

Breakouts: KITSAP MAP AREAS						Northwest Multiple Listing Service - May 2025									
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New May 2025	New May 2024	Ttl Active May 2025	Ttl Active May 2024	% Change, Ttl Active	Pending May 2025	Pending May 2024	% Change, Pending	Closed May 2025	Closed May 2024	% Change, Closed	Median \$, May 2025	Median \$, May 2024	% Change, Median Price	Months of Inventory
141	73	66	98	80	22.50%	52	61	-14.75%	71	47	51.06%	\$599,950	\$589,999	1.69%	1.38
142	33	27	30	33	-9.09%	19	23	-17.39%	19	33	-42.42%	\$625,000	\$600,000	4.17%	1.58
143	51	42	40	35	14.29%	37	42	-11.90%	10	22	-54.55%	\$471,250	\$526,600	-10.51%	4.00
144	30	32	32	31	3.23%	18	31	-41.94%	16	20	-20.00%	\$486,500	\$480,000	1.35%	2.00
145	16	20	19	20	-5.00%	12	10	20.00%	5	12	-58.33%	\$611,000	\$669,975	-8.80%	3.80
146	16	9	19	14	35.71%	9	4	125.00%	7	3	133.33%	\$700,000	\$1,149,900	-39.13%	2.71
147	28	27	45	34	32.35%	30	27	11.11%	22	26	-15.38%	\$672,450	\$566,646	18.67%	2.05
148	69	60	64	59	8.47%	68	53	28.30%	44	34	29.41%	\$452,500	\$445,000	1.69%	1.45
149	27	34	29	30	-3.33%	31	24	29.17%	18	15	20.00%	\$469,000	\$484,500	-3.20%	1.61
150	44	88	39	96	-59.38%	46	51	-9.80%	27	28	-3.57%	\$505,000	\$521,495	-3.16%	1.44
161	13	4	16	11	45.45%	11	6	83.33%	5	6	-16.67%	\$601,100	\$1,050,000	-42.75%	3.20
162	20	22	32	36	-11.11%	16	18	-11.11%	15	13	15.38%	\$789,550	\$599,999	31.59%	2.13
163	3	3	3	4	-25.00%	3	3	0.00%	2	2	0.00%	\$597,500	\$1,037,500	-42.41%	1.50
164	12	6	9	10	-10.00%	8	6	33.33%	7	10	-30.00%	\$535,000	\$922,900	-42.03%	1.29
165	22	25	39	20	95.00%	15	17	-11.76%	10	6	66.67%	\$649,500	\$592,500	9.62%	3.90
166	37	29	40	25	60.00%	30	28	7.14%	25	28	-10.71%	\$679,000	\$696,450	-2.51%	1.60
167	9	11	10	8	25.00%	4	11	-63.64%	4	6	-33.33%	\$518,000	\$610,000	-15.08%	2.50
168	4	3	8	6	33.33%	3	1	200.00%	0	3	-100.00%	\$0	\$485,000	-100.00%	0.00
170	89	78	127	71	78.87%	54	59	-8.47%	41	31	32.26%	\$1,250,000	\$1,200,000	4.17%	3.10
<b>All Kits Co</b>	<b>596</b>	<b>586</b>	<b>699</b>	<b>623</b>	<b>12.20%</b>	<b>466</b>	<b>475</b>	<b>-1.89%</b>	<b>348</b>	<b>345</b>	<b>0.87%</b>	<b>\$584,250</b>	<b>\$579,990</b>	<b>0.73%</b>	<b>2.01</b>

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141	73	66	98	80	22.50%	52	61	-14.75%	71	47	51.06%	\$599,950	\$589,999	1.69%	1.38
142	33	27	30	33	-9.09%	19	23	-17.39%	19	33	-42.42%	\$625,000	\$600,000	4.17%	1.58
143	46	42	38	34	11.76%	33	42	-21.43%	10	22	-54.55%	\$471,250	\$526,600	-10.51%	3.80
144	29	32	32	30	6.67%	17	31	-45.16%	15	20	-25.00%	\$483,000	\$480,000	0.63%	2.13
145	16	20	19	20	-5.00%	12	10	20.00%	5	12	-58.33%	\$611,000	\$669,975	-8.80%	3.80
146	15	9	18	14	28.57%	9	4	125.00%	7	3	133.33%	\$700,000	\$1,149,900	-39.13%	2.57
147	27	27	44	34	29.41%	30	27	11.11%	22	26	-15.38%	\$672,450	\$566,646	18.67%	2.00
148	61	52	49	46	6.52%	57	45	26.67%	38	29	31.03%	\$452,500	\$494,950	-8.58%	1.29
149	25	31	17	29	-41.38%	27	23	17.39%	15	15	0.00%	\$475,000	\$484,500	-1.96%	1.13
150	43	87	39	93	-58.06%	45	51	-11.76%	26	28	-7.14%	\$509,000	\$521,495	-2.40%	1.50
161	13	4	16	11	45.45%	11	6	83.33%	5	6	-16.67%	\$601,100	\$1,050,000	-42.75%	3.20
162	19	21	30	35	-14.29%	14	17	-17.65%	13	12	8.33%	\$829,990	\$602,499	37.76%	2.31
163	3	3	3	4	-25.00%	3	3	0.00%	2	2	0.00%	\$597,500	\$1,037,500	-42.41%	1.50
164	12	6	9	10	-10.00%	8	6	33.33%	7	10	-30.00%	\$535,000	\$922,900	-42.03%	1.29
165	22	25	39	19	105.26%	14	17	-17.65%	10	6	66.67%	\$649,500	\$592,500	9.62%	3.90
166	37	26	38	23	65.22%	29	27	7.41%	23	27	-14.81%	\$679,000	\$670,000	1.34%	1.65
167	9	11	10	8	25.00%	4	11	-63.64%	4	6	-33.33%	\$518,000	\$610,000	-15.08%	2.50
168	4	3	8	6	33.33%	3	1	200.00%	0	3	-100.00%	\$0	\$485,000	-100.00%	0.00
170	78	66	103	61	68.85%	45	47	-4.26%	34	27	25.93%	\$1,437,500	\$1,249,000	15.09%	3.03
<b>All Kits Co</b>	<b>565</b>	<b>558</b>	<b>640</b>	<b>590</b>	<b>8.47%</b>	<b>432</b>	<b>452</b>	<b>-4.42%</b>	<b>326</b>	<b>334</b>	<b>-2.40%</b>	<b>\$594,500</b>	<b>\$579,970</b>	<b>2.51%</b>	<b>1.96</b>

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141	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
142	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
143	5	0	2	1	100.00%	4	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
144	1	0	0	1	-100.00%	1	0	0.00%	1	0	0.00%	\$517,000	\$0	0.00%	0.00
145	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
146	1	0	1	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
147	1	0	1	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
148	8	8	15	13	15.38%	11	8	37.50%	6	5	20.00%	\$387,447	\$255,000	51.94%	2.50
149	2	3	12	1	1100.00%	4	1	300.00%	3	0	0.00%	\$220,000	\$0	0.00%	4.00
150	1	1	0	3	-100.00%	1	0	0.00%	1	0	0.00%	\$220,000	\$0	0.00%	0.00
161	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
162	1	1	2	1	100.00%	2	1	100.00%	2	1	100.00%	\$335,000	\$387,000	-13.44%	1.00
163	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
164	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
165	0	0	0	1	-100.00%	1	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
166	0	3	2	2	0.00%	1	1	0.00%	2	1	100.00%	\$495,500	\$890,000	-44.33%	1.00
167	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
168	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
170	11	12	24	10	140.00%	9	12	-25.00%	7	4	75.00%	\$579,950	\$724,500	-19.95%	3.43
<b>All Kits Co</b>	<b>31</b>	<b>28</b>	<b>59</b>	<b>33</b>	<b>78.79%</b>	<b>34</b>	<b>23</b>	<b>47.83%</b>	<b>22</b>	<b>11</b>	<b>100.00%</b>	<b>\$392,500</b>	<b>\$595,000</b>	<b>-34.03%</b>	<b>2.68</b>