



Powering the Region's Real Estate Industry

NORTHWEST
MULTIPLE LISTING SERVICE®

2022

Clallam

Annual Statistical Review and Highlights



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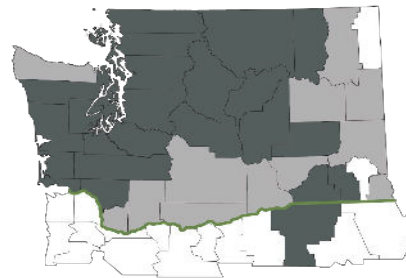
Member Offices

2,603



Total Members/Subscribers

33,861



Counties

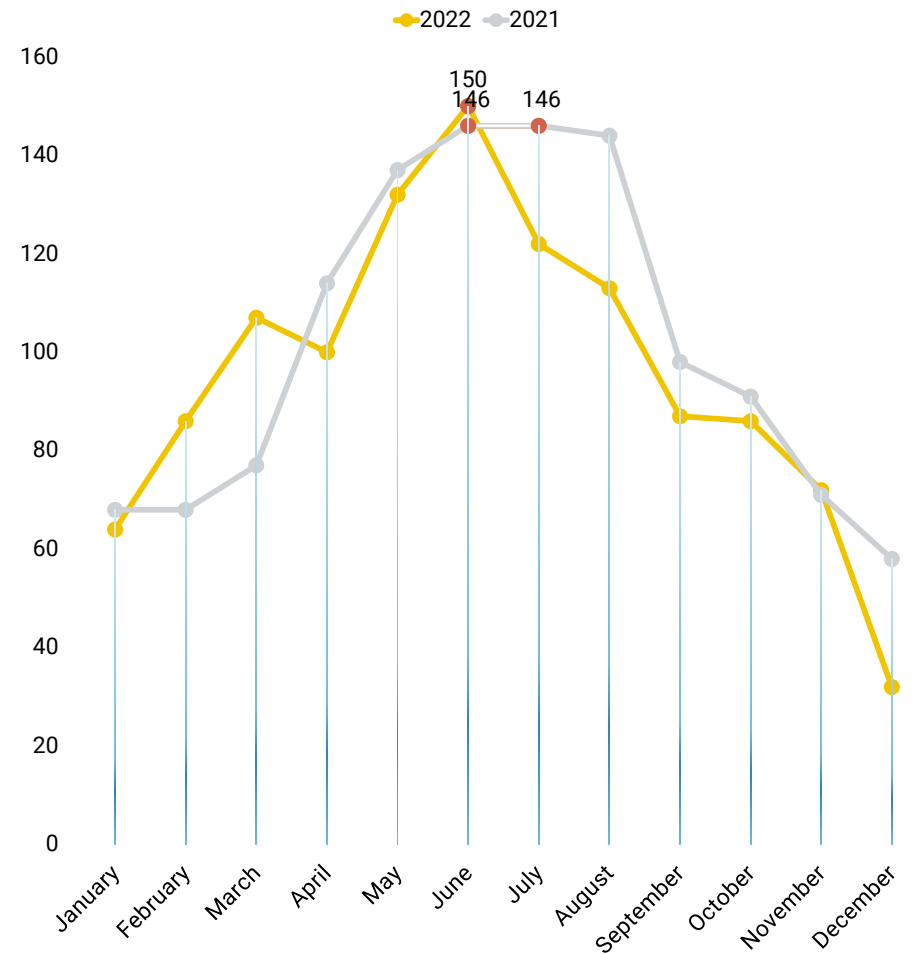
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Clallam: Residential Homes and Condominiums

New Listings by Month

A comparison of new listings added each month this year vs. last year, for residential homes & condominiums.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2022	2021	% chg.
January	64	68	-5.88%
February	86	68	26.47%
March	107	77	38.96%
April	100	114	-12.28%
May	132	137	-3.65%
June	150	146	2.74%
July	122	146	-16.44%
August	113	144	-21.53%
September	87	98	-11.22%
October	86	91	-5.49%
November	72	71	1.41%
December	32	58	-44.83%
Total	1,151	1,218	
% chg.	-5.50%		

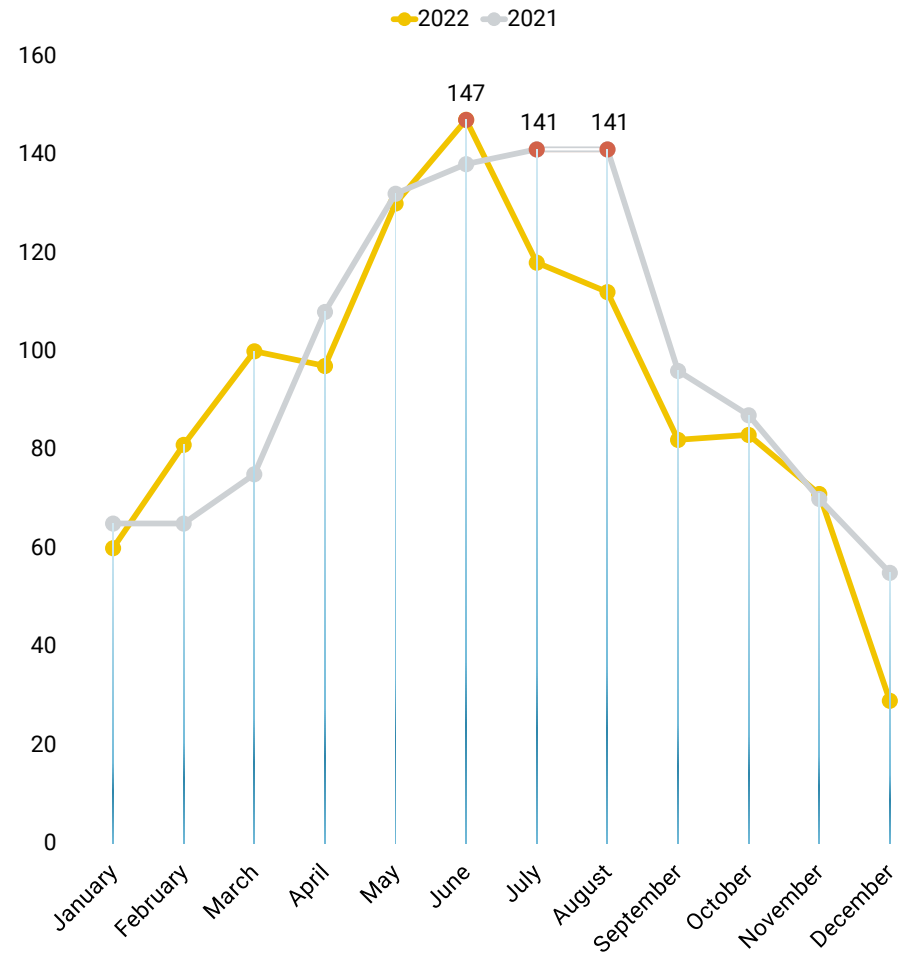


Clallam: Residential Homes Only

New Listings by Month

A comparison of new listings added each month this year vs. last year, for residential homes only.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2022	2021	% chg.
January	60	65	-7.69%
February	81	65	24.62%
March	100	75	33.33%
April	97	108	-10.19%
May	130	132	-1.52%
June	147	138	6.52%
July	118	141	-16.31%
August	112	141	-20.57%
September	82	96	-14.58%
October	83	87	-4.60%
November	71	70	1.43%
December	29	55	-47.27%
Total	1,110	1,173	
% chg.			-5.37%

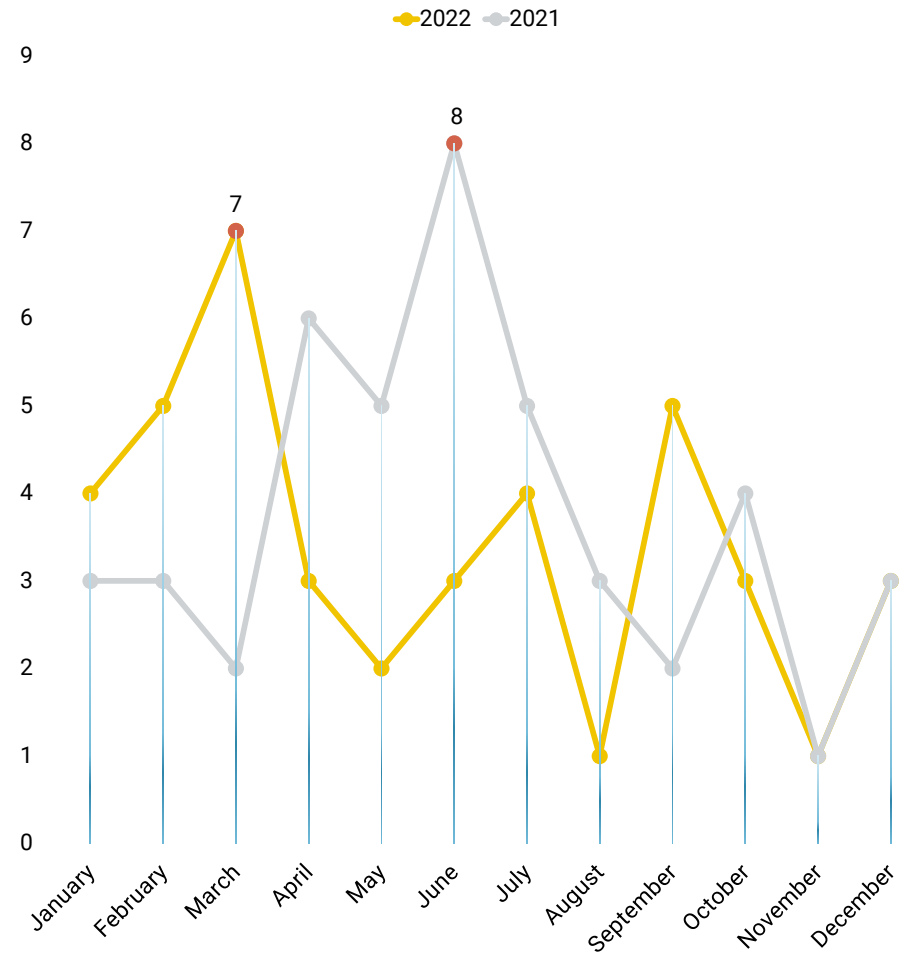


Clallam: Condominiums Only

New Listings by Month

A comparison of new listings added each month this year vs. last year, for condominiums only.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2022	2021	% chg.
January	4	3	33.33%
February	5	3	66.67%
March	7	2	250.00%
April	3	6	-50.00%
May	2	5	-60.00%
June	3	8	-62.50%
July	4	5	-20.00%
August	1	3	-66.67%
September	5	2	150.00%
October	3	4	-25.00%
November	1	1	0.00%
December	3	3	0.00%
Total	41	45	
% chg.			-8.89%

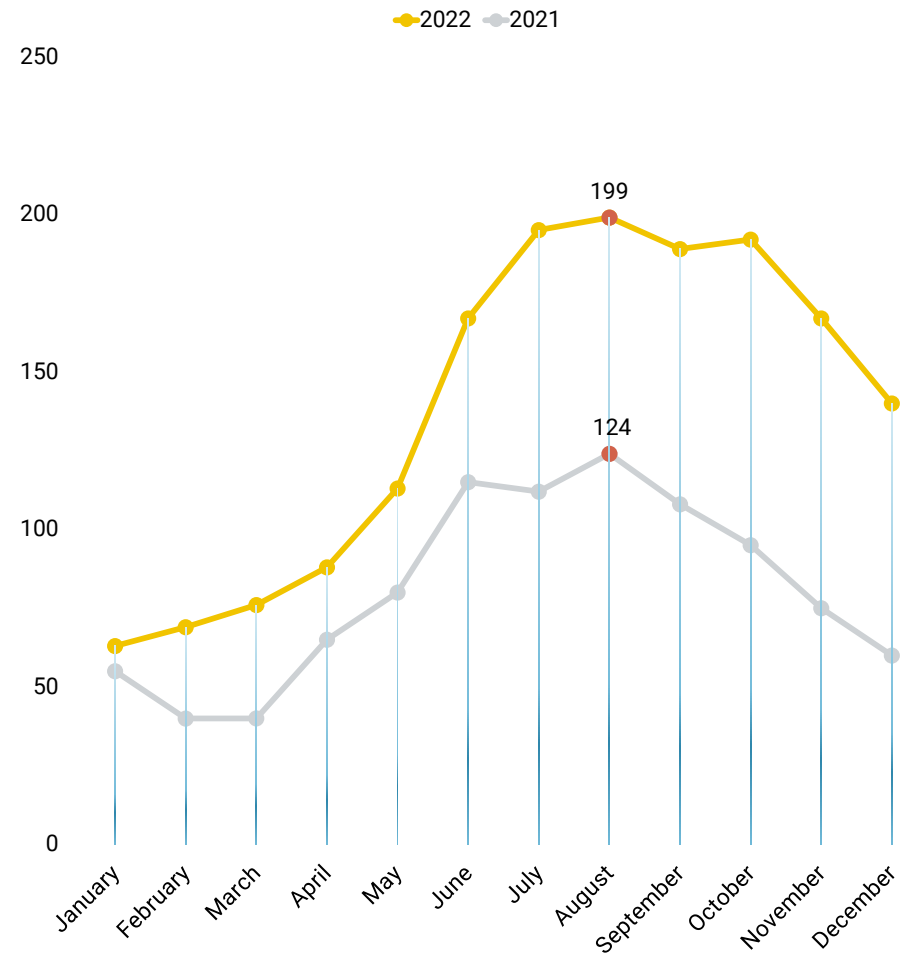


Clallam: Residential Homes and Condominiums

Active Listings by Month

A comparison of active listings each month this year vs. last year, for residential homes & condominiums.
Active Listings: Inventory on market.

	2022	2021	% chg.
January	63	55	14.55%
February	69	40	72.50%
March	76	40	90.00%
April	88	65	35.38%
May	113	80	41.25%
June	167	115	45.22%
July	195	112	74.11%
August	199	124	60.48%
September	189	108	75.00%
October	192	95	102.11%
November	167	75	122.67%
December	140	60	133.33%
Total	1,658	969	
% chg.			71.10%

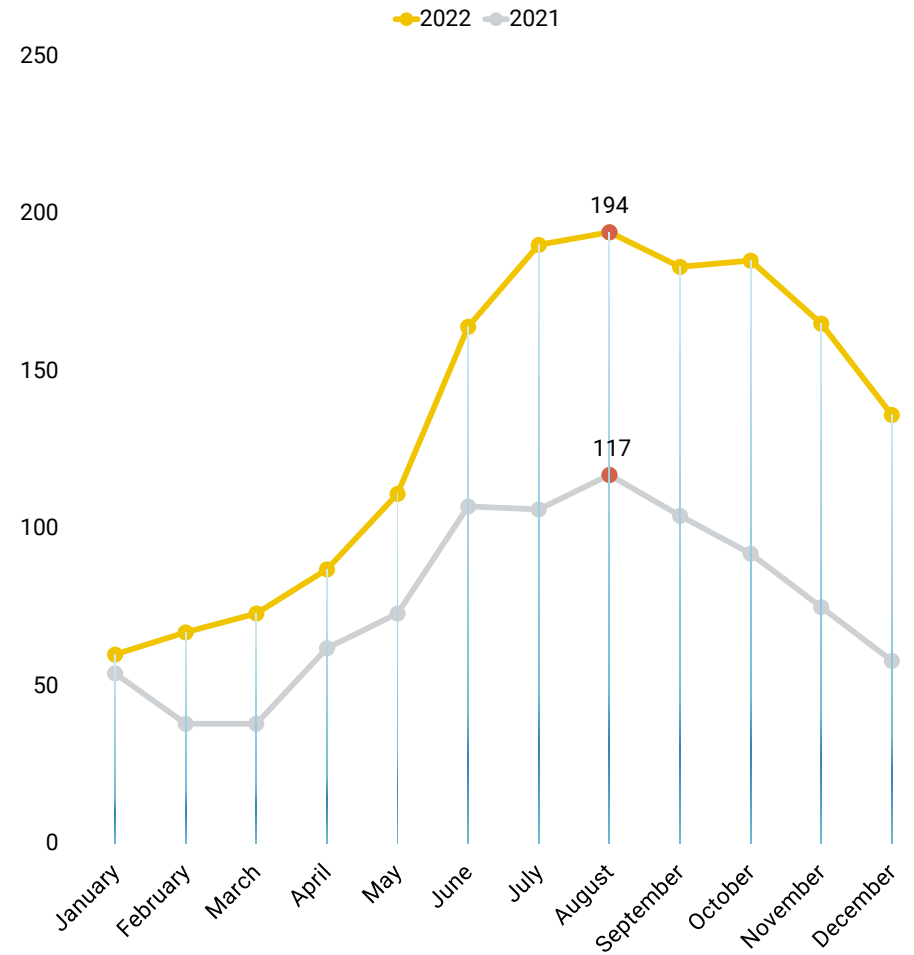


Clallam: Residential Homes Only

Active Listings by Month

A comparison of active listings each month this year vs. last year, for residential homes only.
Active Listings: Inventory on market.

	2022	2021	% chg.
January	60	54	11.11%
February	67	38	76.32%
March	73	38	92.11%
April	87	62	40.32%
May	111	73	52.05%
June	164	107	53.27%
July	190	106	79.25%
August	194	117	65.81%
September	183	104	75.96%
October	185	92	101.09%
November	165	75	120.00%
December	136	58	134.48%
Total	1,615	924	
% chg.			74.78%

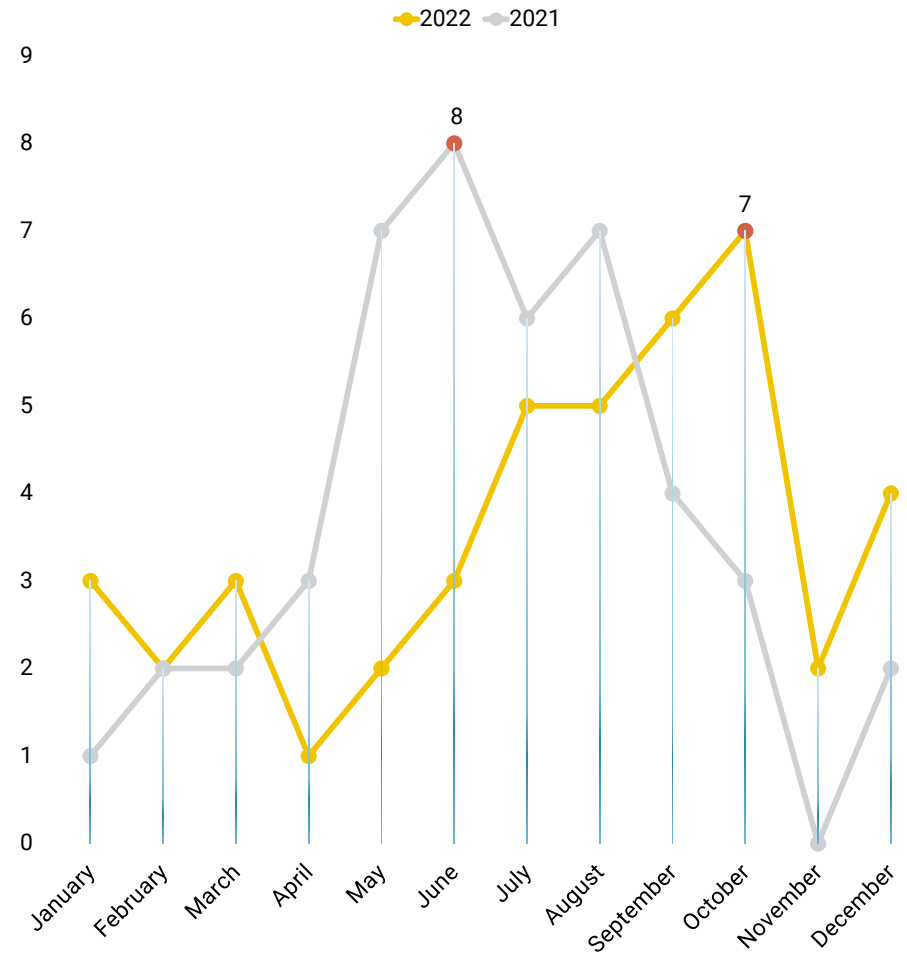


Clallam: Condominiums Only

Active Listings by Month

A comparison of active listings each month this year vs. last year, for condominiums only.
Active Listings: Inventory on market.

	2022	2021	% chg.
January	3	1	200.00%
February	2	2	0.00%
March	3	2	50.00%
April	1	3	-66.67%
May	2	7	-71.43%
June	3	8	-62.50%
July	5	6	-16.67%
August	5	7	-28.57%
September	6	4	50.00%
October	7	3	133.33%
November	2	0	0.00%
December	4	2	100.00%
Total	43	45	
% chg.	-4.44%		



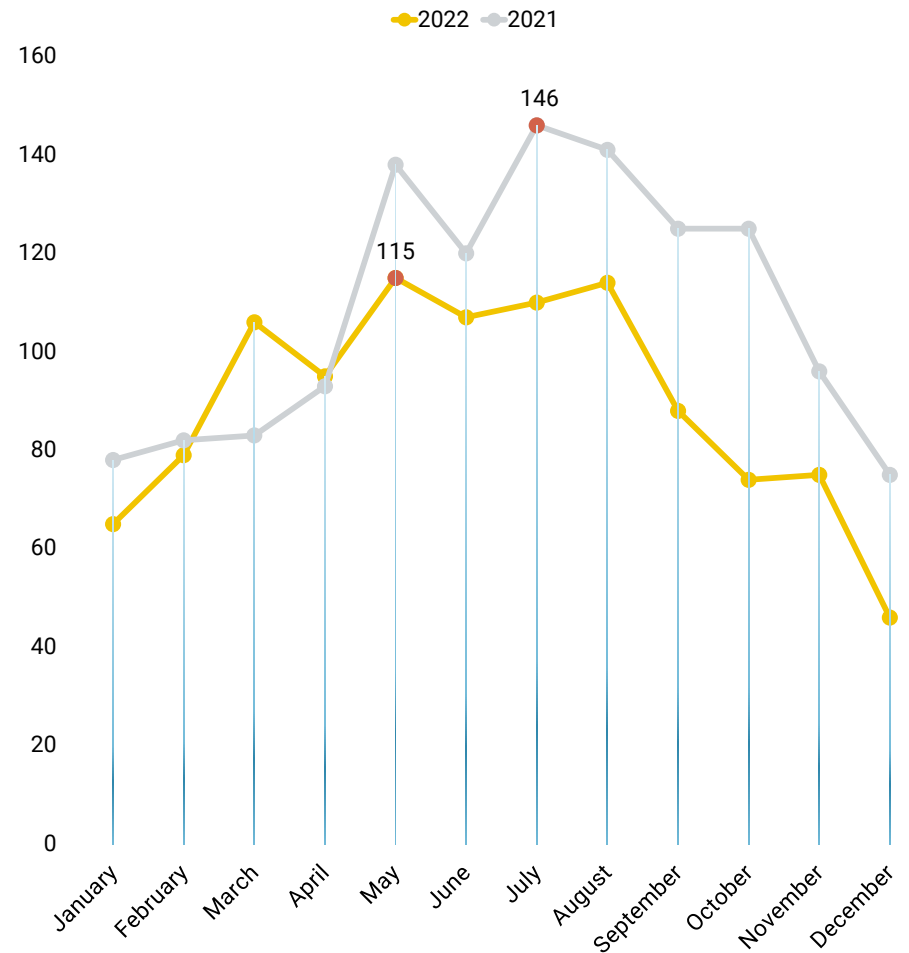
Clallam: Residential Homes and Condominiums

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for residential homes & condominiums.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2022	2021	% chg.
January	65	78	-16.67%
February	79	82	-3.66%
March	106	83	27.71%
April	95	93	2.15%
May	115	138	-16.67%
June	107	120	-10.83%
July	110	146	-24.66%
August	114	141	-19.15%
September	88	125	-29.60%
October	74	125	-40.80%
November	75	96	-21.88%
December	46	75	-38.67%
Total	1,074	1,302	
% chg.			-17.51%



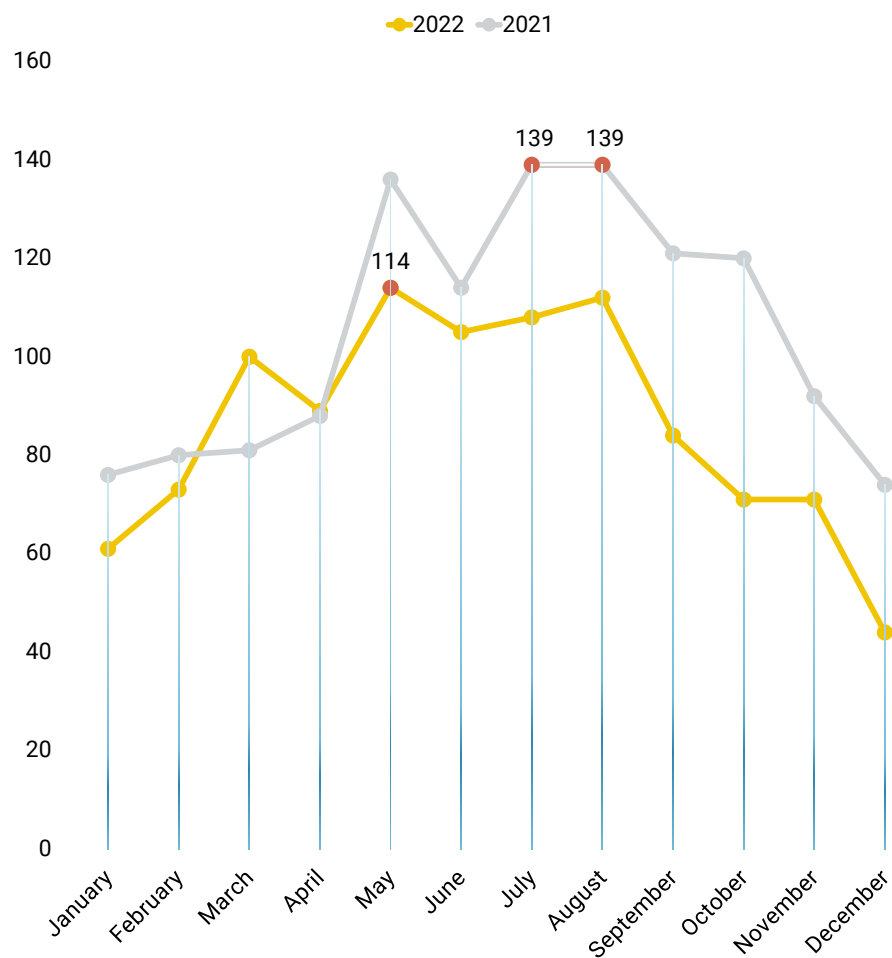
Clallam: Residential Homes Only

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for residential homes only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2022	2021	% chg.
January	61	76	-19.74%
February	73	80	-8.75%
March	100	81	23.46%
April	89	88	1.14%
May	114	136	-16.18%
June	105	114	-7.89%
July	108	139	-22.30%
August	112	139	-19.42%
September	84	121	-30.58%
October	71	120	-40.83%
November	71	92	-22.83%
December	44	74	-40.54%
Total	1,032	1,260	
% chg.			-18.10%



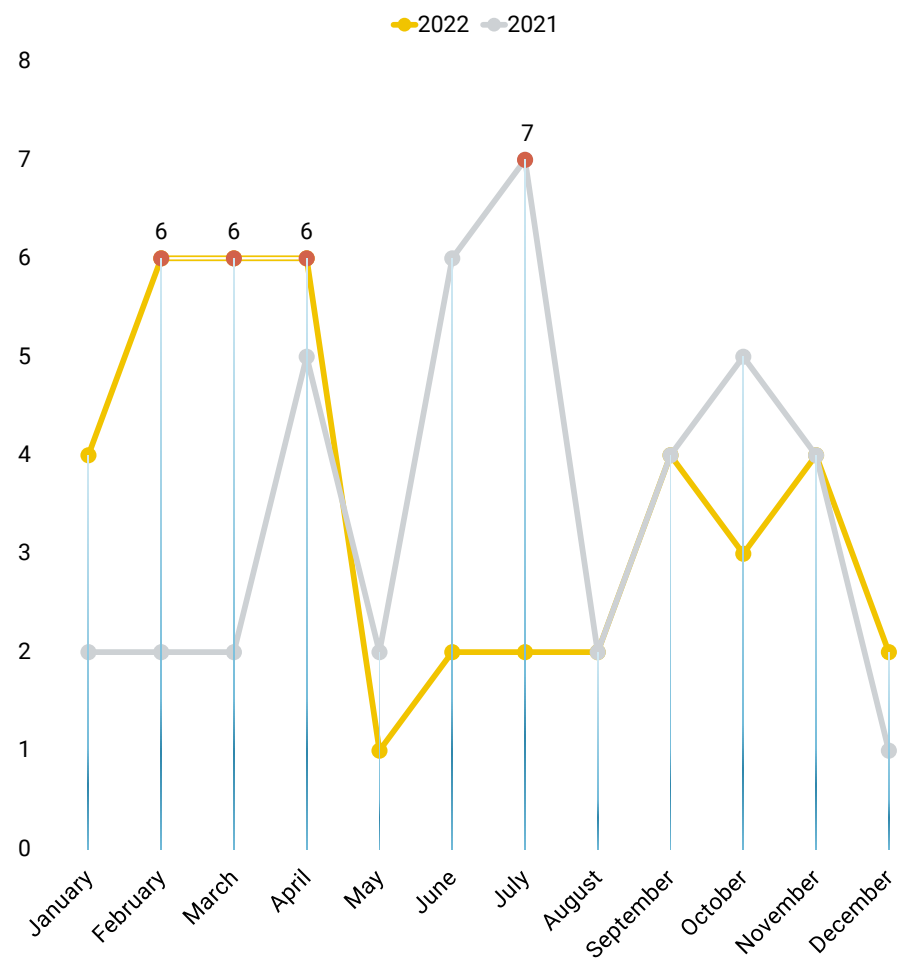
Clallam: Condominiums Only

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for condominiums only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2022	2021	% chg.
January	4	2	100.00%
February	6	2	200.00%
March	6	2	200.00%
April	6	5	20.00%
May	1	2	-50.00%
June	2	6	-66.67%
July	2	7	-71.43%
August	2	2	0.00%
September	4	4	0.00%
October	3	5	-40.00%
November	4	4	0.00%
December	2	1	100.00%
Total	42	42	
% chg.	0.00%		

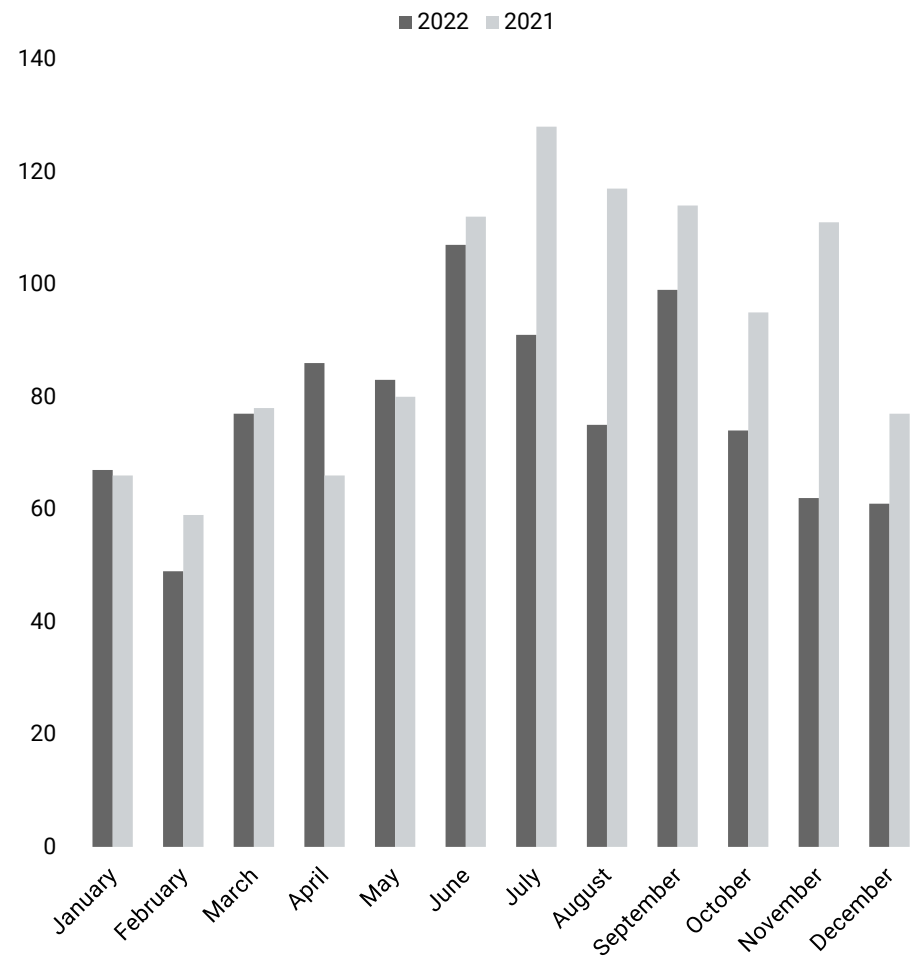


Clallam: Residential Homes and Condominiums

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for residential homes & condominiums.

	2022	2021	% chg.
January	67	66	1.52%
February	49	59	-16.95%
March	77	78	-1.28%
April	86	66	30.30%
May	83	80	3.75%
June	107	112	-4.46%
July	91	128	-28.91%
August	75	117	-35.90%
September	99	114	-13.16%
October	74	95	-22.11%
November	62	111	-44.14%
December	61	77	-20.78%
Total	931	1,103	
% chg.			-15.59%

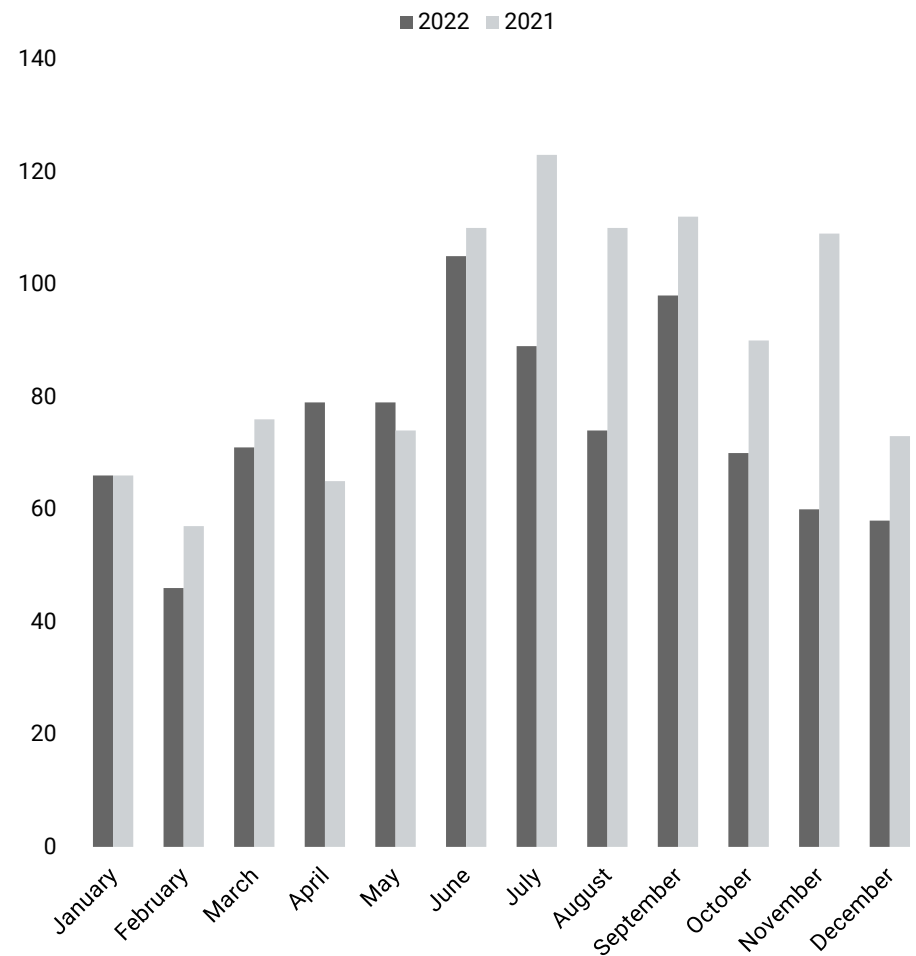


Clallam: Residential Homes Only

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for residential homes only.

	2022	2021	% chg.
January	66	66	0.00%
February	46	57	-19.30%
March	71	76	-6.58%
April	79	65	21.54%
May	79	74	6.76%
June	105	110	-4.55%
July	89	123	-27.64%
August	74	110	-32.73%
September	98	112	-12.50%
October	70	90	-22.22%
November	60	109	-44.95%
December	58	73	-20.55%
Total	895	1,065	
% chg.			-15.96%

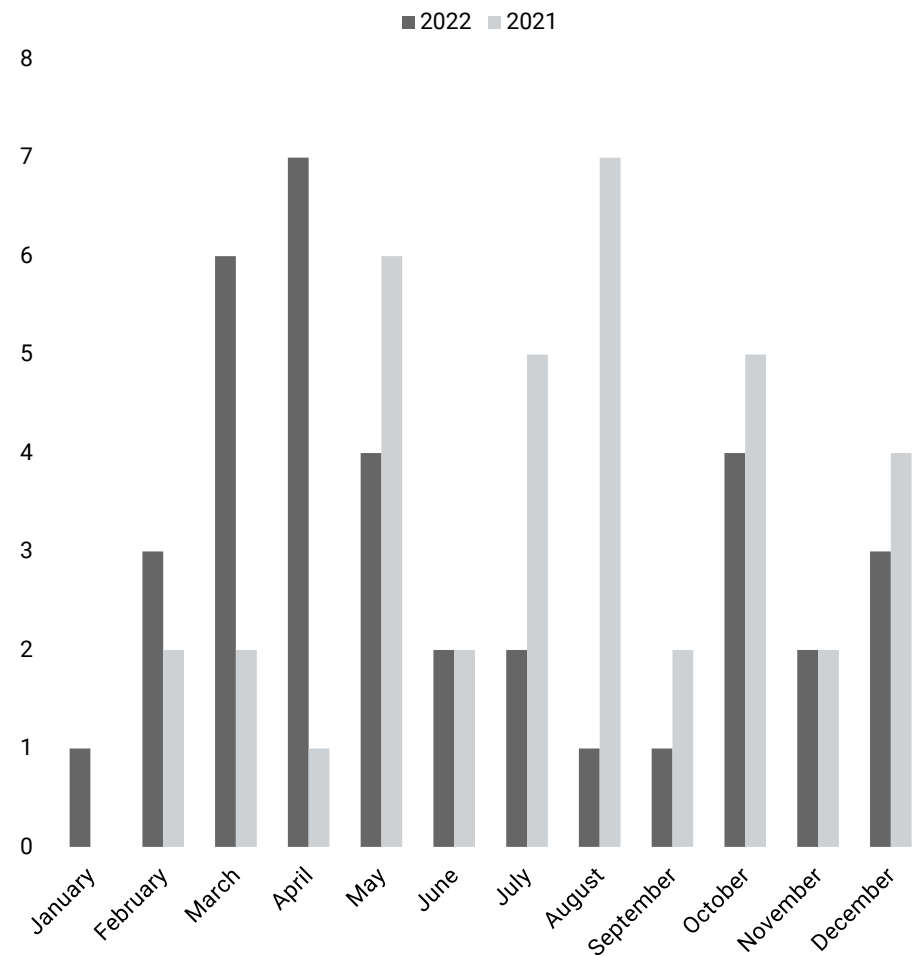


Clallam: Condominiums Only

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for condominiums only.

	2022	2021	% chg.
January	1	0	0.00%
February	3	2	50.00%
March	6	2	200.00%
April	7	1	600.00%
May	4	6	-33.33%
June	2	2	0.00%
July	2	5	-60.00%
August	1	7	-85.71%
September	1	2	-50.00%
October	4	5	-20.00%
November	2	2	0.00%
December	3	4	-25.00%
Total	36	38	
% chg.			-5.26%

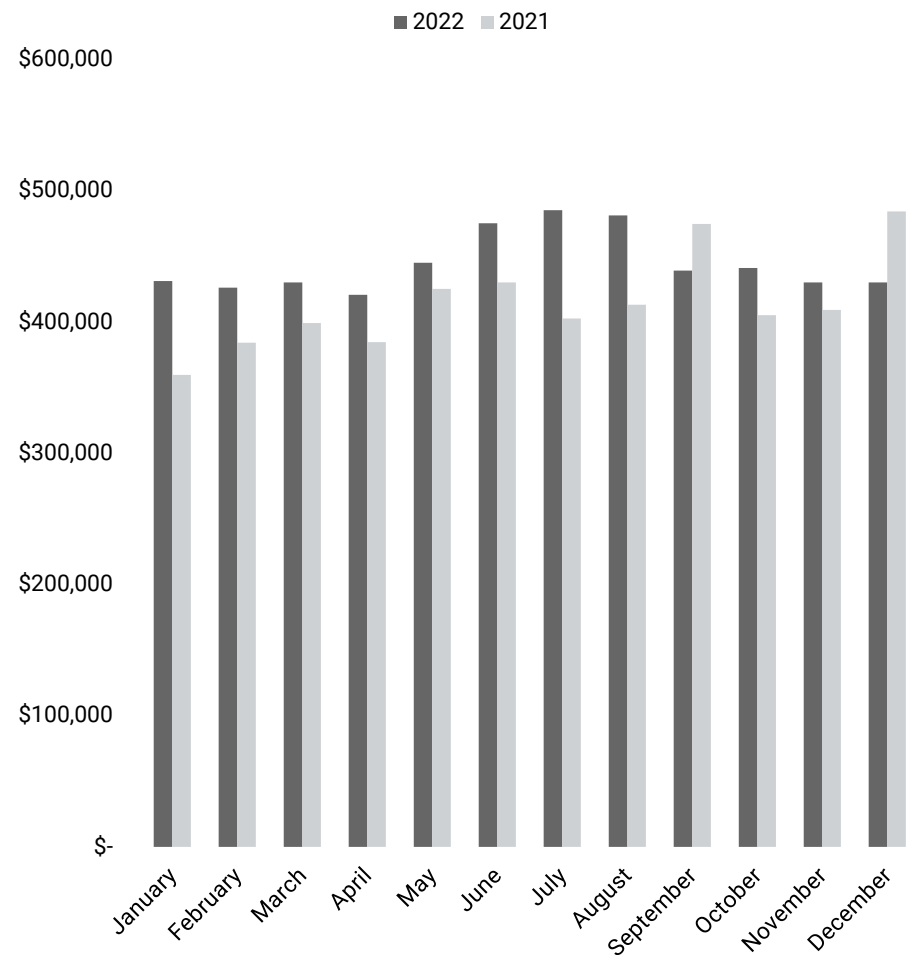


Clallam: Residential Homes and Condominiums

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for residential homes & condominiums. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2022	2021	% chg.
January	\$ 431,000	\$ 359,500	19.89%
February	\$ 426,000	\$ 384,000	10.94%
March	\$ 430,000	\$ 399,000	7.77%
April	\$ 420,500	\$ 384,500	9.36%
May	\$ 444,950	\$ 425,000	4.69%
June	\$ 475,000	\$ 430,000	10.47%
July	\$ 485,000	\$ 402,500	20.50%
August	\$ 481,000	\$ 413,000	16.46%
September	\$ 439,000	\$ 474,500	-7.48%
October	\$ 441,000	\$ 405,000	8.89%
November	\$ 429,950	\$ 409,000	5.12%
December	\$ 430,000	\$ 484,000	-11.16%
Total	\$ 446,000	\$ 413,000	
% chg.			7.99%

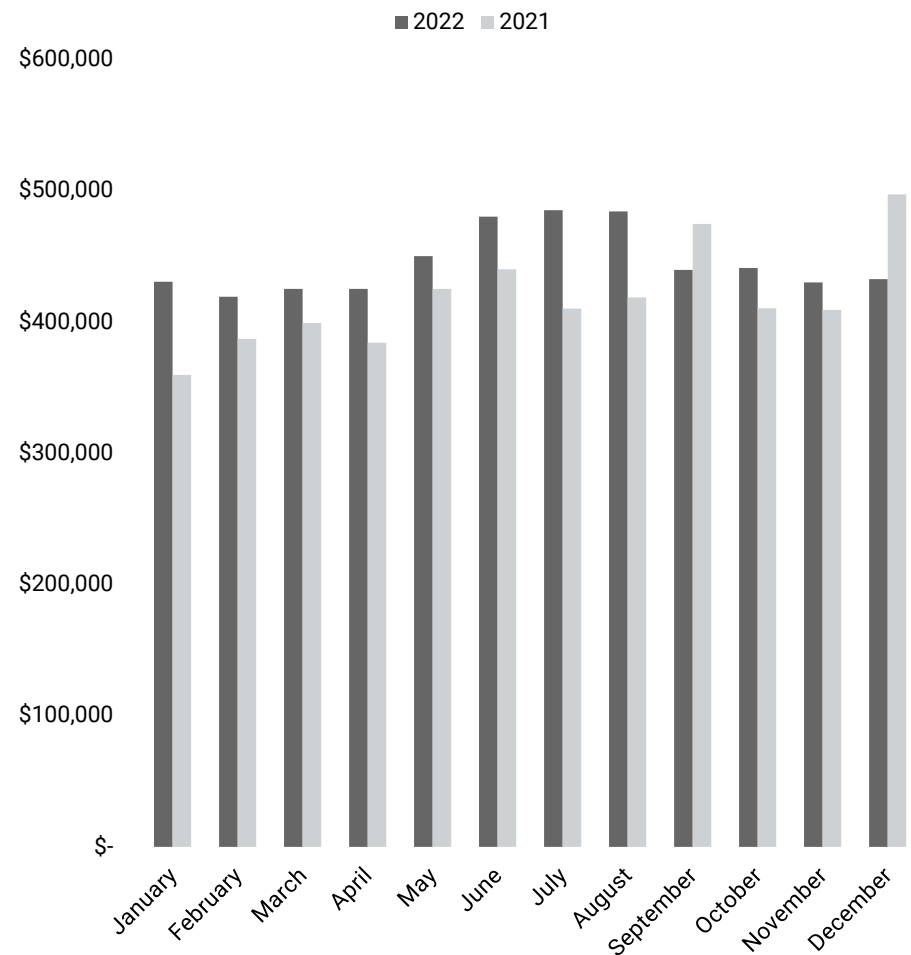


Clallam: Residential Homes Only

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for residential homes only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2022	2021	% chg.
January	\$ 430,500	\$ 359,500	19.75%
February	\$ 419,000	\$ 387,000	8.27%
March	\$ 425,000	\$ 399,000	6.52%
April	\$ 425,000	\$ 384,000	10.68%
May	\$ 450,000	\$ 425,000	5.88%
June	\$ 480,000	\$ 440,000	9.09%
July	\$ 485,000	\$ 410,000	18.29%
August	\$ 484,000	\$ 418,500	15.65%
September	\$ 439,500	\$ 474,500	-7.38%
October	\$ 441,000	\$ 410,250	7.50%
November	\$ 429,975	\$ 409,000	5.13%
December	\$ 432,500	\$ 497,000	-12.98%
Total	\$ 450,000	\$ 415,000	
% chg.			8.43%

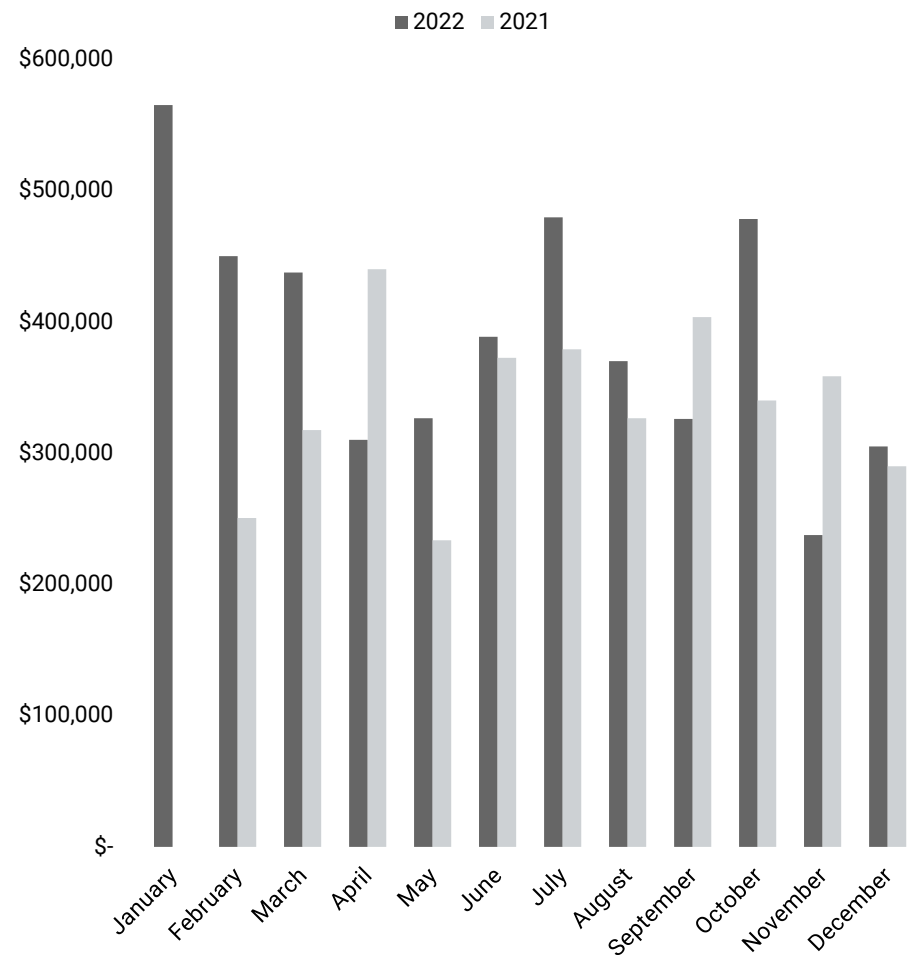


Clallam: Condominiums Only

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for condominiums only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2022	2021	% chg.
January	\$ 565,000	\$ -	0.00%
February	\$ 450,000	\$ 250,500	79.64%
March	\$ 437,500	\$ 317,500	37.80%
April	\$ 310,000	\$ 440,000	-29.55%
May	\$ 326,450	\$ 233,500	39.81%
June	\$ 388,500	\$ 372,500	4.30%
July	\$ 479,500	\$ 379,000	26.52%
August	\$ 370,000	\$ 326,500	13.32%
September	\$ 326,000	\$ 403,500	-19.21%
October	\$ 478,250	\$ 340,000	40.66%
November	\$ 237,475	\$ 358,500	-33.76%
December	\$ 305,000	\$ 289,950	5.19%
Total	\$ 385,000	\$ 320,000	
% chg.			20.31%



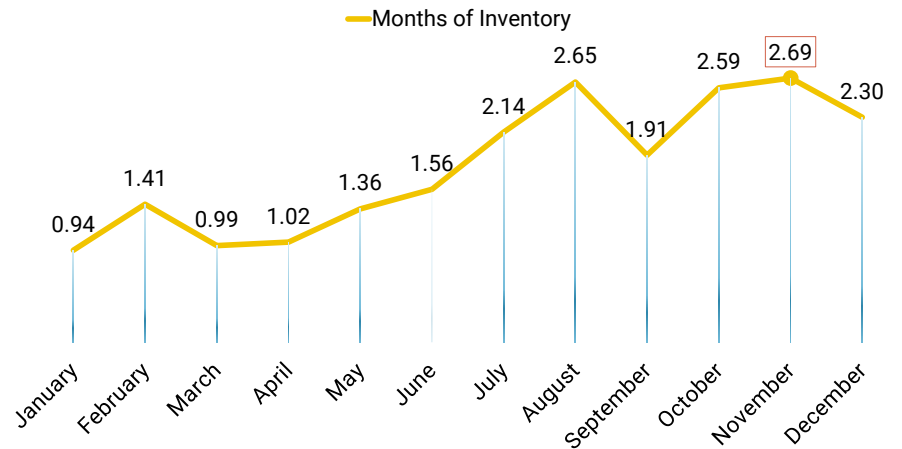
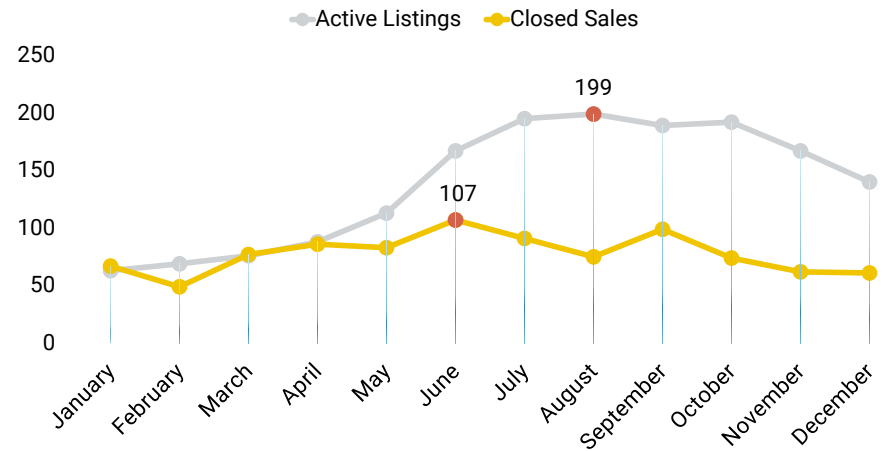
Clallam: Residential Homes and Condominiums

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for residential homes & condominiums.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	63	67	0.94
February	69	49	1.41
March	76	77	0.99
April	88	86	1.02
May	113	83	1.36
June	167	107	1.56
July	195	91	2.14
August	199	75	2.65
September	189	99	1.91
October	192	74	2.59
November	167	62	2.69
December	140	61	2.30



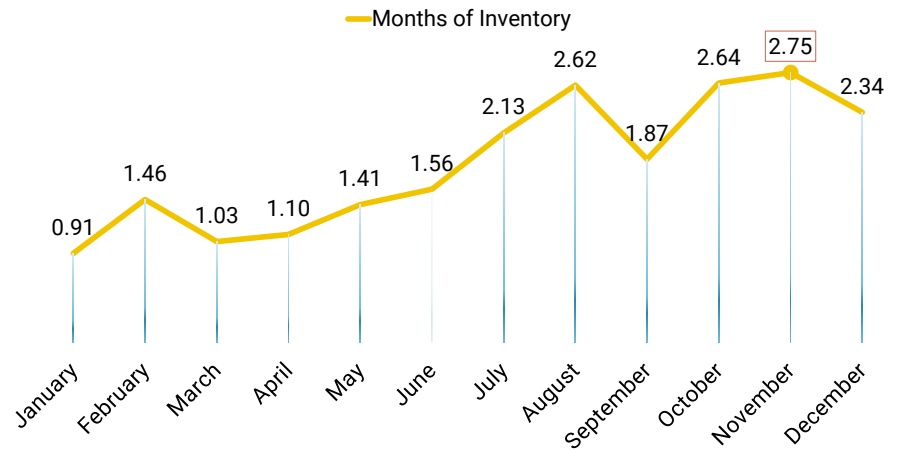
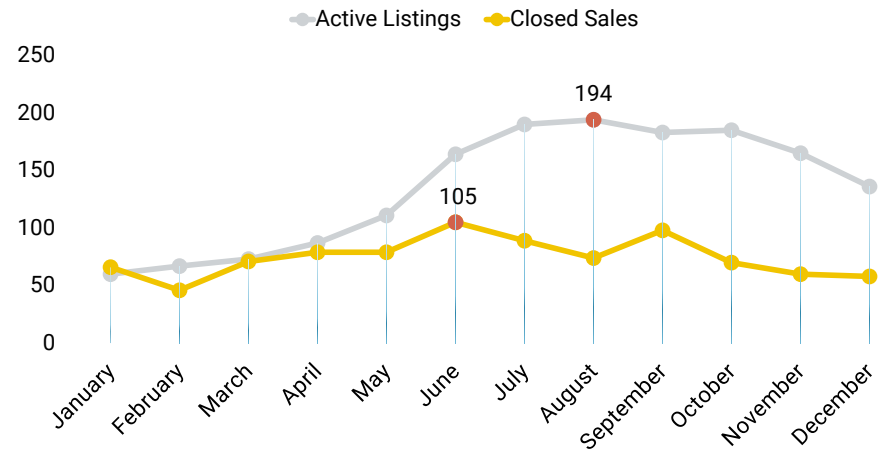
Clallam: Residential Homes Only

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for residential homes only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	60	66	0.91
February	67	46	1.46
March	73	71	1.03
April	87	79	1.10
May	111	79	1.41
June	164	105	1.56
July	190	89	2.13
August	194	74	2.62
September	183	98	1.87
October	185	70	2.64
November	165	60	2.75
December	136	58	2.34



Clallam: Condominiums Only

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for condominiums only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	3	1	3.00
February	2	3	0.67
March	3	6	0.50
April	1	7	0.14
May	2	4	0.50
June	3	2	1.50
July	5	2	2.50
August	5	1	5.00
September	6	1	6.00
October	7	4	1.75
November	2	2	1.00
December	4	3	1.33

