

Local Market Update – April 2026

A Research Tool Provided by Northwest Multiple Listing Service®



NORTHWEST
MULTIPLE LISTING SERVICE®

Snohomish County

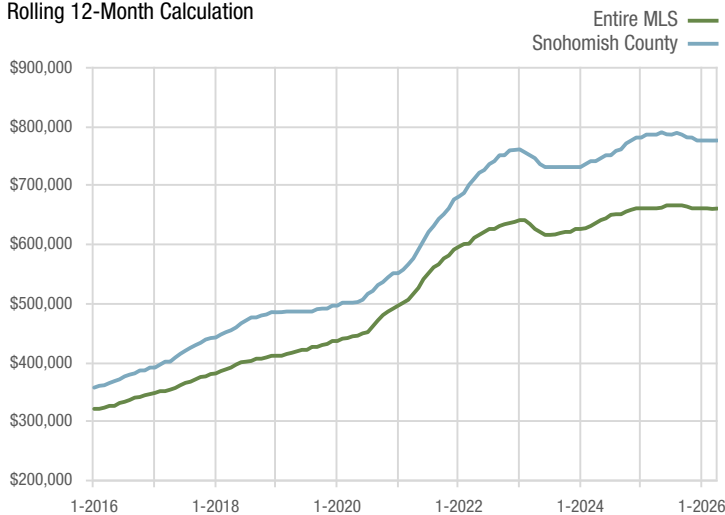
Residential Key Metrics	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	923	1,222	+ 32.4%	3,128	3,676	+ 17.5%
Pending Sales	703	761	+ 8.3%	2,493	2,485	- 0.3%
Closed Sales	706	557	- 21.1%	2,256	1,978	- 12.3%
Days on Market Until Sale	19	28	+ 47.4%	29	38	+ 31.0%
Median Sales Price*	\$775,000	\$799,000	+ 3.1%	\$775,000	\$762,000	- 1.7%
Average Sales Price*	\$901,028	\$867,013	- 3.8%	\$880,967	\$857,650	- 2.6%
Percent of List Price Received*	101.2%	100.3%	- 0.9%	100.7%	99.8%	- 0.9%
Inventory of Homes for Sale	989	1,580	+ 59.8%	—	—	—
Months Supply of Inventory	1.5	2.5	+ 66.7%	—	—	—

Condo Key Metrics	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	210	270	+ 28.6%	698	836	+ 19.8%
Pending Sales	133	140	+ 5.3%	517	506	- 2.1%
Closed Sales	143	103	- 28.0%	475	431	- 9.3%
Days on Market Until Sale	25	30	+ 20.0%	34	43	+ 26.5%
Median Sales Price*	\$515,000	\$485,000	- 5.8%	\$516,100	\$480,000	- 7.0%
Average Sales Price*	\$574,336	\$545,356	- 5.0%	\$590,928	\$560,240	- 5.2%
Percent of List Price Received*	100.8%	99.3%	- 1.5%	99.8%	99.2%	- 0.6%
Inventory of Homes for Sale	248	408	+ 64.5%	—	—	—
Months Supply of Inventory	1.9	3.4	+ 78.9%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

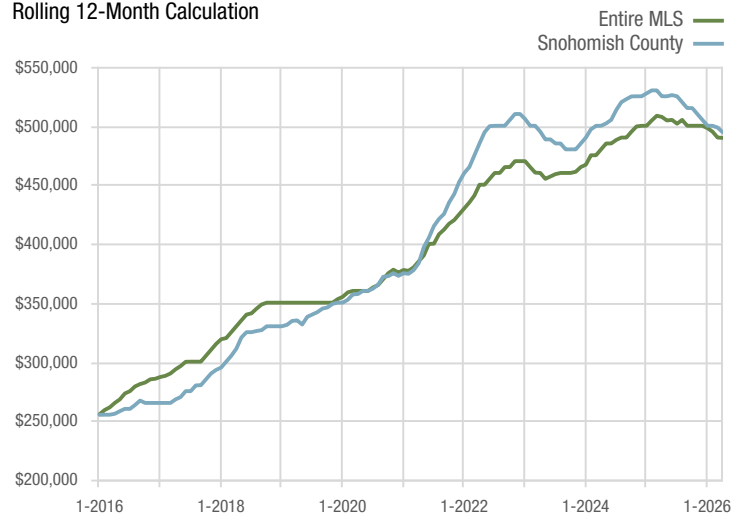
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condominium

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.