

Sold Properties

Listing #	Address	City	Bd	Bth	SqFt	Lot Sz	Year	Date	\$/SqFt	CDOM	Orig Price	List Price	Sold Price
29085786	30901 State Route 20 #C8	Oak Harbor	3	1.75	1,404		1987	08/14/09	\$32.41	436	\$47,500	\$47,500	\$45,500
467788	701 S Main St #45	Coupeville	3	2.00	1,512		1994	06/27/13	\$34.72	70	\$69,990	\$69,990	\$52,500
28165427	1642 Stephen	Oak Harbor	2	2.00	1,200	0.530	1977	10/19/09	\$69.17	140	\$98,000	\$92,500	\$83,000
148787	986 Yvonne Ave	Oak Harbor	3	2.00	1,758	0.280	1975	03/03/11	\$48.92	247	\$164,900	\$119,750	\$86,000
1006371	325 NE Kettle St #209	Oak Harbor	2	1.00	773		1984	12/30/16	\$124.84	136	\$115,000	\$110,000	\$96,500
736478	2400 Loerland Dr	Oak Harbor	3	1.75	1,428	0.407	1959	08/31/15	\$72.48	81	\$145,500	\$109,900	\$103,500
287019	1681 NE 9th Ave	Oak Harbor	3	1.00	1,150	0.321	1962	03/29/12	\$102.52	80	\$133,900	\$121,900	\$117,900
29110976	1640 SW Mulberry Place #C2C	Oak Harbor	2	1.75	961		2009	08/09/11	\$124.87	695	\$154,000	\$119,900	\$120,000
29007204	4345 Northgate Dr	Oak Harbor	3	2.00	1,400		1996	04/30/09	\$89.29	66	\$120,000	\$125,000	\$125,000
112858	1181 NE Cordero Place	Oak Harbor	3	1.00	1,067		2002	05/09/11	\$121.84	511	\$184,900	\$134,900	\$130,000
862439	1876 Elhardt St	Camano Island	2	1.75	1,392	0.282	1979	11/25/15	\$98.81	233	\$162,500	\$139,900	\$137,550
617109	1616 Skyline Way #3	Anacortes	2	2.25	1,309		1984	09/19/14	\$106.95	126	\$170,000	\$155,000	\$140,000
29059257	1328 Privado Lane	Sedro Woolley	3	1.50	1,008	0.180	1986	07/10/09	\$141.87	39	\$139,900	\$139,900	\$143,000
28097362	1670 SW Mulberry Place #B3C	Oak Harbor	2	1.75	961		2007	04/30/09	\$150.88	469	\$167,000	\$145,000	\$145,000
46257	606 Salal St	Oak Harbor	3	2.00	1,008		1978	06/01/10	\$157.74	22	\$159,000	\$159,000	\$159,000
495373	2014 Donna Dr	Coupeville	3	1.75	1,632	0.320	1991	06/26/14	\$102.02	358	\$169,900	\$167,400	\$166,500
28114247	147 SE OLeary St	Oak Harbor	3	1.00	1,162	0.171	1952	03/19/09	\$159.21	245	\$194,750	\$189,750	\$185,000
9268	3706 Portage Lane #104	Anacortes	2	2.00	1,113		2006	03/10/10	\$176.37	28	\$189,900	\$189,900	\$196,300
586731	3184 N Taylor Rd	Oak Harbor	6	3.00	2,140	1.200	1963	04/30/14	\$93.46	49	\$215,000	\$215,000	\$200,000
205958	1620 SW Nienhuis	Oak Harbor	3	2.50	1,548		1997	10/20/11	\$129.20	166	\$225,000	\$205,000	\$200,000
340086	1845 Fort Nugent Rd	Oak Harbor	3	2.00	2,248	2.820	1970	05/24/12	\$91.19	14	\$209,000	\$209,000	\$205,000
28026847	4017 Commercial Ave	Anacortes	3	2.00	1,255	0.207	1940	09/15/08	\$167.33	185	\$275,000	\$224,900	\$210,000
382591	930 SW Silverberry St	Oak Harbor	4	2.00	1,607	0.172	1999	11/05/12	\$133.79	80	\$249,000	\$235,000	\$215,000
701832	1950 SW Sunnyside Ave	Oak Harbor	4	2.50	1,634	0.168	2001	12/31/14	\$137.70	79	\$250,000	\$239,900	\$225,000
104386	3413 Best Rd	Oak Harbor	3	1.75	1,888	5.360	1973	11/15/10	\$119.17	25	\$244,900	\$244,900	\$225,000
255190	100 Woodcreek Way	Coupeville	2	1.75	1,619	0.223	1965	04/17/13	\$140.21	876	\$345,000	\$234,000	\$227,000
28190054	1850 SW Scenic Heights St #E	Oak Harbor	2	1.75	1,540		2008	10/09/09	\$147.79	266	\$299,950	\$259,950	\$227,600
28093478	1236 Dewey Dr	Coupeville	3	2.00	1,592		2007	07/22/08	\$143.22	315	\$228,000	\$228,000	\$228,000
29087508	1706 Fort Nugent Rd	Oak Harbor	3	2.50	1,899	5.000	1996	10/09/09	\$121.12	111	\$230,000	\$229,900	\$230,000
28021147	900 NE Meeter Lane	Oak Harbor	4	2.25	1,920		1959	10/03/08	\$119.79	300	\$264,900	\$239,900	\$230,000
28198424	2571 Olympic Dr	Oak Harbor	3	2.00	1,350		2003	03/18/09	\$172.22	42	\$238,000	\$238,000	\$232,500
49605	387 SW 8th Ave	Oak Harbor	4	2.00	1,692	0.230	1958	08/24/10	\$138.89	103	\$248,000	\$239,900	\$235,000
13448	1014 NE Kelly Place	Oak Harbor	3	2.50	1,722	0.250	2005	02/04/11	\$138.10	330	\$275,000	\$239,000	\$237,800
160461	1040 NE Big Berry Lp	Oak Harbor	4	2.50	2,356	0.071	2005	03/02/11	\$101.44	51	\$254,900	\$245,000	\$239,000
275013	1729 SW Putnam Dr	Oak Harbor	3	2.50	1,772	0.255	1990	01/19/12	\$135.44	26	\$265,000	\$242,500	\$240,000
49402	2580 SW Talon Lp	Oak Harbor	4	2.25	1,860		1996	09/29/10	\$129.03	151	\$284,900	\$254,900	\$240,000
23154	630 SW Regency	Oak Harbor	3	2.50	1,739		2001	06/08/10	\$142.04	243	\$268,750	\$252,000	\$247,000
577664	1350 NE O'Leary St	Oak Harbor	4	3.00	2,600		1971	04/24/14	\$95.77	90	\$269,000	\$249,000	\$249,000
28091955	1574 NW Almond Lp	Oak Harbor	3	2.50	1,489	0.209	2002	07/07/08	\$172.93	28	\$258,952	\$258,952	\$257,500
1018337	325 SW Roodzant St	Oak Harbor	3	1.75	1,275	0.182	1995	10/07/16	\$203.53	0	\$265,000	\$265,000	\$259,500
1175075	3317 Garfield Ct	Oak Harbor	3	1.50	1,250	1.249	1972	12/28/17	\$208.00	100	\$267,000	\$264,900	\$260,000
1119551	69 Timber Lane	Friday Harbor	3	2.00	1,352	5.114	1997	06/23/17	\$192.31	0	\$269,900	\$269,900	\$260,000
246890	2262 Cove Dr	Oak Harbor	3	2.00	1,251		1977	10/06/11	\$208.23	228	\$259,000	\$265,000	\$260,500
29063180	2326 Happy Lane	Oak Harbor	2	3.50	1,564		1977	06/26/09	\$166.75	22	\$264,900	\$264,900	\$260,800
28081780	1751 SW 16th Ave	Oak Harbor	3	2.25	1,688	0.230	1995	08/27/08	\$156.99	77	\$277,750	\$277,750	\$265,000
28185321	1850 SW Scenic Heights St #E	Oak Harbor	2	1.75	1,540		2008	03/02/09	\$172.37	52	\$259,950	\$259,950	\$265,450
93554	1470 SW 9th Ave	Oak Harbor	4	2.50	2,145		1996	09/01/10	\$125.87	173	\$279,000	\$279,000	\$270,000
256580	2990 Advance	Oak Harbor	3	2.00	1,744	5.650	1983	11/08/11	\$157.11	63	\$299,000	\$299,000	\$274,000
27046445	1850 SW Scenic Heights St #E	Oak Harbor	2	1.75	1,540		2008	01/28/09	\$178.11	615	\$379,950	\$259,950	\$274,285
1418138	1541 NE 4th Ave	Oak Harbor	2	1.50	1,650	0.166	1959	08/16/19	\$166.67	84	\$269,900	\$279,900	\$275,000
789148	2867 Sunlight Dr	Clinton	3	1.75	1,428	0.275	1993	06/29/15	\$195.38	4	\$279,000	\$279,000	\$279,000
679959	1800 Conifer	Oak Harbor	3	1.75	2,012	2.280	1974	10/03/14	\$141.15	12	\$284,000	\$284,000	\$284,000
29001117	3068 Robin Lane	Oak Harbor	3	2.00	2,338	3.450	1999	03/12/09	\$127.03	264	\$315,900	\$315,900	\$297,000
319344	500 Meadow view Lane	Oak Harbor	3	2.50	2,411	4.939	2006	09/25/12	\$123.90	435	\$367,500	\$294,900	\$298,724
573015	2561 SW Scenic Heights St	Oak Harbor	4	2.50	2,660	1.143	1966	02/05/14	\$114.66	8	\$314,900	\$314,900	\$305,000
1352652	1118 NW Redwing Dr	Oak Harbor	4	2.50	1,973	0.160	2004	10/26/18	\$168.78	27	\$335,900	\$335,900	\$333,000

Information Deemed Reliable But Cannot Be Guaranteed.

Lot Sizes and Square Footage Are Estimates.

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847575	1729 SW Ulysses St	Oak Harbor	4	2.50	2,165	0.221	2006	12/11/15	\$155.15	31	\$337,900	\$335,400	\$335,900
155444	2084 Walser Lane	Oak Harbor	3	2.00	1,655	2.520	2002	12/21/10	\$203.93	22	\$349,500	\$349,500	\$337,500
1114776	3108 Hunt Rd	Oak Harbor	4	2.00	2,754	7.012	2001	06/27/17	\$123.46	1	\$350,000	\$350,000	\$340,000
1150457	824 Crested Butte Blvd	Mount Vernon	4	2.50	2,498	0.120	2013	08/24/17	\$138.31	28	\$358,900	\$358,900	\$345,500
541035	1028 Circle Dr	Camano Island	3	2.50	3,927	0.497	2007	01/31/14	\$89.13	85	\$399,900	\$369,900	\$350,000
1033097	1080 SE 9th Ave	Oak Harbor	6	3.50	3,724	0.496	1914	12/30/16	\$99.87	40	\$379,900	\$379,900	\$371,900
539944	197 Suquamish Wy	La Conner	2	1.75	3,486		1984	11/21/13	\$113.31	29	\$415,000	\$415,000	\$395,000
28095772	3116 Robin Lane	Oak Harbor	4	2.50	2,470	5.000	2005	03/02/09	\$161.94	247	\$474,900	\$399,000	\$400,000
1363178	247 Old Growth Lane	Orcas Island	3	2.00	2,216	6.903	1999	11/21/18	\$184.79	49	\$595,900	\$522,500	\$409,500
503911	1029 Lyle Ridge Cir	Oak Harbor	5	3.50	4,050	0.444	2013	11/27/13	\$101.23	115	\$409,950	\$409,950	\$410,000
27141584	223 S Camano Ridge Rd	Camano Island	4	3.50	3,479	1.260	2006	01/26/09	\$129.35	494	\$610,000	\$499,000	\$450,000
1478782	7408 89th Place NE	Marysville	4	3.00	2,351	0.250	2006	08/30/19	\$195.66	39	\$480,000	\$460,000	\$460,000
28124287	4416 Orchard Ave	Anacortes	4	2.75	3,199	0.231	2008	01/21/09	\$165.05	453	\$528,000	\$528,000	\$528,000
29064701	1150 SW Fleet St	Oak Harbor	5	3.50	4,260		2008	09/18/09	\$142.61	439	\$667,000	\$647,800	\$607,500
1098567	28504 SR20	Oak Harbor	4	2.75	3,530	7.007	2002	06/09/17	\$195.47	36	\$725,000	\$725,000	\$690,000

Listing Count :	71	Averages:		1,906		\$136.49	166	\$282,469	\$265,938	\$256,123
		Price :	High	\$690,000	Low	\$45,500	Median	\$240,000		

Grand Totals

Count :	71	Averages:	SqFt:	1,906	CDOM:	166	OP:	\$282,469	LP:	\$265,938	SP:	\$256,123
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Statistical Market Analysis (Appraiser)

Status is 'Sold' Sale Type is 'MLS' Co Selling Agent Id is '84231' Selling Agent Id is '84231' Status is not 'Incomplete'

Active: 0	Pending: 0	Sold: 71	Sold - Unlisted: 0	Other: 0	Total: 71
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	Bedrooms	Bathrooms	Square Feet	Orig Price	List Price	Selling Price	CDOM	DOM
Minimum	2	1.00	773	\$47,500	\$47,500	\$45,500	0	1
Average	3	2.17	1,906	\$282,469	\$265,938	\$256,123	166	117
Median	3	2.00	1,655	\$265,000	\$252,000	\$240,000	84	67
Maximum	6	3.50	4,260	\$725,000	\$725,000	\$690,000	876	695
Total Dollar				\$20,055,292	\$18,881,592	\$18,184,709		

Median DOM Breakdown and Average % of List Price received on Solds by Market time:

	0-30 Days	31-60 days	61-90 days	91-120 days	120+ days
No. of Listings	17	15	14	4	19
Breakdown %	23.94%	21.13%	19.72%	5.63%	26.76%
Med SP % LP	98.45%	97.69%	95.01%	98.05%	97.01%

Appraiser Sales Report: Median Breakdown of Solds by Selling Date:

Total	0-90 Days	91-180 days	181-270 days	271-365 days	181-365 days
Total # of Sales			2		2
Med Sale Price			\$367,500		\$367,500
Med S. DOM/CDOM			61/61		61/61
Med LP of Sales			\$369,950		\$369,950
Med Org List Price			\$374,950		\$374,950
Med SP % LP			99.12		99.12

Current Listings Only:

Total # Comp Active
Med List Price
Med C. DOM/CDOM