

Seattle 98166

ZIP code · WA · Washington > King County > Seattle

BALANCED MARKET

\$990K

MEDIAN SALE PRICE

+10.0%

1-YR CHANGE

245

SALES (12 MO)

\$794K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



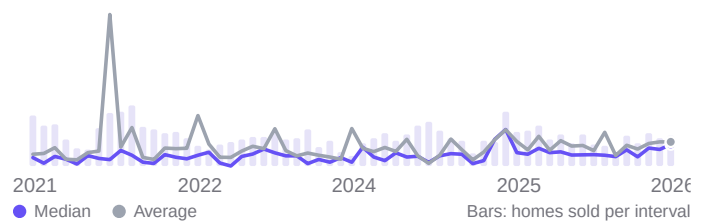
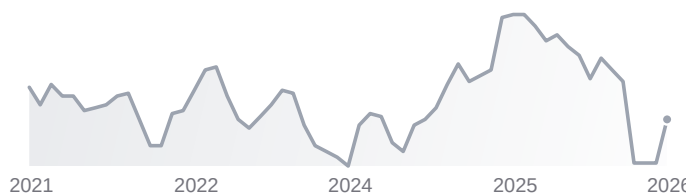
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$1.1M · Average \$1.1M

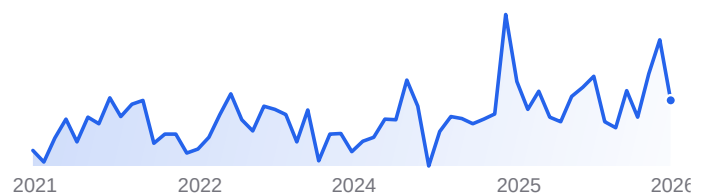
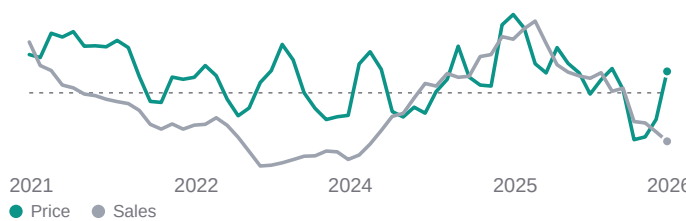


Growth (year over year)

Price +10.0% · Sales -22.5%

Price per square foot

\$440/ft²

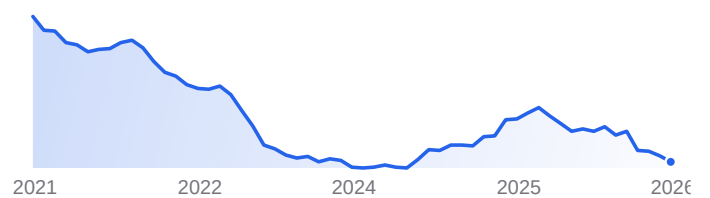
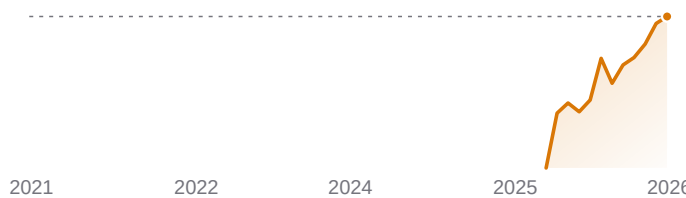


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

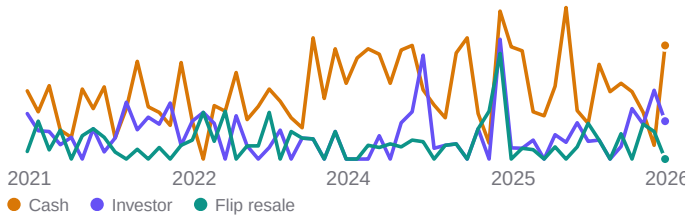
3.4%



BUYERS & OUTCOMES

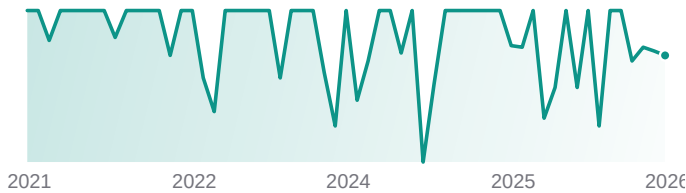
Buyer mix

Cash 38% · Investor 13% · Flip resale 0%



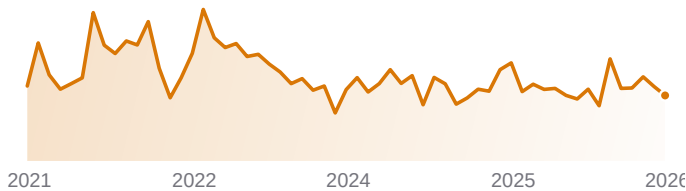
Sellers who sold at a gain

94%

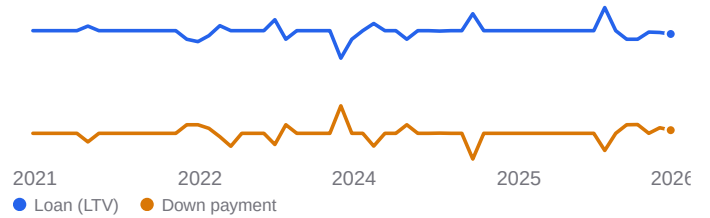


Median annualized return at resale

+4.9%

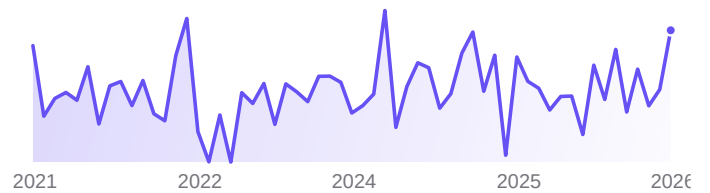


Financing (share of purchase price) Loan (LTV) 78% · Down payment 22%



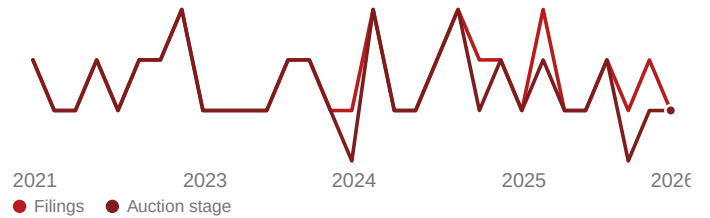
Typical hold before selling

14.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	7,213
Median value (AVM)	\$794K
Median size	2,000 ft²
Median bedrooms	3
Median year built	1956
Single family	89%
Condos	7.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.8%
Owner occupied	74%
Company owned	11%
Median loan-to-value	46%

Typical ownership tenure

14.1 yrs

COMMUNITY

Population	22,270
Density	3,044 / mi²
Median household income	\$107K
Average household income	\$141K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	267
Homes occupied	95%
Bachelor's or higher	31%
Poverty rate	8.3%
Unemployment	1.3%
Average temp	52°F
Annual precip	38 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.