

Snohomish County Tomorrow 1999 Growth Monitoring Report

HOUSING SALES PRICE REPORT: 1998

Rural Lot Housing Profiles

TYPE:
LOT SIZE:
AGE:
BEDROOM:
UNIT SF:
REPORT NUMBER:

SINGLE FAMILY DETACHED <1 AC						SINGLE FAMILY DETACHED 1 - 2.3 AC					
NEW			EXISTING			NEW			EXISTING		
2-3 1000-1499 Profile #13	3-4 1500-2499 Profile #14	4+ 2500+ Profile #15	2-3 1000-1499 Profile #16	3-4 1500-2499 Profile #17	4+ 2500+ Profile #18	2-3 1000-1499 Profile #19	3-4 1500-2499 Profile #20	4+ 2500+ Profile #21	2-3 1000-1499 Profile #22	3-4 1500-2499 Profile #23	4+ 2500+ Profile #24

COUNTYWIDE

Total Snohomish County												
MEDIAN PRICE:	\$ 146,900	\$ 189,900	\$ 324,900	\$ 144,900	\$ 184,000	\$ 285,000	\$ 149,900	\$ 213,000	\$ 347,600	\$ 162,500	\$ 217,500	\$ 310,000
% Change From Year Earlier	5.6%	5.6%	10.9%	7.4%	8.3%	5.0%	46.0%	4.7%	16.4%	17.8%	16.0%	12.7%
NUMBER OF SALES:	332	1,223	302	2,146	2,999	429	7	32	11	83	194	45
% Change From Year Earlier	-19.0%	-7.5%	19.4%	12.4%	13.5%	29.6%	250.0%	128.6%	37.5%	10.7%	2.6%	4.7%
% Total Snohomish County Sales:	3%	9%	2%	16%	23%	3%	0%	0%	0%	1%	1%	0%
Year Earlier	3%	11%	2%	16%	22%	3%	0%	0%	0%	1%	2%	0%

RURAL

Total Rural												
MEDIAN PRICE:	\$ 139,900	\$ 179,900	\$ 375,150	\$ 142,400	\$ 183,700	\$ 269,500	\$ 149,900	\$ 214,000	\$ 350,950	\$ 160,000	\$ 219,700	\$ 310,000
% Change From Year Earlier	16.5%	5.8%	-14.3%	7.5%	2.1%	-17.3%	46.0%	-3.0%	17.6%	18.5%	14.1%	12.5%
% Countywide Price:	95%	95%	115%	98%	100%	95%	100%	100%	101%	98%	101%	100%
Year Earlier	86%	94%	150%	98%	106%	120%	100%	108%	100%	98%	103%	100%
NUMBER OF SALES:	41	85	17	172	162	21	7	31	10	51	122	25
% Change From Year Earlier	17.1%	107.3%	183.3%	16.2%	-1.8%	-22.2%	250.0%	158.3%	25.0%	45.7%	8.9%	-10.7%
% Total Rural Sales:	2%	4%	1%	9%	8%	1%	0%	2%	1%	3%	6%	1%
Year Earlier	2%	2%	0%	9%	10%	2%	0%	1%	0%	2%	7%	2%

TYPE:
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SINGLE FAMILY DETACHED 2.3 - 5 AC						SINGLE FAMILY DETACHED >5 AC					
NEW			EXISTING			NEW			EXISTING		
2-3 1000-1499 Profile #25	3-4 1500-2499 Profile #26	4+ 2500+ Profile #27	2-3 1000-1499 Profile #28	3-4 1500-2499 Profile #29	4+ 2500+ Profile #30	2-3 1000-1499 Profile #31	3-4 1500-2499 Profile #32	4+ 2500+ Profile #33	2-3 1000-1499 Profile #34	3-4 1500-2499 Profile #35	4+ 2500+ Profile #36

COUNTYWIDE

Total Snohomish County												
MEDIAN PRICE:	\$ 155,450	\$ 229,900	\$ 275,000	\$ 178,450	\$ 223,000	\$ 282,500	\$ 125,200	\$ 193,900	\$ 297,500	\$ 181,600	\$ 237,450	\$ 291,250
% Change From Year Earlier	-6.7%	7.8%	-1.6%	7.9%	3.7%	-9.7%	-22.3%	5.1%	47.3%	11.8%	15.3%	9.3%
NUMBER OF SALES:	4	49	9	56	137	32	2	29	5	29	103	36
% Change From Year Earlier	-33.3%	14.0%	0.0%	-3.4%	28.0%	18.5%	-33.3%	163.6%	150.0%	-42.0%	-14.2%	100.0%
% Total Snohomish County Sales:	0%	0%	0%	0%	1%	0%	0%	0%	0%	0%	1%	0%
Year Earlier	0%	0%	0%	0%	1%	0%	0%	0%	0%	0%	1%	0%

RURAL

Total Rural												
MEDIAN PRICE:	\$ 152,900	\$ 229,900	\$ 275,000	\$ 178,000	\$ 222,000	\$ 282,500	\$ 125,200	\$ 193,900	\$ 251,250	\$ 179,000	\$ 240,000	\$ 284,900
% Change From Year Earlier	-8.3%	7.8%	-0.8%	7.9%	3.3%	-1.8%	-22.3%	6.0%	24.4%	2.3%	9.6%	6.9%
% Countywide Price:	98%	100%	100%	100%	100%	100%	100%	100%	84%	99%	101%	98%
Year Earlier	100%	100%	99%	100%	100%	92%	100%	99%	100%	108%	106%	100%
NUMBER OF SALES:	3	49	9	41	118	24	2	27	4	24	88	28
% Change From Year Earlier	-50.0%	14.0%	12.5%	13.9%	43.9%	33.3%	-33.3%	170.0%	100.0%	-27.3%	-3.3%	100.0%
% Total Rural Sales:	0%	2%	0%	2%	6%	1%	0%	1%	0%	1%	4%	1%
Year Earlier	0%	3%	0%	2%	5%	1%	0%	1%	0%	2%	5%	1%

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Rural Lot Housing Profiles

TYPE:
AGE:
BEDROOM:
UNIT SF:
LOT SIZE:
REPORT NUMBER:

MOBILE HOME ALL ALL ALL				TOTAL
<1 AC	1 - 2.3 AC	2.3 - 5 AC	>.5 AC	Reported Sales
Profile #37	Profile #38	Profile #39	Profile #40	

COUNTYWIDE

Total Snohomish County					
MEDIAN PRICE:		\$ 112,950	\$ 132,450	\$ 136,000	\$ 139,950
	% Change From Year Earlier	14.7%	10.4%	13.3%	5.8%
NUMBER OF SALES:		236	78	87	8,775
	% Change From Year Earlier	30.4%	14.7%	22.5%	-16.7%
% Total Snohomish County Sales:		2%	1%	1%	1%
	Year Earlier	2%	1%	1%	1%

RURAL

Total Rural					
MEDIAN PRICE:		\$ 105,600	\$ 131,000	\$ 135,850	\$ 139,950
	% Change From Year Earlier	12.9%	9.3%	13.2%	5.3%
% Countywide Price:		93%	99%	100%	100%
	Year Earlier	95%	100%	100%	100%
NUMBER OF SALES:		115	69	82	78
	% Change From Year Earlier	25.0%	21.1%	22.4%	-16.1%
% Total Rural Sales:		6%	3%	4%	4%
	Year Earlier	5%	3%	4%	5%