

Q3

WATERFRONT REPORT

mercero island / seattle / eastside



PUBLISHED OCTOBER 2019

a quarterly report on waterfront
real estate activity

WINDERMERE REAL ESTATE / MERCER ISLAND


Windermere
REAL ESTATE

SEATTLE WATERFRONT

number sold

Thirteen

highest sale

\$10,580,000

lowest sale

\$1,150,000

supply of inventory

7 Months

Q3 Private Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
3054 E Laurelhurst Dr NE	Laurelhurst	\$10.6	7,683	0.93	150	1928
2481 Perkins Ln W	Magnolia	\$6.7	5,900	0.68	150	2013
16280 Beach Dr NE	Sheridan Bch	\$3.6	5,570	0.45	78	1945
6503 NE Windermere Rd	Windermere	\$3.6	5,980	1.01	135	1965
15110 Beach Dr NE	Lake Forest Pk	\$2.7	2,990	0.48	80	1974
10514 Riviera Pl NE	Matthews Bch	\$2.4	4,380	0.22	55	1998
5522 S Othello St	Seward Park	\$2.1	3,800	0.71	26	1908
10734 Riviera Pl NE	Matthews Bch	\$1.9	3,700	0.32	60	1935
19529 27th Ave NW	Richmond Bch	\$1.7	2,140	0.29	40	1940
5633 Beach Dr SW	Bch Drive	\$1.4	1,130	0.68	42	1953
3614 W Commodore Wy	Magnolia	\$1.3	1,970	0.17	50	1975
14360 Edgewater Ln NE	Cedar Park	\$1.2	1,160	0.13	43	2008
10354 Riviera Pl NE	Matthews Bch	\$1.2	2,920	0.10	50	1924

MERCER ISLAND WATERFRONT

number sold

Five

highest sale

\$10,050,000

lowest sale

\$3,618,000

supply of inventory

12 Months

Q3 Private Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
Undisclosed	North End	\$10.1	9,615	1.58	124	2002
8149 W Mercer Wy	Westside	\$5.0	4,320	0.25	110	2014
7220 N Mercer Wy	North End	\$4.8	5,490	0.57	85	1991
7275 W Mercer Wy	South End	\$4.2	4,070	1.15	60	1957
5438 E Mercer Wy	East Mercer	\$3.6	3,750	0.58	85	1960

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EASTSIDE WATERFRONT

Q3 Private Waterfront Sales

ADDRESS	CITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
4601 91st Ave NE	Yarrow Point	\$15.4	6,755	1.15	100	1925
2237 Evergreen Pt Rd	Medina	\$8.3	5,485	0.78	125	2000
5651 Pleasure Pt Ln SE	Bellevue	\$5.2	5,150	0.39	80	1999
16329 Inglewood Rd NE	Kenmore	\$3.9	4,620	0.65	113	2005
55 Skagit Key	Bellevue	\$3.6	3,460	0.41	79	1984
12917 Holmes Pt Dr NE	Kirkland	\$3.1	3,206	0.20	74	1978
11021 Champagne Pt Rd NE	Kirkland	\$3.0	2,962	0.25	60	1989
12719 Holmes Pt Dr NE	Kirkland	\$1.9	2,120	0.07	35	1937
6631 Ripley Lane SE	Renton	\$1.3	1,680	0.14	34	1931

number sold
Nine

highest sale
\$15,425,000

lowest sale
\$1,290,000

supply of inventory
7 Months

LAKE SAMMAMISH WATERFRONT

Q3 Private Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
2807 E Lk Samm Pkwy NE	East Lake	\$4.5	4,000	0.21	120	2009
17720 SE 40th Place	West Lake	\$4.0	4,643	0.21	50	2007
1631 E Lk Samm Place SE	East Lake	\$3.5	4,120	0.17	115	1991
2824 W Lk Samm Pkwy	West Lake	\$2.9	3,080	0.54	75	2001
1838 W Lk Samm Pkwy NE	West Lake	\$2.8	4,480	0.23	105	1991
1817 E Lk Samm Place SE	East Lake	\$2.7	3,100	0.22	50	1996
3226 W Lk Samm Pkwy SE	West Lake	\$2.7	3,380	0.29	50	1961
3417 E Lk Samm Shore Ln SE	East Lake	\$2.7	2,610	0.22	62	1963
3861 E Lk Samm Pkwy NE	East Lake	\$2.2	1,730	0.09	50	1996
3151 E Lk Samm Shore Ln SE	East Lake	\$2.1	1,918	0.06	32	2000
2434 W Lk Samm Pkwy NE	West Lake	\$2.0	2,856	0.40	50	1931

number sold
Eleven

highest sale
\$4,530,000

lowest sale
\$1,995,000

supply of inventory
4 Months



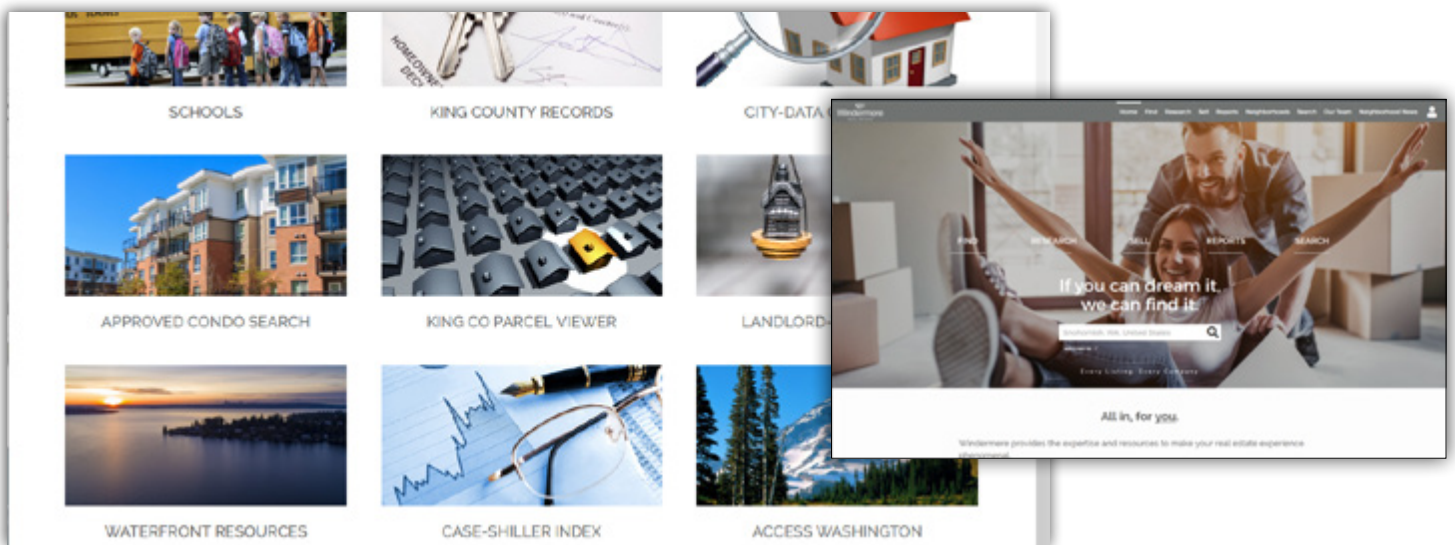
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HOMES & STATS ONLINE



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We publish weekly residential and waterfront reports, along with monthly and quarterly overviews, to **WindermereMercerIsland.com/Reports**, providing a summary analysis of what's happening each week in 18 different residential and condo micro-markets throughout Seattle, Mercer Island and the Eastside.

In addition to statistical data, you'll find resources for researching homes and neighborhoods, community profiles, maps, links and school data at **WindermereMercerIsland.com/Research**. And, you can search for every property listed for sale—by any real estate company on **WindermereMercerIsland.com**.



How have these latest market trends affected your home's value?

Stay in the know—contact me any time for a complimentary home value analysis.



Marianne Parks

WINDERMERE REAL ESTATE/MERCER ISLAND

