

Silverdale

Community · WA · Washington > Kitsap County

BALANCED MARKET

\$591K

MEDIAN SALE PRICE

-6.0%

1-YR CHANGE

219

SALES (12 MO)

\$579K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



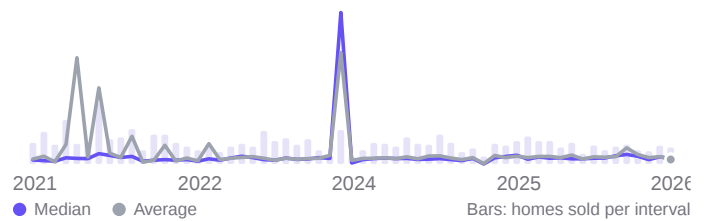
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$583K · Average \$556K

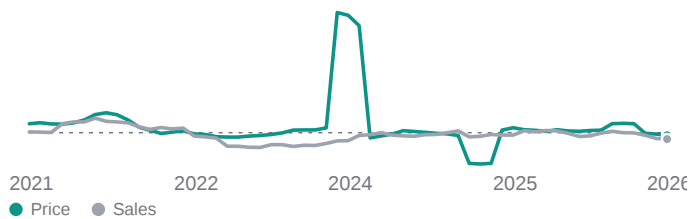


Growth (year over year)

Price -6.0% · Sales -15.1%

Price per square foot

\$321/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

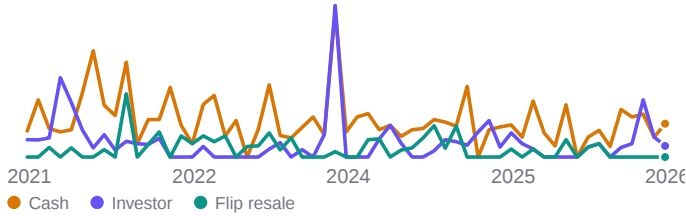
3.6%



BUYERS & OUTCOMES

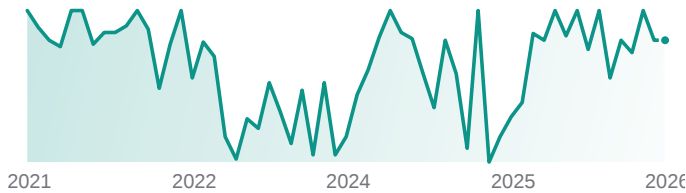
Buyer mix

Cash 17% · Investor 5.6% · Flip resale 0%



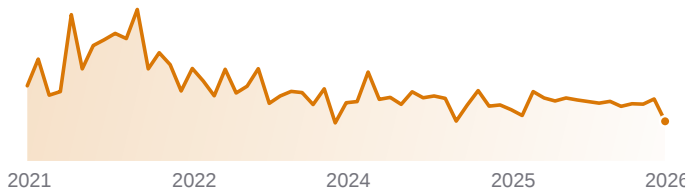
Sellers who sold at a gain

94%

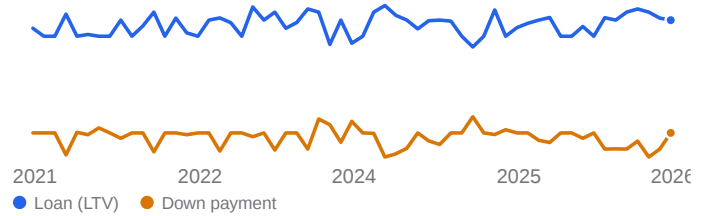


Median annualized return at resale

+3.2%

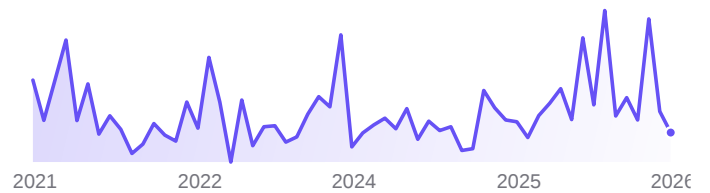


Financing (share of purchase price) Loan (LTV) 90% · Down payment 20%



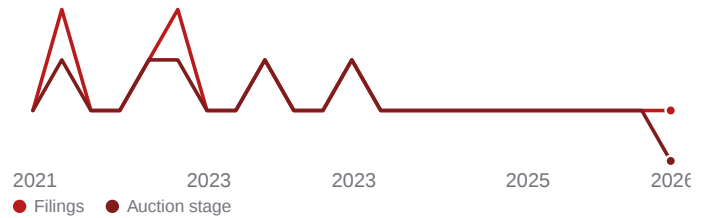
Typical hold before selling

5.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	6,128
Median value (AVM)	\$579K
Median size	1,896 ft²
Median bedrooms	3
Median year built	1991
Single family	84%
Condos	1.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	51%
Underwater (LTV 125% or more)	2.0%
Owner occupied	83%
Company owned	7.2%
Median loan-to-value	50%

Typical ownership tenure

11.8 yrs

COMMUNITY

Population	21,378
Density	1,692 / mi²
Median household income	\$95K
Average household income	\$118K
Crime index (US avg 100)	87
Air pollution index (US avg 100)	102
Earthquake index (US avg 100)	315
Homes occupied	95%
Bachelor's or higher	23%
Poverty rate	6.8%
Unemployment	1.2%
Average temp	52°F
Annual precip	46 in
Sunshine	43%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.