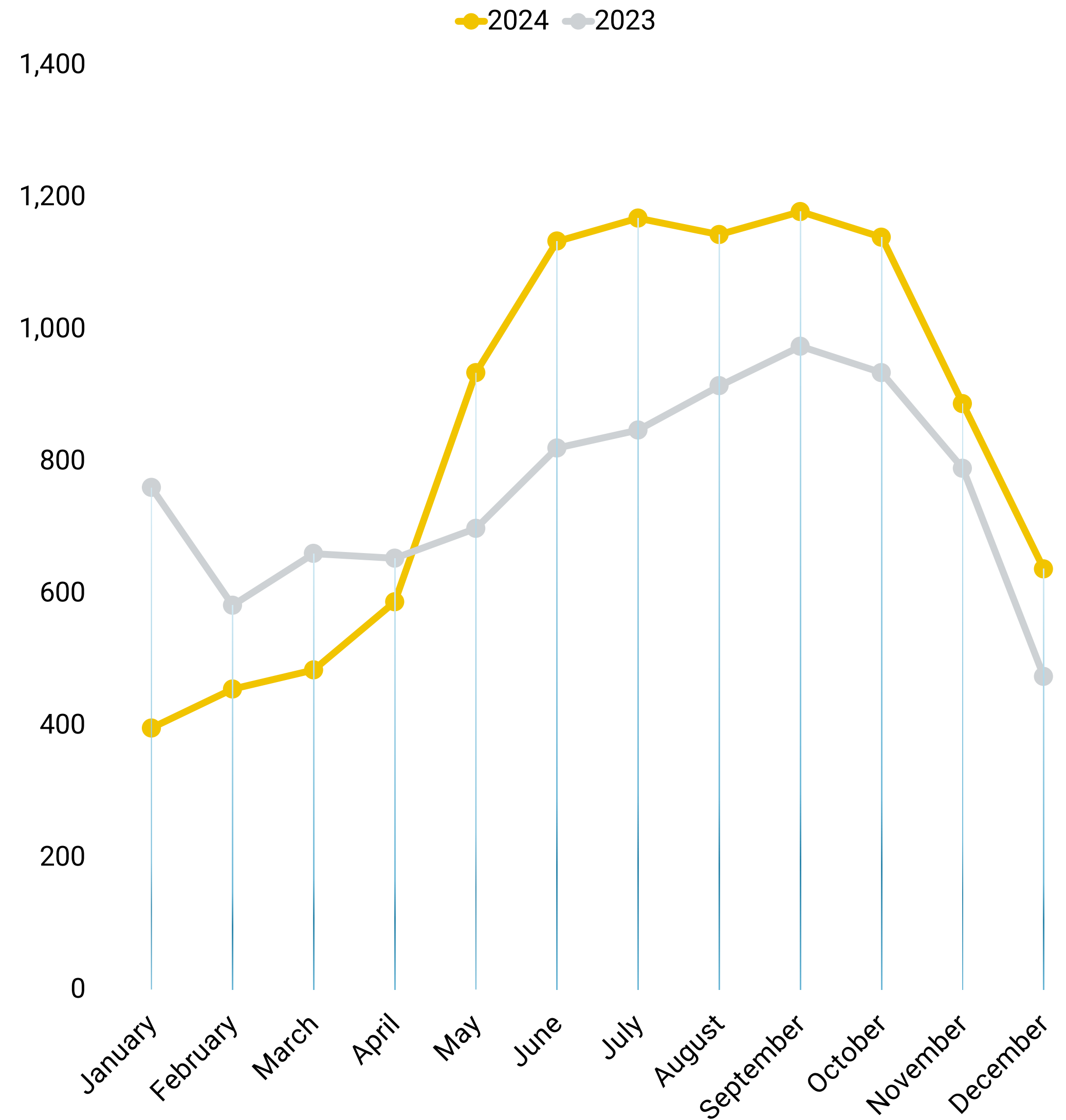


Snohomish: Residential Homes Only

Active Listings by Month

A comparison of active listings each month this year vs. last year, for residential homes only.
Active Listings: Inventory on market.

	2024	2023	% chg.
January	396	760	-47.89%
February	455	582	-21.82%
March	484	660	-26.67%
April	587	653	-10.11%
May	934	698	33.81%
June	1,133	820	38.17%
July	1,168	847	37.90%
August	1,143	914	25.05%
September	1,178	974	20.94%
October	1,139	934	21.95%
November	887	789	12.42%
December	637	474	34.39%
Total	10,141	9,105	
% chg.			11.38%

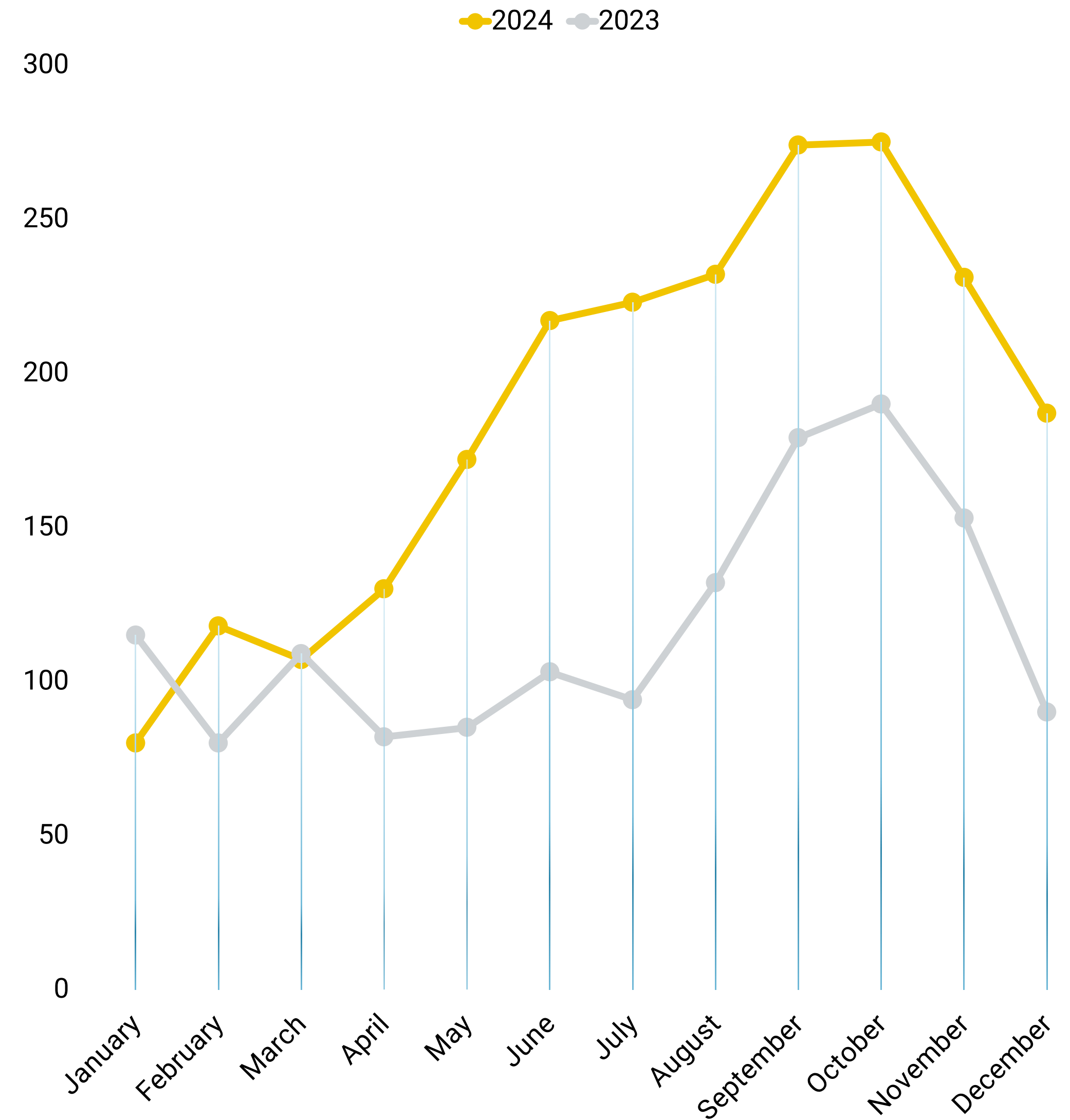


Snohomish: Condominiums Only

Active Listings by Month

A comparison of active listings each month this year vs. last year, for condominiums only.
Active Listings: Inventory on market.

	2024	2023	% chg.
January	80	115	-30.43%
February	118	80	47.50%
March	107	109	-1.83%
April	130	82	58.54%
May	172	85	102.35%
June	217	103	110.68%
July	223	94	137.23%
August	232	132	75.76%
September	274	179	53.07%
October	275	190	44.74%
November	231	153	50.98%
December	187	90	107.78%
Total	2,246	1,412	
% chg.			59.07%



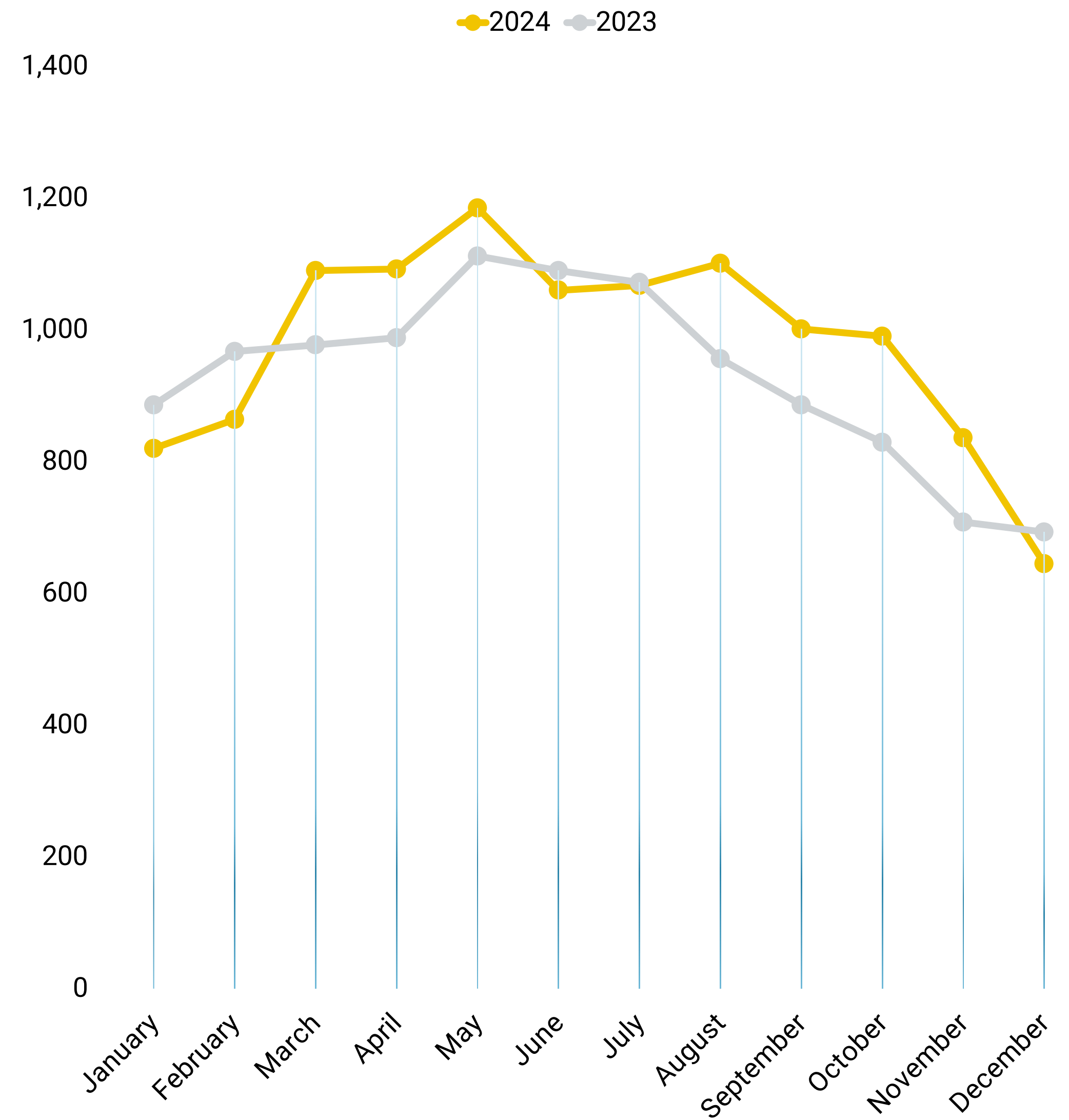
Snohomish: Residential Homes and Condominiums

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for residential homes & condominiums.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2024	2023	% chg.
January	820	886	-7.45%
February	864	967	-10.65%
March	1,090	977	11.57%
April	1,092	988	10.53%
May	1,185	1,112	6.56%
June	1,060	1,090	-2.75%
July	1,067	1,072	-0.47%
August	1,101	956	15.17%
September	1,001	886	12.98%
October	990	829	19.42%
November	836	708	18.08%
December	645	693	-6.93%
Total	11,751	11,164	
% chg.			5.26%



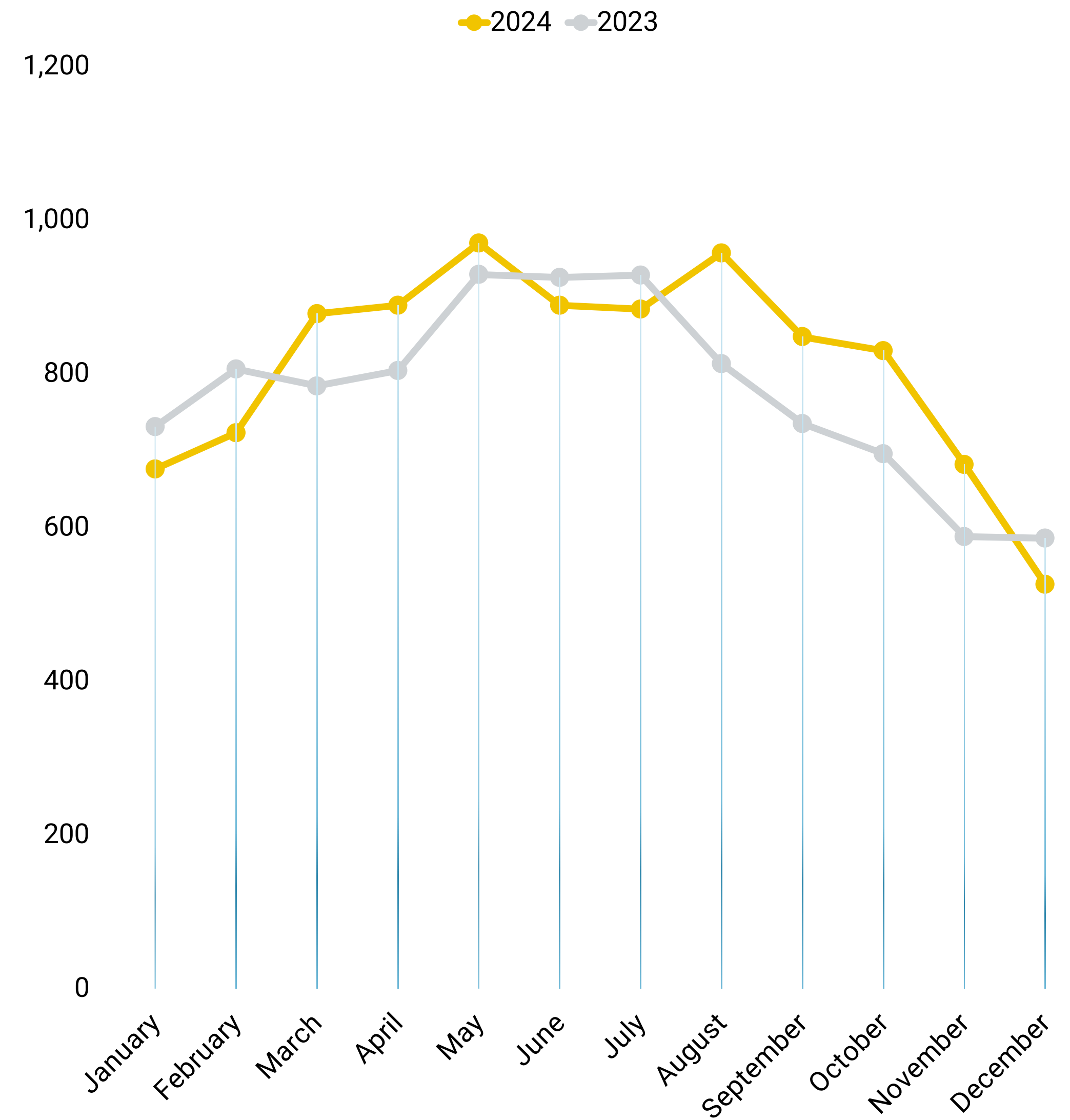
Snohomish: Residential Homes Only

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for residential homes only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2024	2023	% chg.
January	676	731	-7.52%
February	723	806	-10.30%
March	878	784	11.99%
April	889	804	10.57%
May	970	929	4.41%
June	889	925	-3.89%
July	884	928	-4.74%
August	957	813	17.71%
September	848	735	15.37%
October	830	696	19.25%
November	682	588	15.99%
December	526	586	-10.24%
Total	9,752	9,325	
% chg.			4.58%



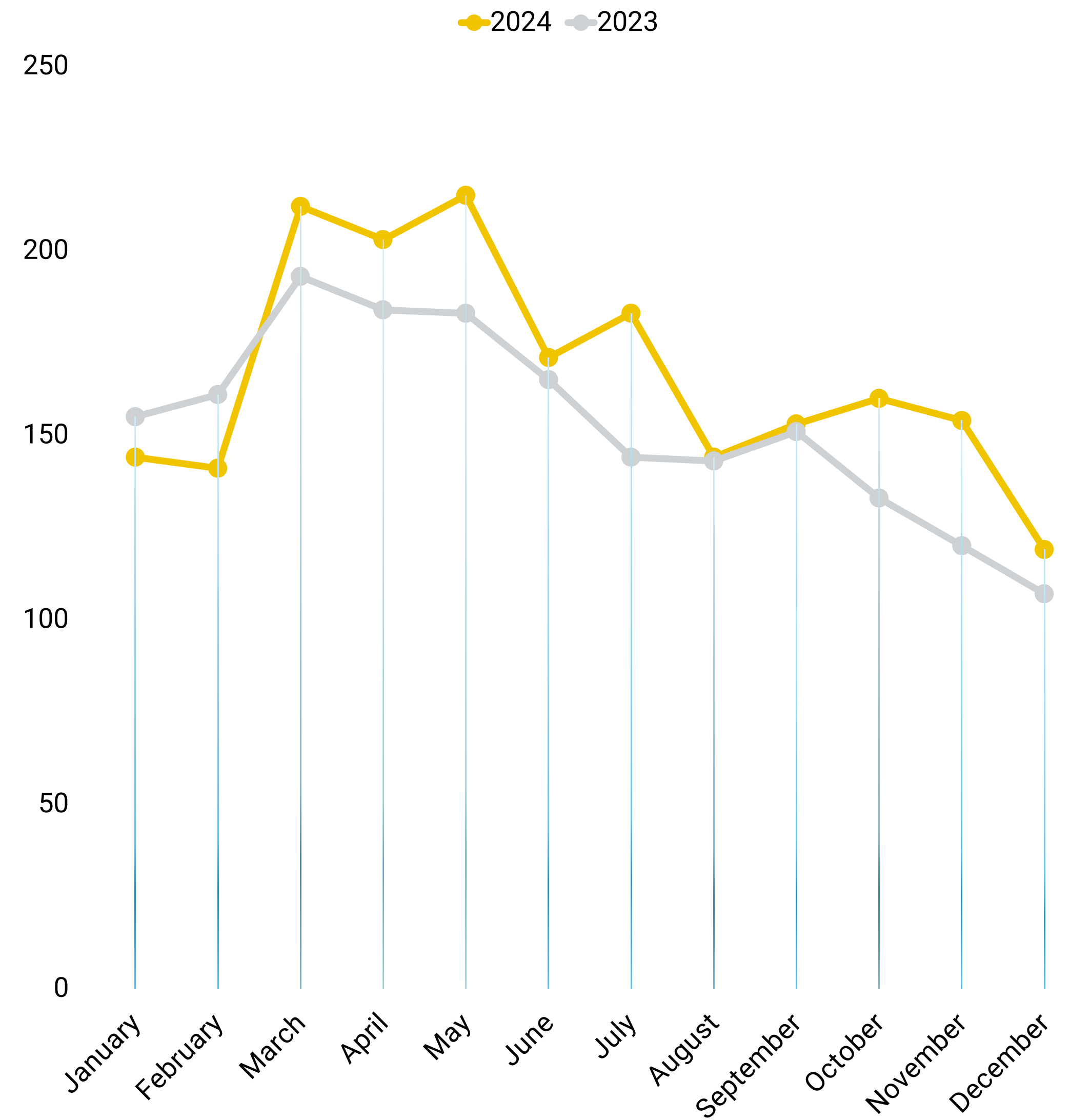
Snohomish: Condominiums Only

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for condominiums only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2024	2023	% chg.
January	144	155	-7.10%
February	141	161	-12.42%
March	212	193	9.84%
April	203	184	10.33%
May	215	183	17.49%
June	171	165	3.64%
July	183	144	27.08%
August	144	143	0.70%
September	153	151	1.32%
October	160	133	20.30%
November	154	120	28.33%
December	119	107	11.21%
Total	1,999	1,839	
% chg.			8.70%

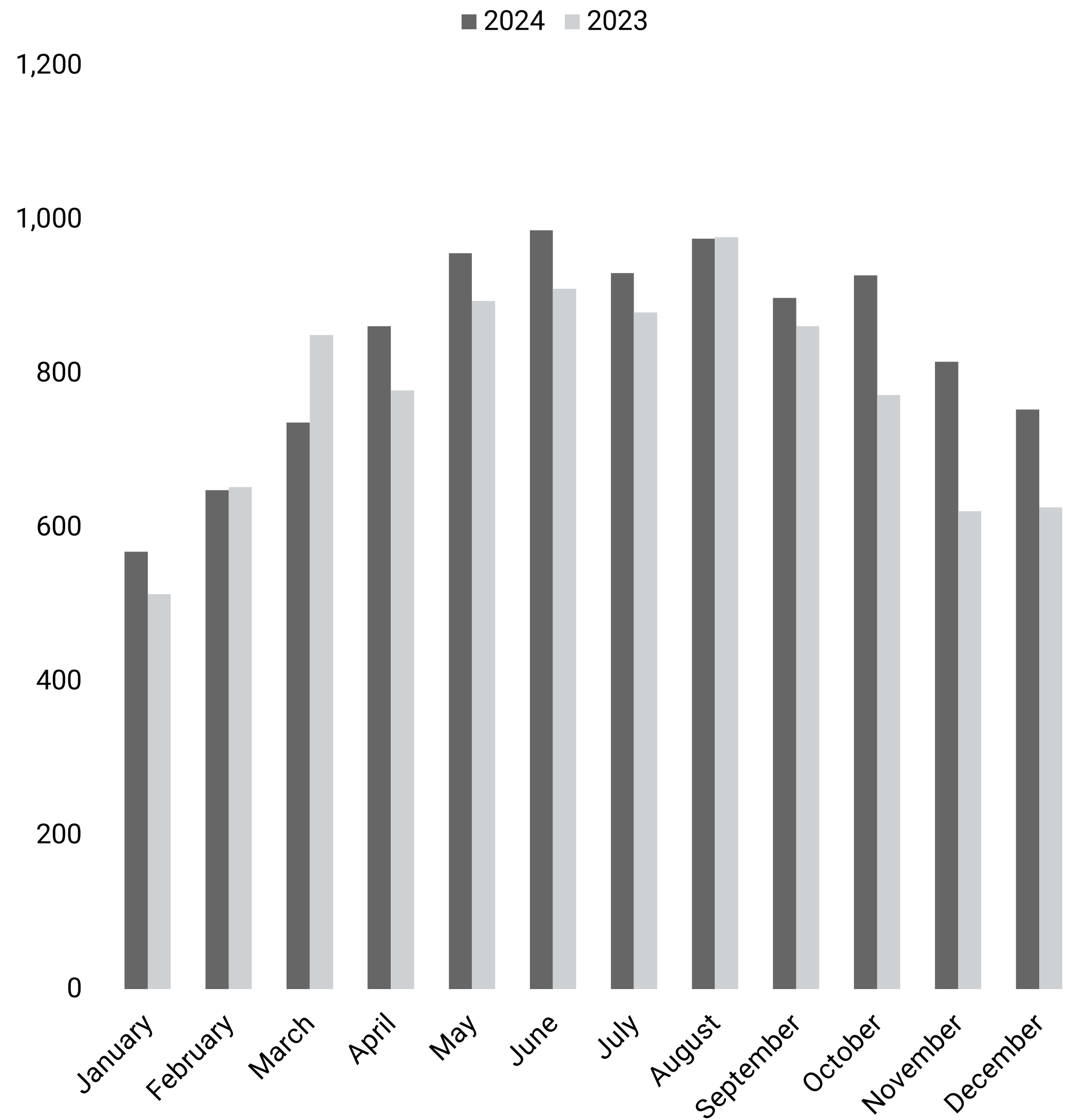


Snohomish: Residential Homes and Condominiums

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for residential homes & condominiums.

	2024	2023	% chg.
January	568	513	10.72%
February	648	652	-0.61%
March	736	850	-13.41%
April	861	778	10.67%
May	956	894	6.94%
June	986	910	8.35%
July	930	879	5.80%
August	975	977	-0.20%
September	898	861	4.30%
October	927	772	20.08%
November	815	621	31.24%
December	753	626	20.29%
Total	10,053	9,333	
% chg.			7.71%

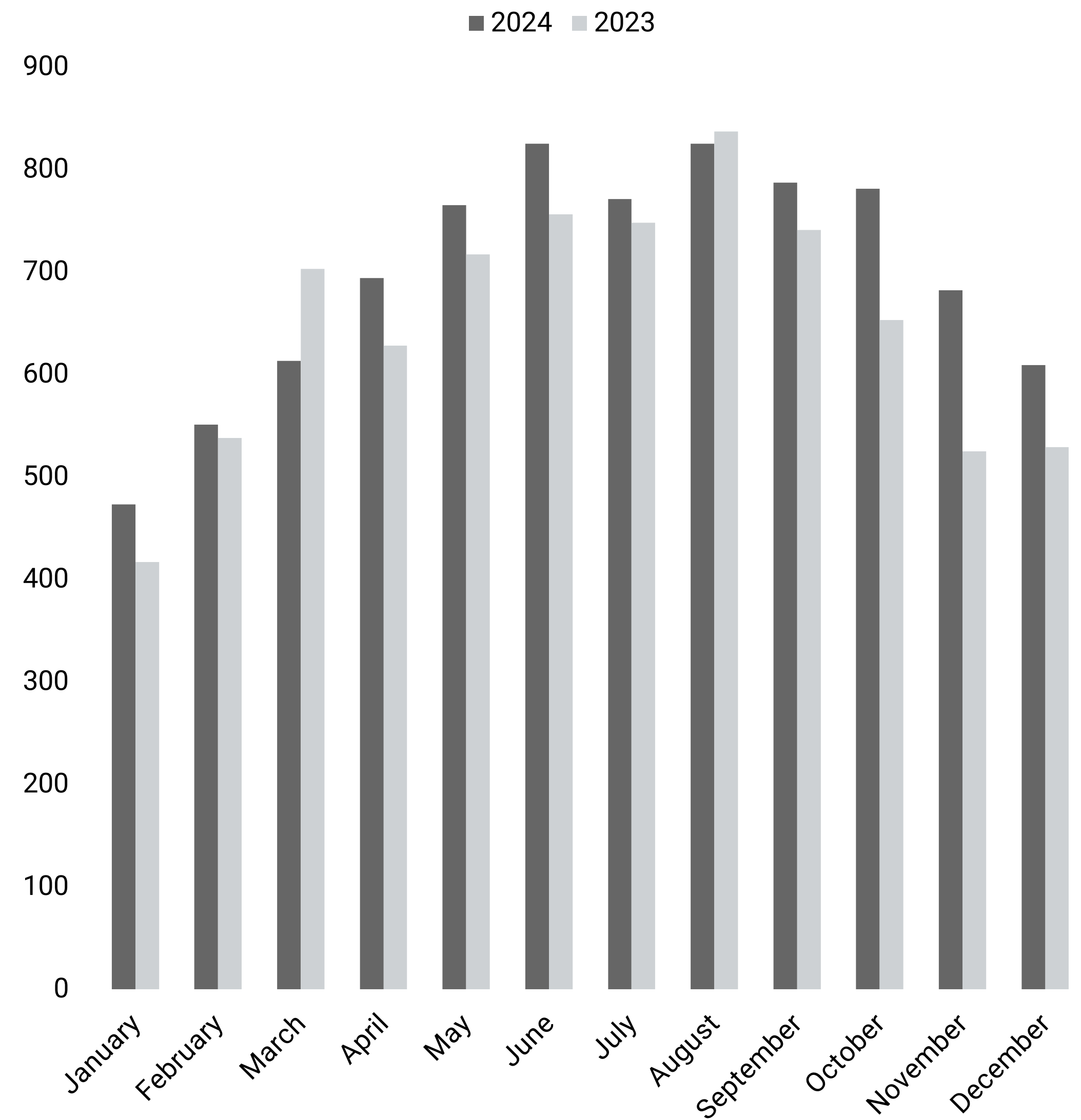


Snohomish: Residential Homes Only

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for residential homes only.

	2024	2023	% chg.
January	473	417	13.43%
February	551	538	2.42%
March	613	703	-12.80%
April	694	628	10.51%
May	765	717	6.69%
June	825	756	9.13%
July	771	748	3.07%
August	825	837	-1.43%
September	787	741	6.21%
October	781	653	19.60%
November	682	525	29.90%
December	609	529	15.12%
Total	8,376	7,792	
% chg.			7.49%

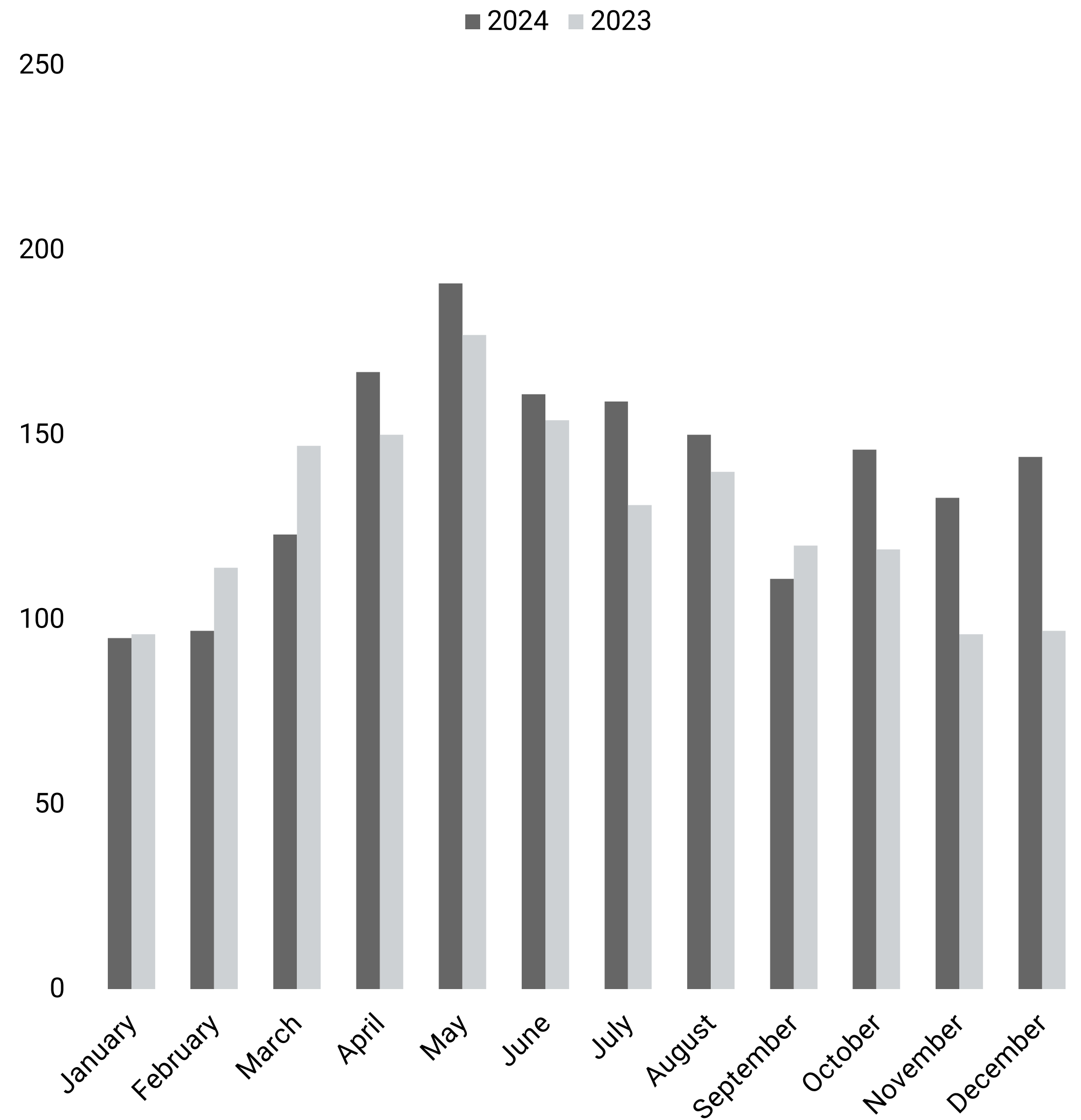


Snohomish: Condominiums Only

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for condominiums only.

	2024	2023	% chg.
January	95	96	-1.04%
February	97	114	-14.91%
March	123	147	-16.33%
April	167	150	11.33%
May	191	177	7.91%
June	161	154	4.55%
July	159	131	21.37%
August	150	140	7.14%
September	111	120	-7.50%
October	146	119	22.69%
November	133	96	38.54%
December	144	97	48.45%
Total	1,677	1,541	
% chg.			8.83%

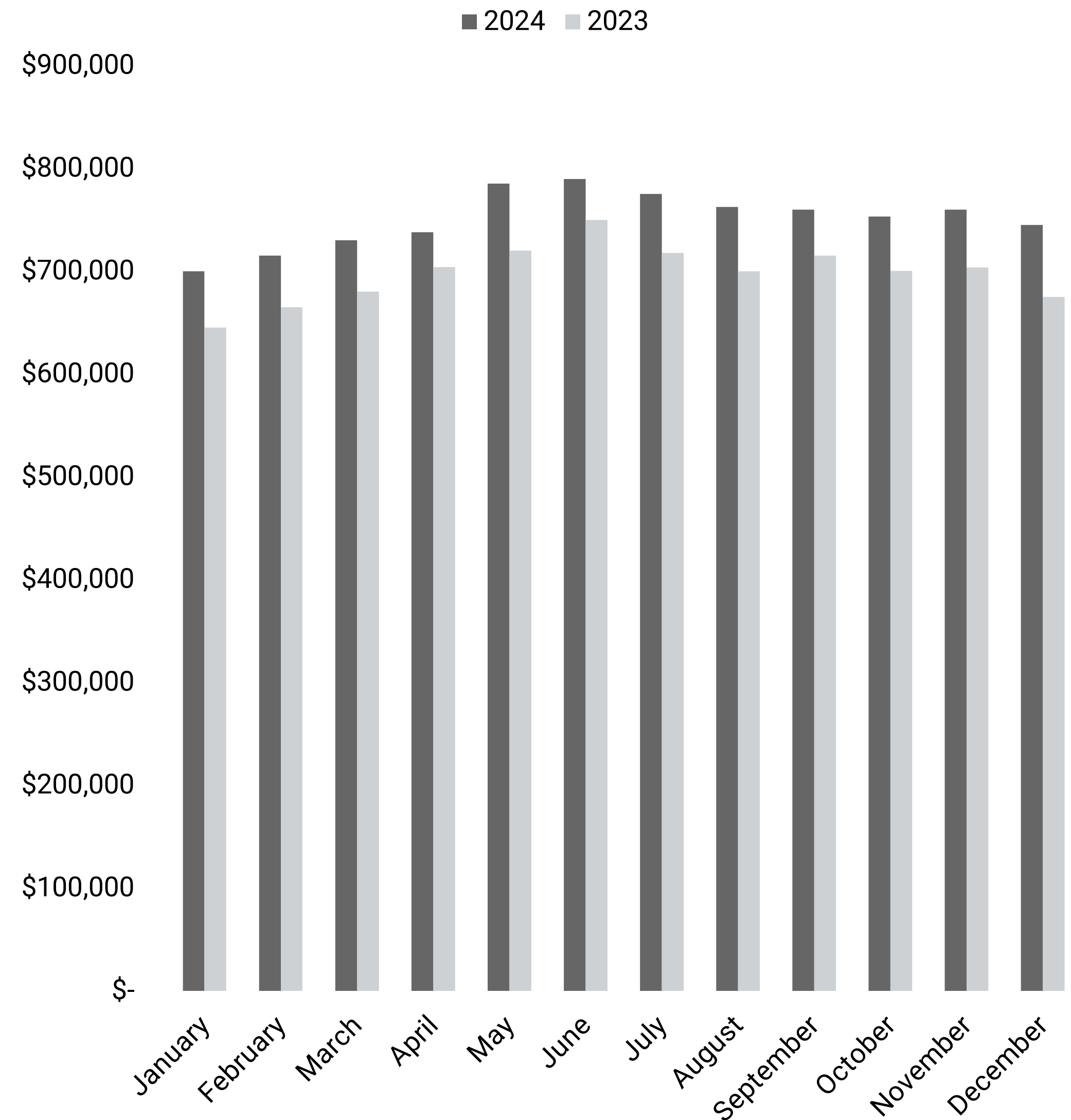


Snohomish: Residential Homes and Condominiums

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for residential homes & condominiums. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2024	2023	% chg.
January	\$ 700,000	\$ 645,000	8.53%
February	\$ 715,000	\$ 664,975	7.52%
March	\$ 730,000	\$ 680,000	7.35%
April	\$ 738,000	\$ 703,827	4.86%
May	\$ 785,000	\$ 720,000	9.03%
June	\$ 789,497	\$ 749,950	5.27%
July	\$ 775,000	\$ 717,691	7.99%
August	\$ 762,500	\$ 700,000	8.93%
September	\$ 760,000	\$ 715,000	6.29%
October	\$ 753,000	\$ 700,322	7.52%
November	\$ 760,000	\$ 703,635	8.01%
December	\$ 744,995	\$ 675,000	10.37%
Total	\$ 750,000	\$ 700,000	
% chg.	7.14%		

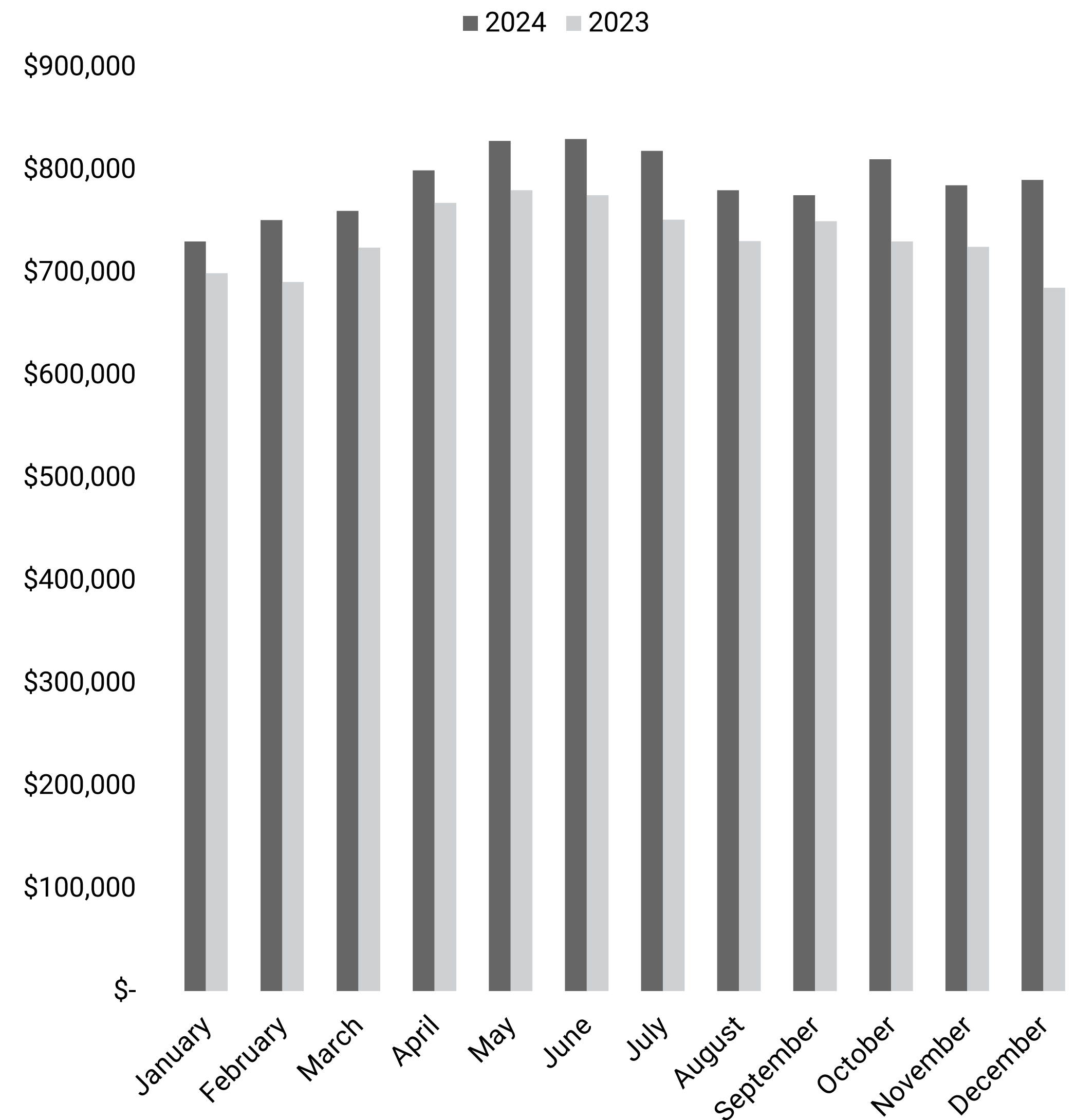


Snohomish: Residential Homes Only

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for residential homes only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2024	2023	% chg.
January	\$ 729,990	\$ 699,000	4.43%
February	\$ 750,990	\$ 690,560	8.75%
March	\$ 760,000	\$ 724,000	4.97%
April	\$ 799,500	\$ 767,500	4.17%
May	\$ 828,000	\$ 780,000	6.15%
June	\$ 830,000	\$ 774,975	7.10%
July	\$ 818,419	\$ 751,250	8.94%
August	\$ 780,000	\$ 730,563	6.77%
September	\$ 775,000	\$ 749,900	3.35%
October	\$ 810,000	\$ 729,950	10.97%
November	\$ 784,975	\$ 725,000	8.27%
December	\$ 789,950	\$ 684,995	15.32%
Total	\$ 790,000	\$ 737,500	
% chg.	7.12%		

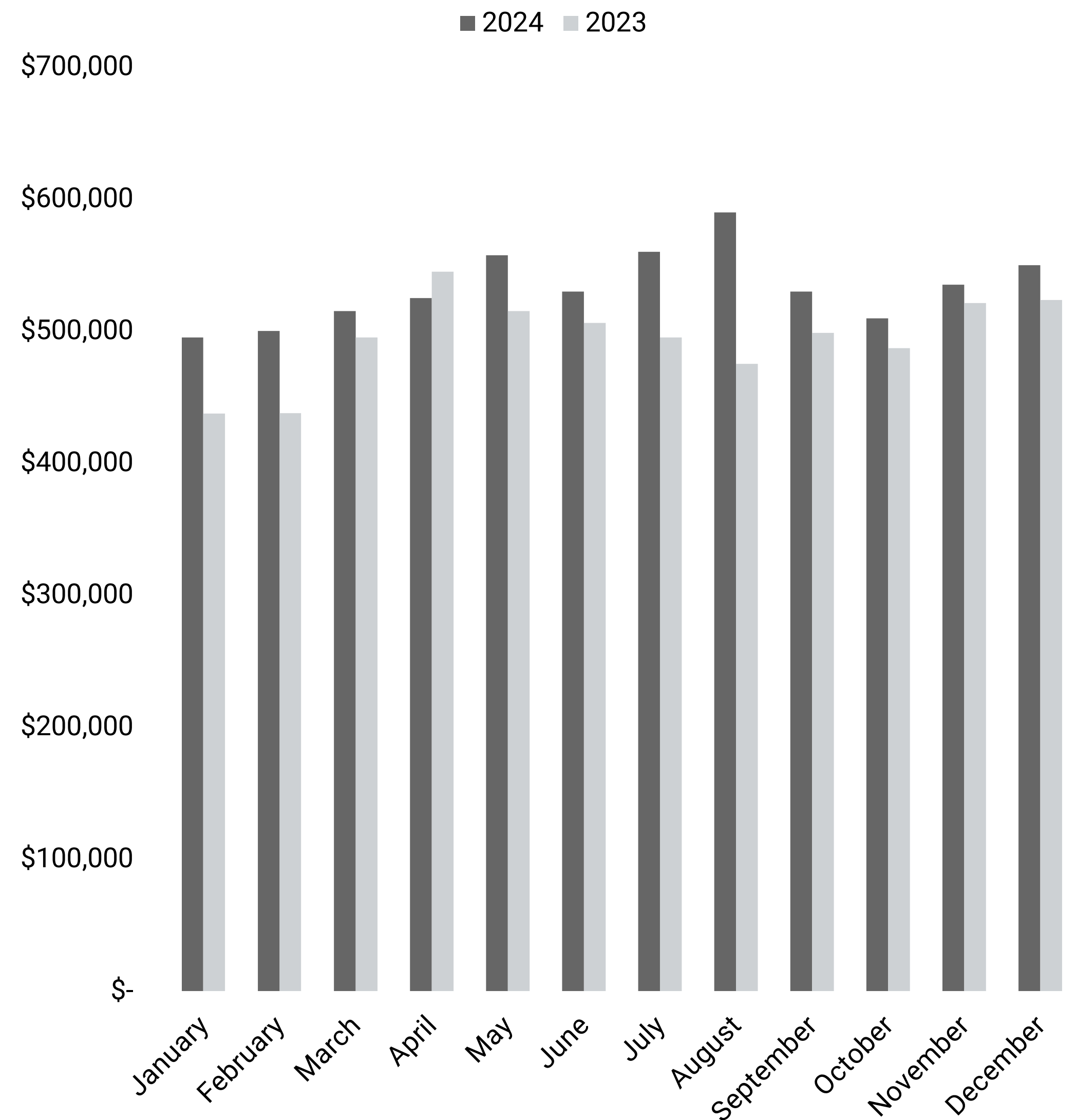


Snohomish: Condominiums Only

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for condominiums only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2024	2023	% chg.
January	\$ 495,000	\$ 437,500	13.14%
February	\$ 500,000	\$ 437,725	14.23%
March	\$ 515,000	\$ 495,000	4.04%
April	\$ 525,000	\$ 544,900	-3.65%
May	\$ 557,289	\$ 515,000	8.21%
June	\$ 530,000	\$ 506,000	4.74%
July	\$ 560,000	\$ 495,000	13.13%
August	\$ 589,975	\$ 475,000	24.21%
September	\$ 530,000	\$ 498,500	6.32%
October	\$ 509,500	\$ 487,000	4.62%
November	\$ 535,000	\$ 521,209	2.65%
December	\$ 549,975	\$ 523,500	5.06%
Total	\$ 532,875	\$ 490,000	
% chg.	8.75%		



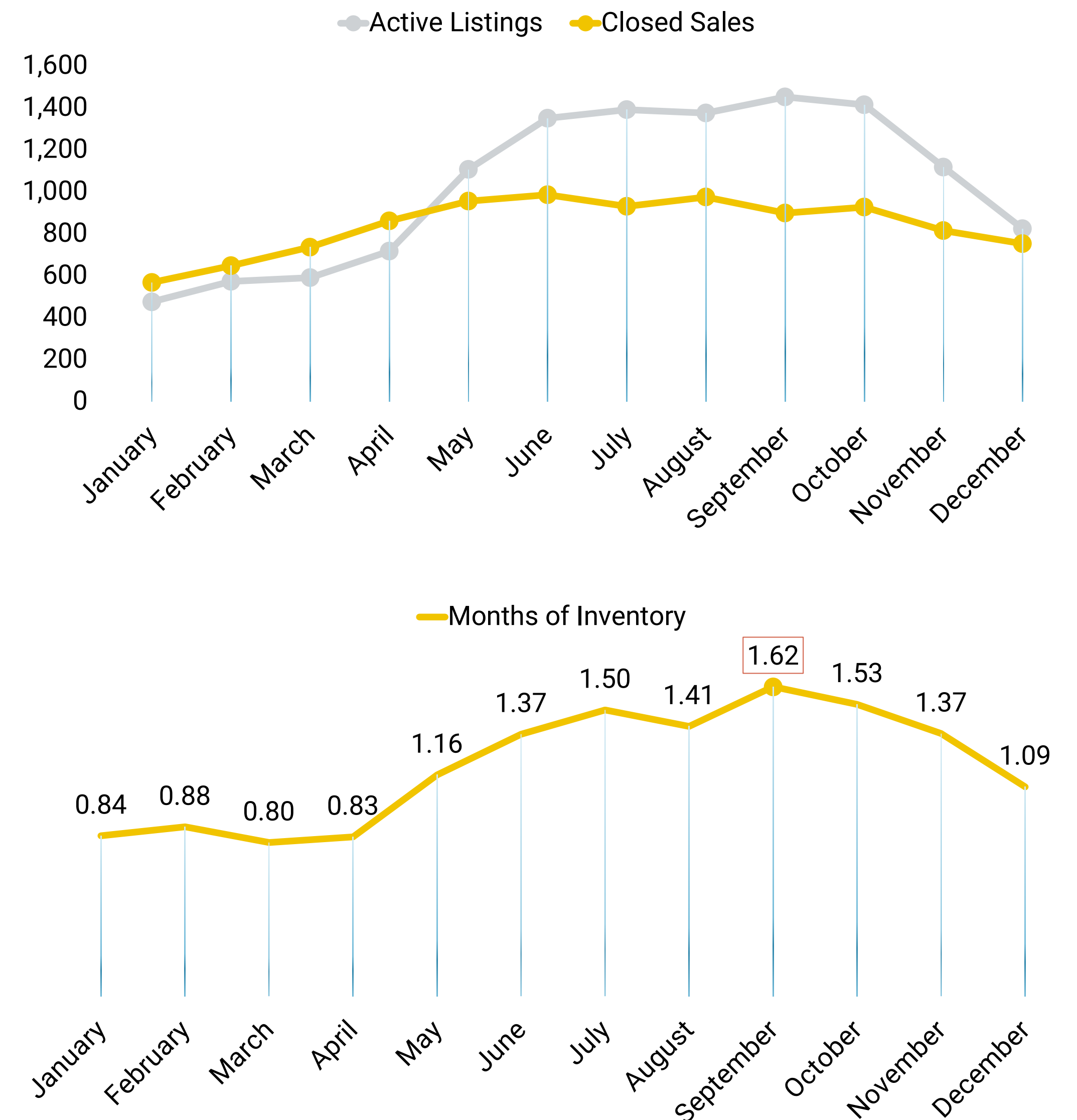
Snohomish: Residential Homes and Condominiums

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for residential homes & condominiums.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	476	568	0.84
February	573	648	0.88
March	591	736	0.80
April	717	861	0.83
May	1,106	956	1.16
June	1,350	986	1.37
July	1,391	930	1.50
August	1,375	975	1.41
September	1,452	898	1.62
October	1,414	927	1.53
November	1,118	815	1.37
December	824	753	1.09



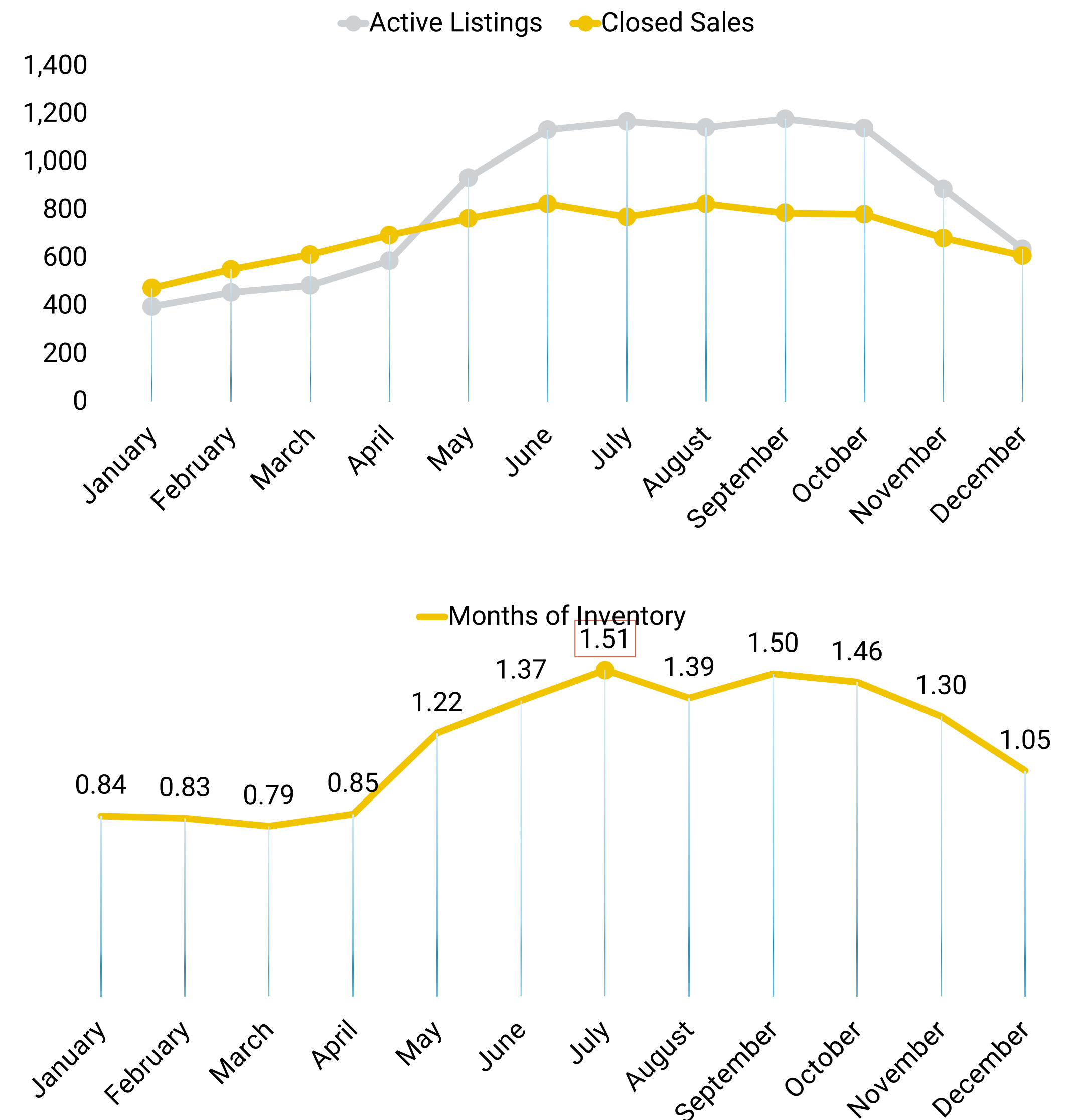
Snohomish: Residential Homes Only

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for residential homes only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	396	473	0.84
February	455	551	0.83
March	484	613	0.79
April	587	694	0.85
May	934	765	1.22
June	1,133	825	1.37
July	1,168	771	1.51
August	1,143	825	1.39
September	1,178	787	1.50
October	1,139	781	1.46
November	887	682	1.30
December	637	609	1.05



Snohomish: Condominiums Only

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for condominiums only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	80	95	0.84
February	118	97	1.22
March	107	123	0.87
April	130	167	0.78
May	172	191	0.90
June	217	161	1.35
July	223	159	1.40
August	232	150	1.55
September	274	111	2.47
October	275	146	1.88
November	231	133	1.74
December	187	144	1.30

