

Q2
2021

WATERFRONT REPORT

mercero island / seattle / eastside

PUBLISHED JULY 2021

a quarterly report on waterfront
real estate activity

WINDERMERE REAL ESTATE / MERCER ISLAND


Windermere
REAL ESTATE

SEATTLE WATERFRONT

number sold

14

highest sale

\$7,700,000

lowest sale

\$1,500,000

average

number for sale

10

Q2 Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
16550 Shore Dr NE	Lake Forest Park	\$7.7	8,000	0.75	80	2015
1116 41st Ave E	Madison Park	\$7.5	5,131	0.58	60	2002
3156 E Laurelhurst Dr NE	Laurelhurst	\$5.1	4,900	0.39	35	1908
6783 Beach Dr SW	Lincoln Park	\$4.2	5,800	0.73	50	2005
8510 Sand Point Wy NE	Matthews Beach	\$3.5	3,620	0.53	65	1984
15752 Beach Dr NE	Sheridan Beach	\$3.1	3,520	0.46	70	1959
13048 Riviera NE	Cedar Park	\$2.8	2,250	0.30	50	1959
10718 Riviera Pl NE	Matthews Beach	\$2.3	2,210	0.15	30	2000
5923 Beach Dr SW	Beach Drive	\$2.3	1,970	0.53	32	1937
5450 39th Ave W	Magnolia	\$2.2	2,940	0.24	50	1916
19535 27th Ave NW	Richmond Beach	\$2.2	2,060	0.32	40	1993
11254 Riviera Pl NE	Matthews Beach	\$2.1	3,240	0.22	40	1968
13242 Riviera Pl NE	Cedar Park	\$2.1	1,649	0.22	45	1956
11740 Riviera Pl NE	Matthews Beach	\$1.5	2,560	0.14	30	2001

MERCER ISLAND WATERFRONT

number sold

7

highest sale

\$12,225,000

lowest sale

\$2,988,000

average

number for sale

4

Q2 Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
34XX 97th Ave SE	North End	\$12.2	7,150	0.48	101	2017
4713 Forest Ave SE	Westside	\$6.7	1,280	0.78	100	1954
4661 Forest Ave SE	Westside	\$6.4	2,320	0.71	80	1930
6610 E Mercer Wy	Eastside	\$6.2	2,530	1.15	173	1955
4342 E Mercer Wy	Eastside	\$5.9	4,270	0.51	70	2015
8456 N Mercer Wy	North End	\$3.2	3,910	0.39	50	1973
7246 E Mercer Wy	Eastside	\$3.0	4,380	0.19	15	1999

Q2 2021

WINDERMERE MERCER ISLAND
206.232.0446 | WindermereMI.com

© Copyright 2021 Windermere Mercer Island.
Information and statistics derived from Northwest Multiple Listing Service. Includes sales of exclusively-owned (not shared) waterfront on Lake Washington, Lake Sammamish and Puget Sound

EASTSIDE WATERFRONT

Q2 Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
9018 NE 39th Pl	Yarrow Point	\$14.5	7,234	1.22	46	1932
9603 Lake Wash Blvd NE	Meydenbauer	\$11.3	1,340	0.67	85	1915
2401 Killarney Wy SE	Enatai	\$8.5	5,430	0.50	83	1962
45 Skagit Key	Newport Shores	\$7.0	5,300	0.40	96	1976
Undisclosed	Bellevue	\$6.7	6,064	0.83	98	1963
307 Lake Ave W	West Of Market	\$6.5	2,250	0.76	75	1943
77 Skagit Key	Newport Shores	\$6.3	3,909	1.41	70	1977
12 Enatai Dr	Enatai	\$6.0	4,750	0.37	156	1948
12459 Holmes Pt Dr NE	Holmes Point	\$5.9	5,120	0.25	100	1954
9015 NE Juanita Ln	Juanita	\$5.4	4,630	0.22	50	2012
9421 Lake Wash Blvd NE	Meydenbauer	\$5.3	3,530	0.46	10	1909
26 Columbia Key	Newport Shores	\$4.8	3,970	0.50	195	1973
8443 NE Woodland Cove Dr	Juanita	\$4.6	4,332	0.25	86	1989
6433 Ripley Ln SE	Kennydale	\$4.2	5,210	0.19	50	1991
11855 Holmes Pt Dr NE	Holmes Point	\$3.5	3,180	0.82	156	1935
6425 Ripley Ln SE	Kennydale	\$3.2	2,710	0.27	70	1965
6607 Ripley Ln SE	Kennydale	\$2.4	2,150	0.13	35	2005

number sold

17

highest sale

\$14,500,000

lowest sale

\$2,350,000

average
number for sale

10

LAKE SAMMAMISH WATERFRONT

Q2 Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (M)	SQ FT	LOT SIZE	WATER FRONTAGE	YEAR BUILT
437 E Lk Samm Pkwy SE	East Lake	\$8.8	7,370	0.52	90	2014
4156 187th Ave SE	East Lake	\$6.6	6,162	0.28	54	1977
2523 E Lk Samm Shore Ln SE	East Lake	\$6.0	3,806	0.93	197	1923
2424 W Lk Samm Pkwy NE	West Lake	\$5.4	6,455	0.37	51	2005
4058 W Lk Samm Pkwy SE	West Lake	\$5.0	3,823	0.53	50	1967
534 W Lk Samm Pkwy SE	West Lake	\$4.3	4,250	0.29	50	2008
5170 NW Samm Rd	South Lake	\$4.3	5,990	0.22	68	2002
1237 E Lk Samm Shore Ln SE	East Lake	\$4.2	4,550	0.20	50	1995
4048 W Lk Samm Pkwy SE	West Lake	\$4.1	3,890	0.35	55	1973
1419 E Lk Samm Shore Ln SE	East Lake	\$3.6	2,730	0.12	79	1923
2208 W Lk Samm Pkwy NE	West Lake	\$3.6	5,660	0.21	50	2003
2608 W Lk Samm Pkwy	West Lake	\$3.6	3,460	0.24	50	2008
1428 W Lk Samm Pkwy SE	West Lake	\$3.4	2,826	0.44	60	1943
3942 W Lk Samm Pkwy SE	West Lake	\$3.3	3,850	0.22	75	1980
360 W Lk Samm Pkwy NE	West Lake	\$3.0	2,610	0.45	64	1959
4131 181st Ave SE	East Lake	\$3.0	4,120	0.69	30	1963
3840 W Lk Samm Pkwy SE	West Lake	\$2.8	2,267	0.12	80	1975
3133 E Lk Samm Shore Ln SE	East Lake	\$2.4	1,810	0.12	50	1967

number sold

18

highest sale

\$8,750,000

lowest sale

\$2,375,000

average
number for sale

5



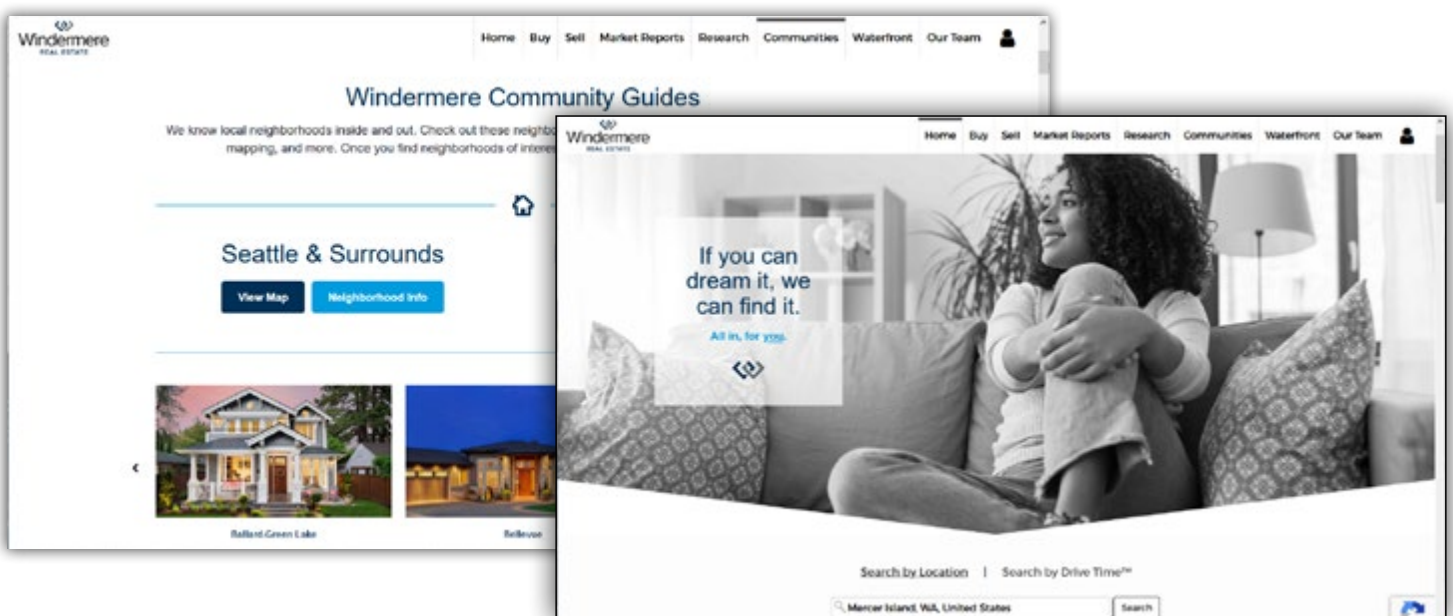
A savvy way to search HOMES & STATS ONLINE



Looking for real-time information on today's real estate market? If so, your search is over!

We publish weekly residential and waterfront reports, along with monthly and quarterly overviews, to [WindermereMI.com/Reports](https://www.windermere.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 [WindermereMI.com/Research](https://www.windermere.com/research). And, you can search for every property listed for sale—by any real estate company on [WindermereMI.com](https://www.windermere.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



marianne@windermere.com | 206.412.0038 | www.marianneparks.com