



Powering the Region's Real Estate Industry

**NORTHWEST**  
MULTIPLE LISTING SERVICE®

2023

**Chelan**

Annual Statistical Review and Highlights



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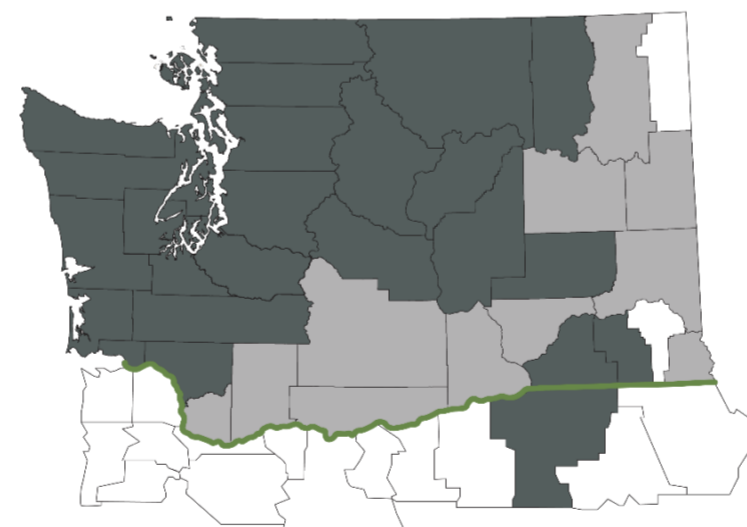
Member Offices

**2,562**



Total Members/Subscribers

**32,478**



Counties

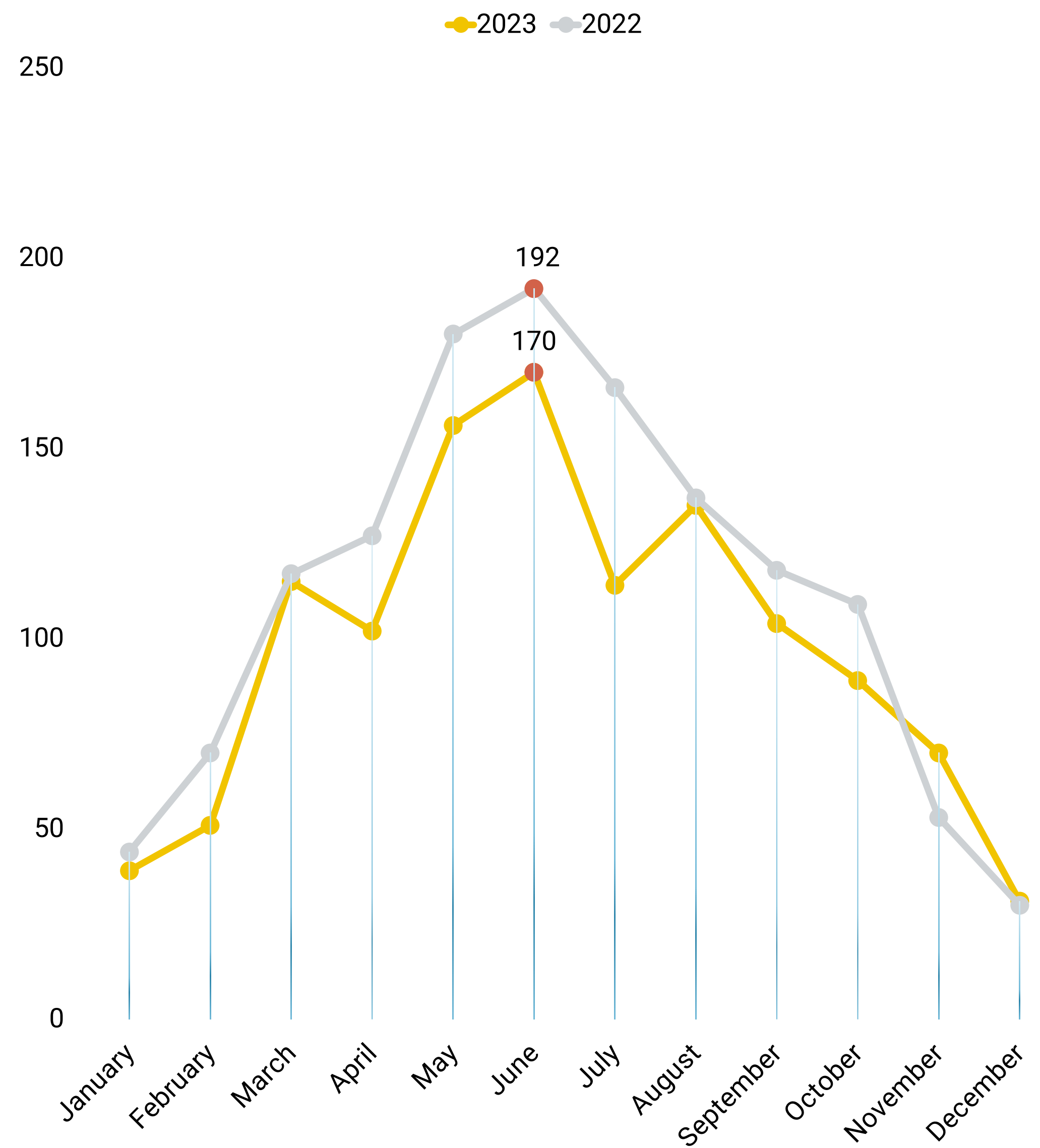
**26**

# Chelan: 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).

	2023	2022	% chg.
January	39	44	-11.36%
February	51	70	-27.14%
March	115	117	-1.71%
April	102	127	-19.69%
May	156	180	-13.33%
June	170	192	-11.46%
July	114	166	-31.33%
August	135	137	-1.46%
September	104	118	-11.86%
October	89	109	-18.35%
November	70	53	32.08%
December	31	30	3.33%
<b>Total</b>	<b>1,176</b>	<b>1,343</b>	
<b>% chg.</b>			<b>-12.43%</b>

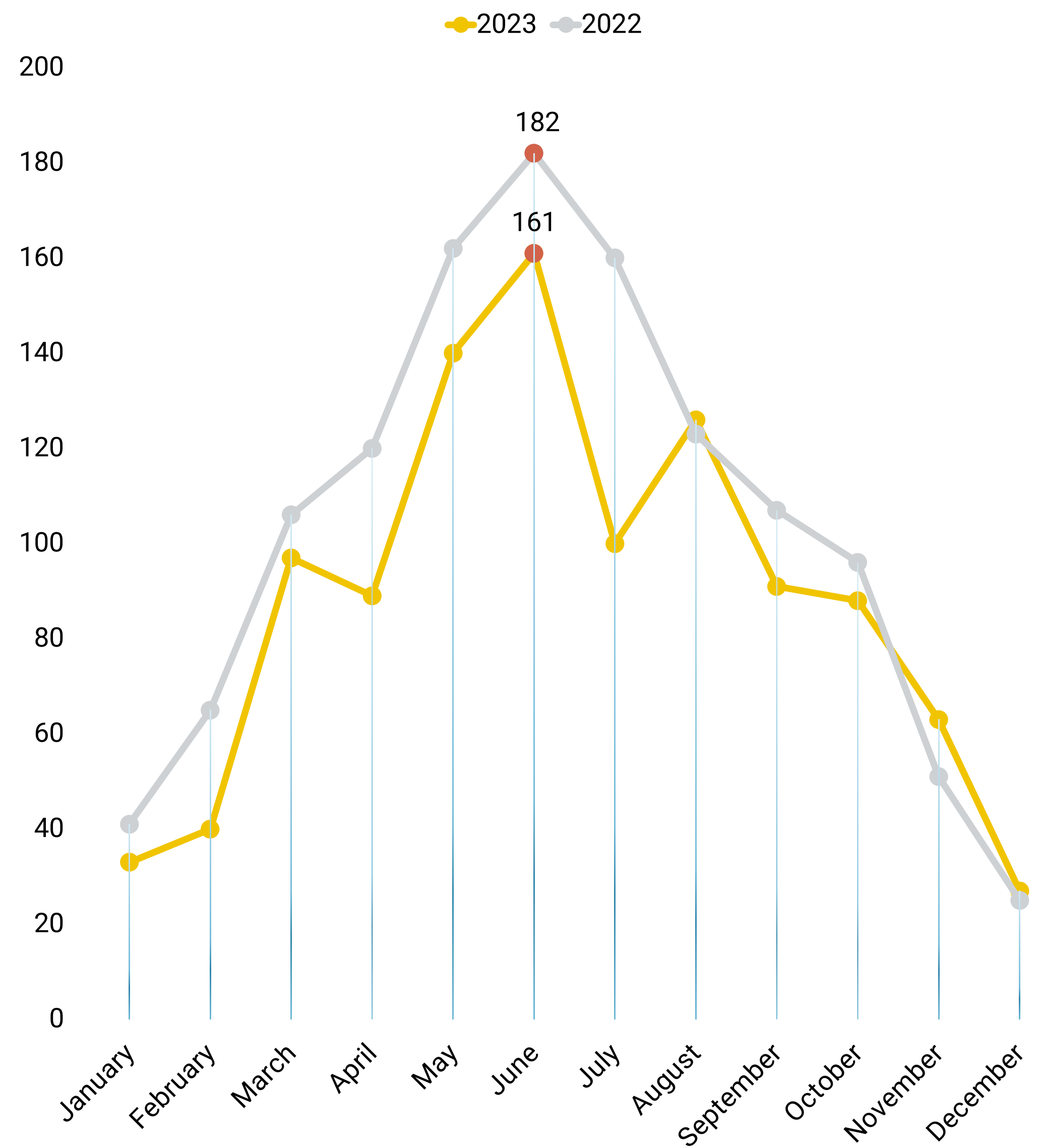


# Chelan: Residential Homes Only

## 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).

	2023	2022	% chg.
January	33	41	-19.51%
February	40	65	-38.46%
March	97	106	-8.49%
April	89	120	-25.83%
May	140	162	-13.58%
June	161	182	-11.54%
July	100	160	-37.50%
August	126	123	2.44%
September	91	107	-14.95%
October	88	96	-8.33%
November	63	51	23.53%
December	27	25	8.00%
<b>Total</b>	<b>1,055</b>	<b>1,238</b>	
<b>% chg.</b>			<b>-14.78%</b>

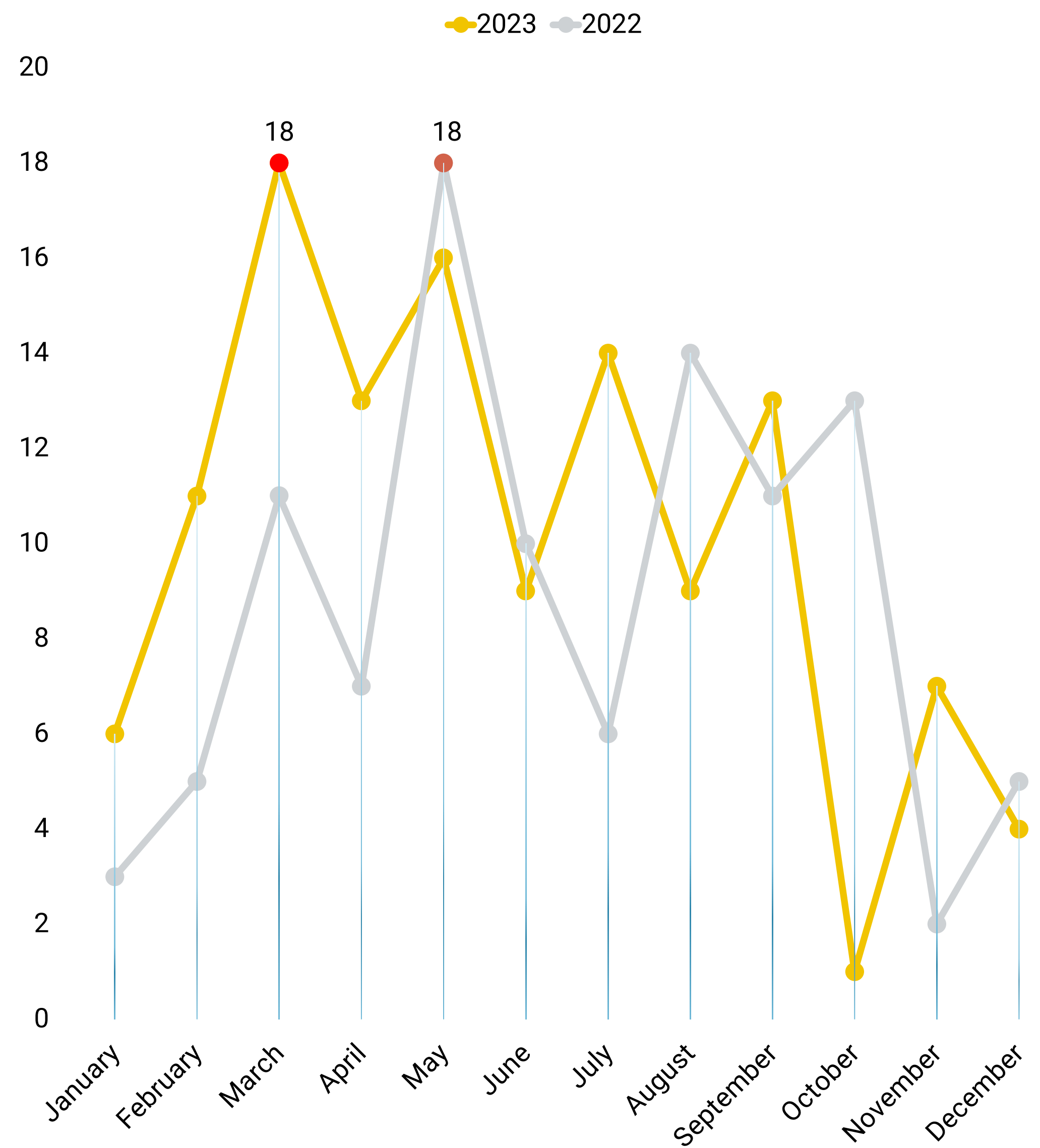


# Chelan: Condominiums Only

## 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).

	2023	2022	% chg.
January	6	3	100.00%
February	11	5	120.00%
March	18	11	63.64%
April	13	7	85.71%
May	16	18	-11.11%
June	9	10	-10.00%
July	14	6	133.33%
August	9	14	-35.71%
September	13	11	18.18%
October	1	13	-92.31%
November	7	2	250.00%
December	4	5	-20.00%
<b>Total</b>	<b>121</b>	<b>105</b>	
<b>% chg.</b>			<b>15.24%</b>

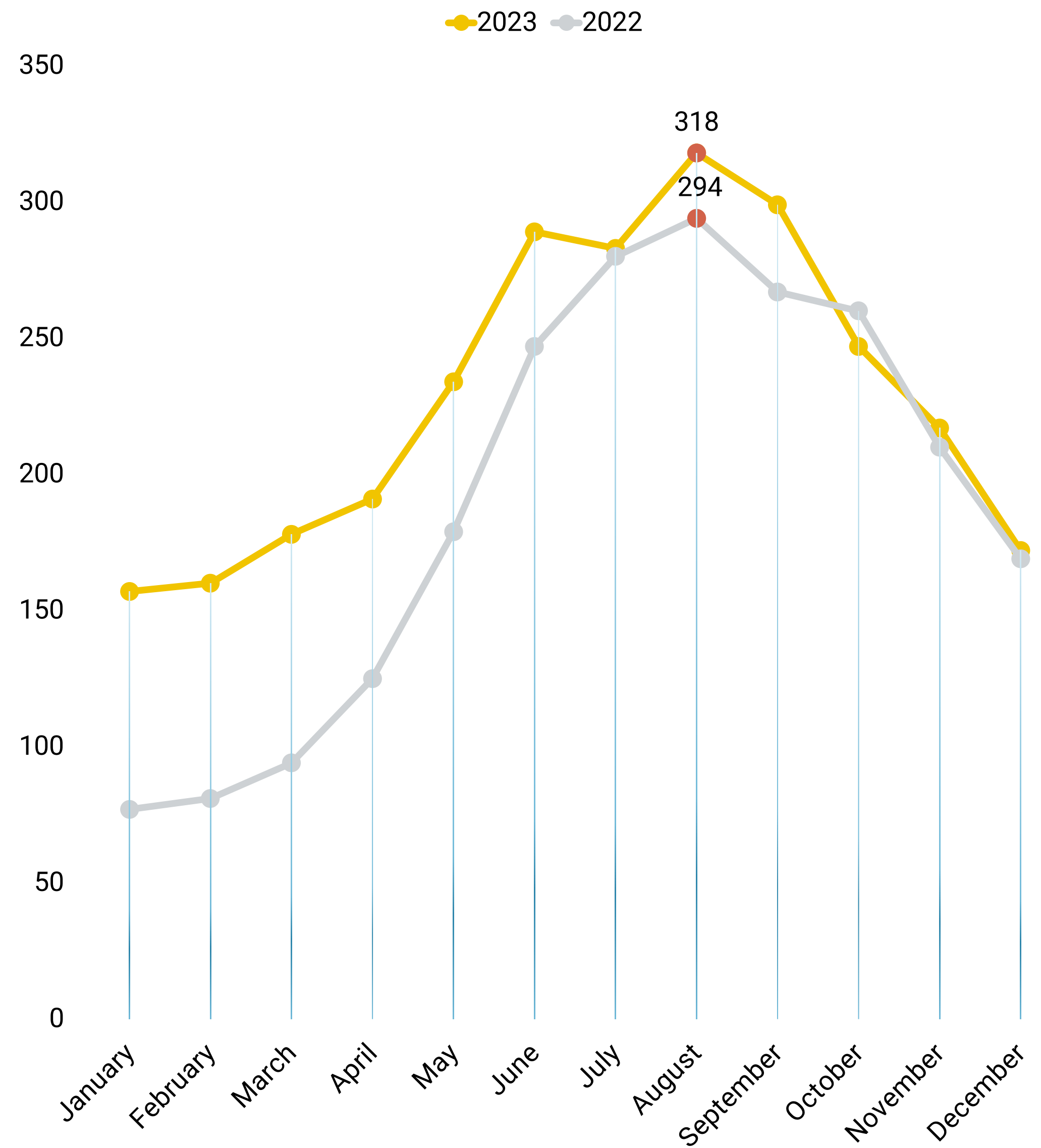


# Chelan: Residential Homes and Condominiums

## 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.

	2023	2022	% chg.
January	157	77	103.90%
February	160	81	97.53%
March	178	94	89.36%
April	191	125	52.80%
May	234	179	30.73%
June	289	247	17.00%
July	283	280	1.07%
August	318	294	8.16%
September	299	267	11.99%
October	247	260	-5.00%
November	217	210	3.33%
December	172	169	1.78%
<b>Total</b>	<b>2,745</b>	<b>2,283</b>	
<b>% chg.</b>			<b>20.24%</b>

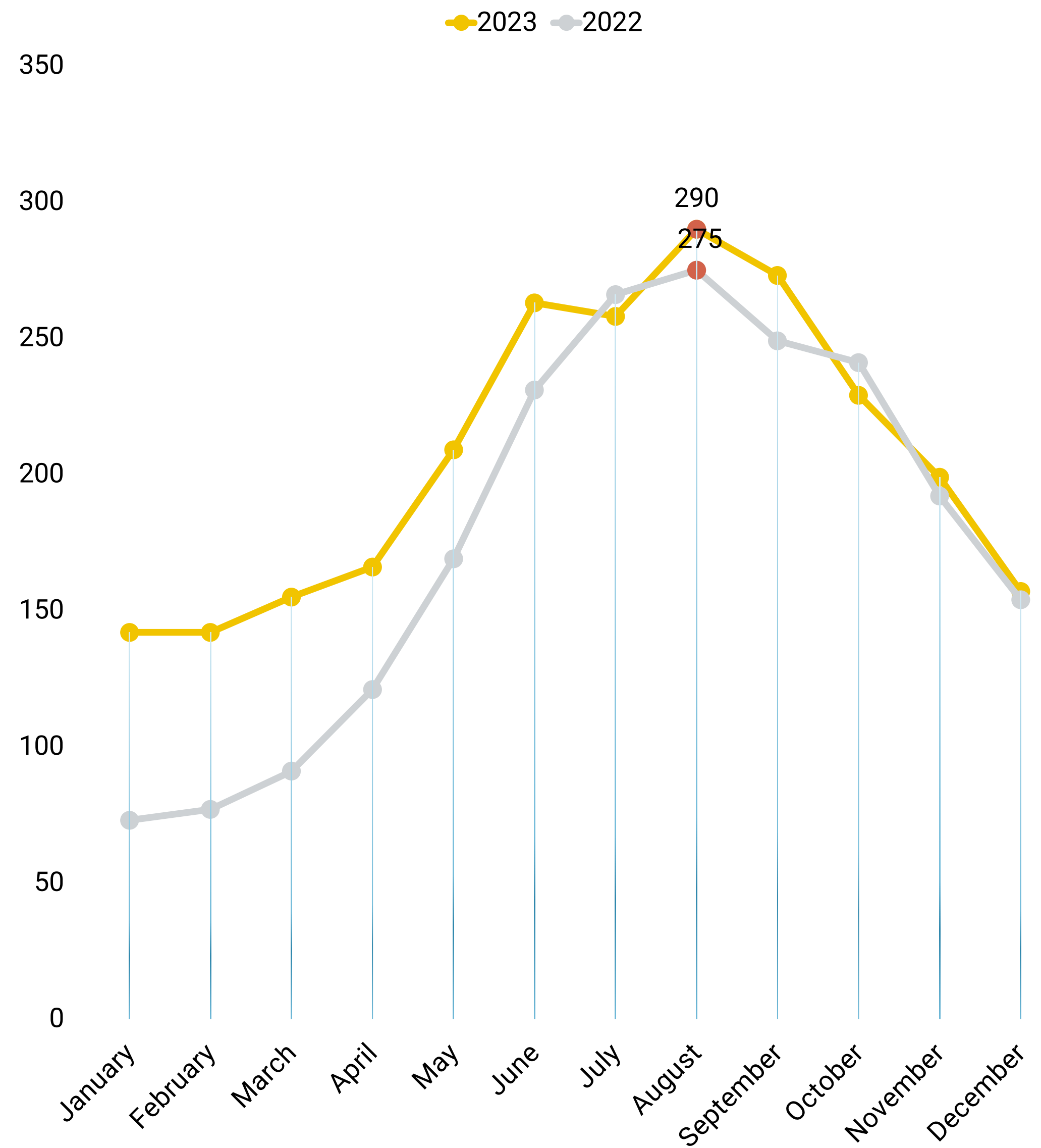


# Chelan: Residential Homes Only

## 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.

	2023	2022	% chg.
January	142	73	94.52%
February	142	77	84.42%
March	155	91	70.33%
April	166	121	37.19%
May	209	169	23.67%
June	263	231	13.85%
July	258	266	-3.01%
August	290	275	5.45%
September	273	249	9.64%
October	229	241	-4.98%
November	199	192	3.65%
December	157	154	1.95%
<b>Total</b>	<b>2,483</b>	<b>2,139</b>	
<b>% chg.</b>			<b>16.08%</b>

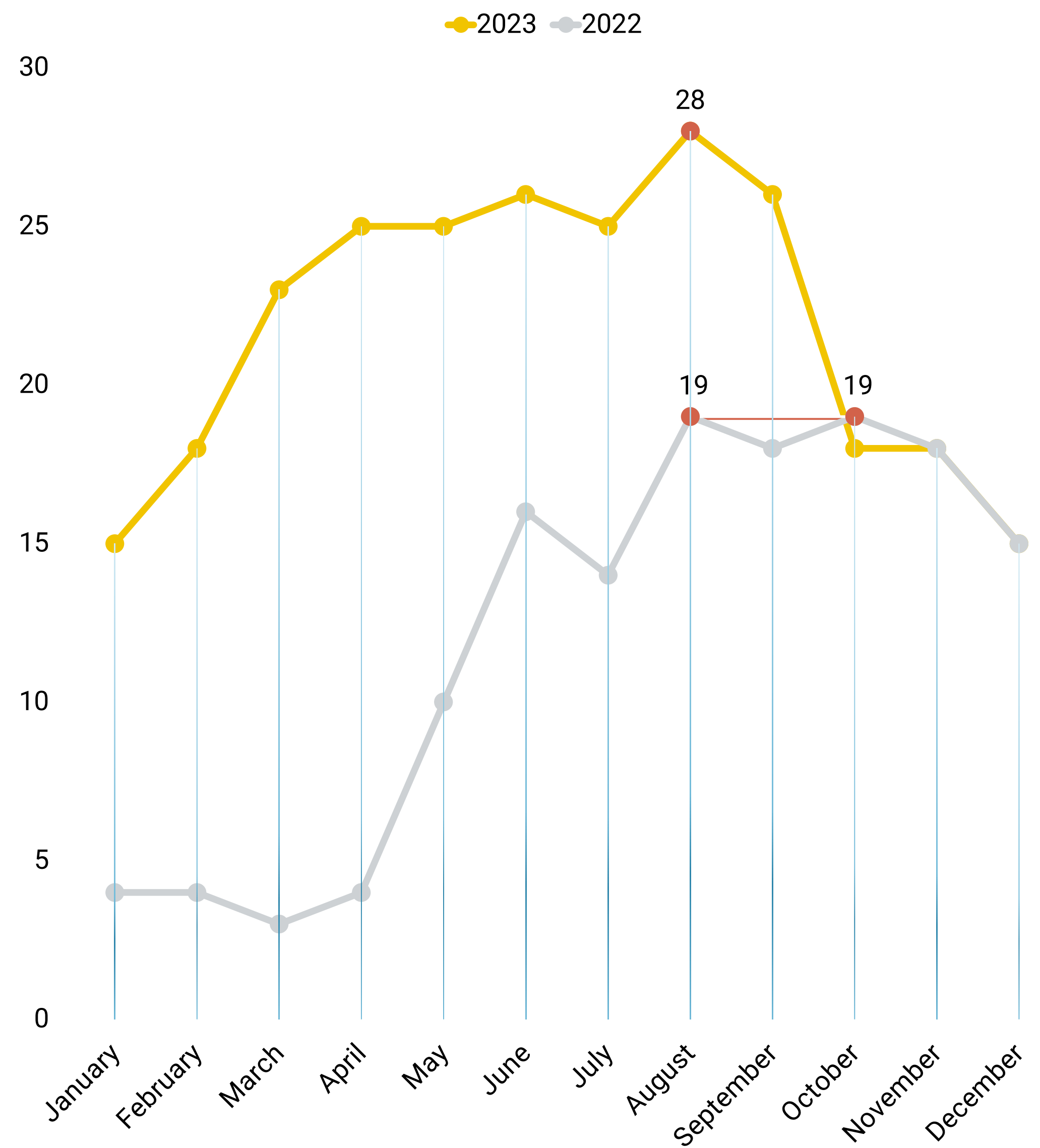


# Chelan: Condominiums Only

## Active Listings by Month

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

	2023	2022	% chg.
January	15	4	275.00%
February	18	4	350.00%
March	23	3	666.67%
April	25	4	525.00%
May	25	10	150.00%
June	26	16	62.50%
July	25	14	78.57%
August	28	19	47.37%
September	26	18	44.44%
October	18	19	-5.26%
November	18	18	0.00%
December	15	15	0.00%
<b>Total</b>	<b>262</b>	<b>144</b>	
<b>% chg.</b>	<b>81.94%</b>		





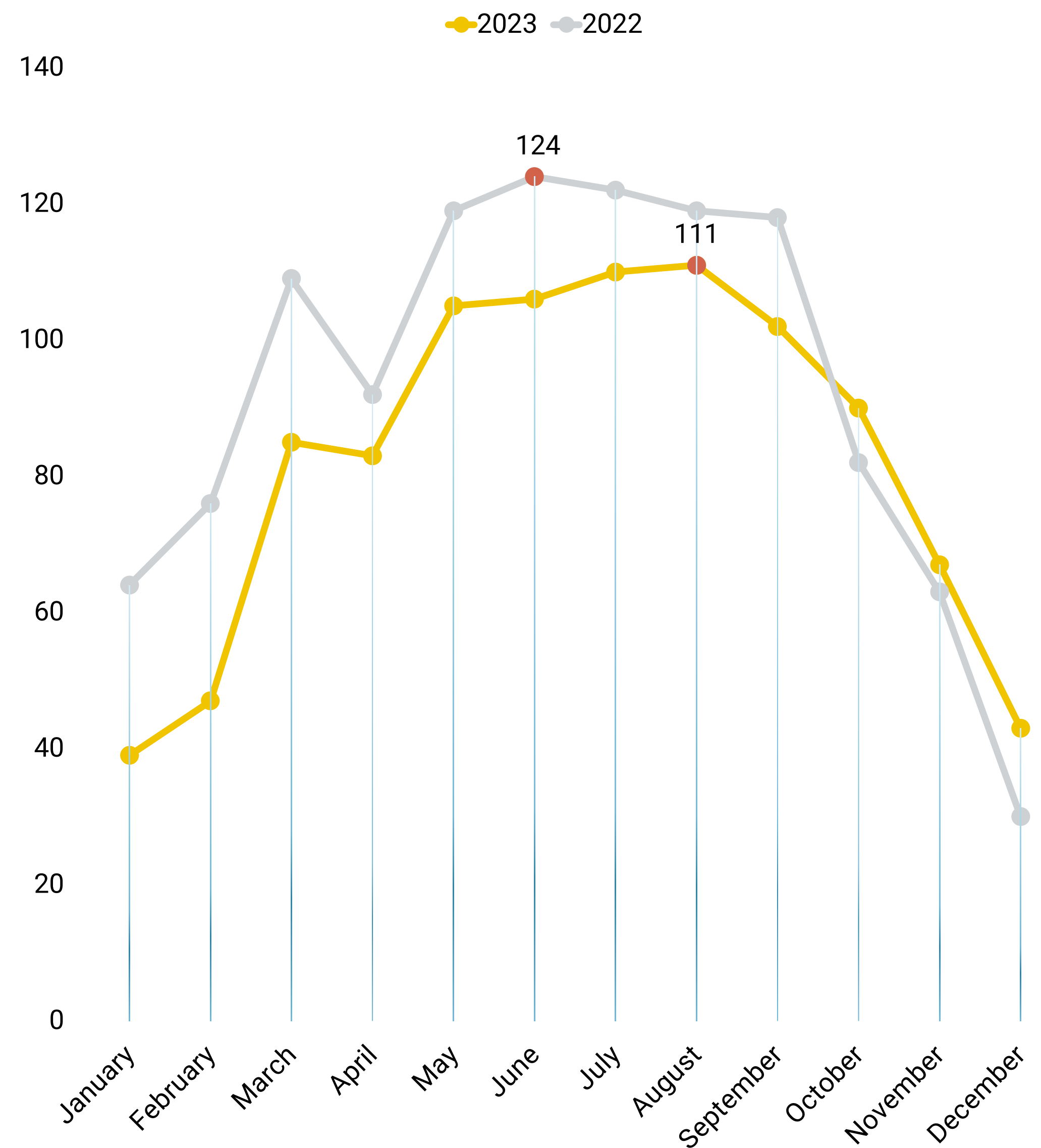
# Chelan: Residential Homes and Condominiums

## 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.

	2023	2022	% chg.
January	39	64	-39.06%
February	47	76	-38.16%
March	85	109	-22.02%
April	83	92	-9.78%
May	105	119	-11.76%
June	106	124	-14.52%
July	110	122	-9.84%
August	111	119	-6.72%
September	102	118	-13.56%
October	90	82	9.76%
November	67	63	6.35%
December	43	30	43.33%
<b>Total</b>	<b>988</b>	<b>1,118</b>	
<b>% chg.</b>			<b>-11.63%</b>



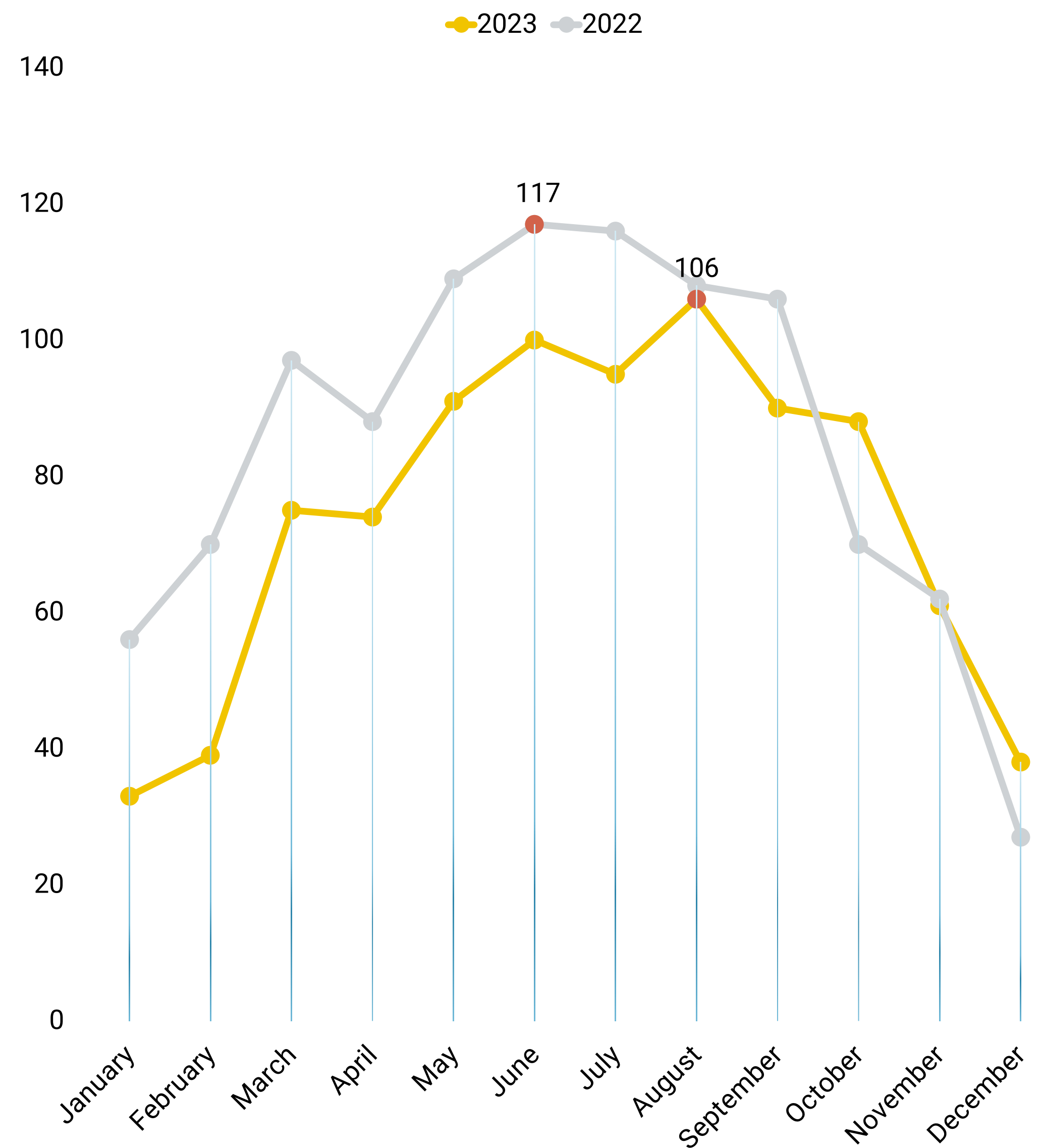
# Chelan: Residential Homes Only

## 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.

	2023	2022	% chg.
January	33	56	-41.07%
February	39	70	-44.29%
March	75	97	-22.68%
April	74	88	-15.91%
May	91	109	-16.51%
June	100	117	-14.53%
July	95	116	-18.10%
August	106	108	-1.85%
September	90	106	-15.09%
October	88	70	25.71%
November	61	62	-1.61%
December	38	27	40.74%
<b>Total</b>	<b>890</b>	<b>1,026</b>	
<b>% chg.</b>			<b>-13.26%</b>



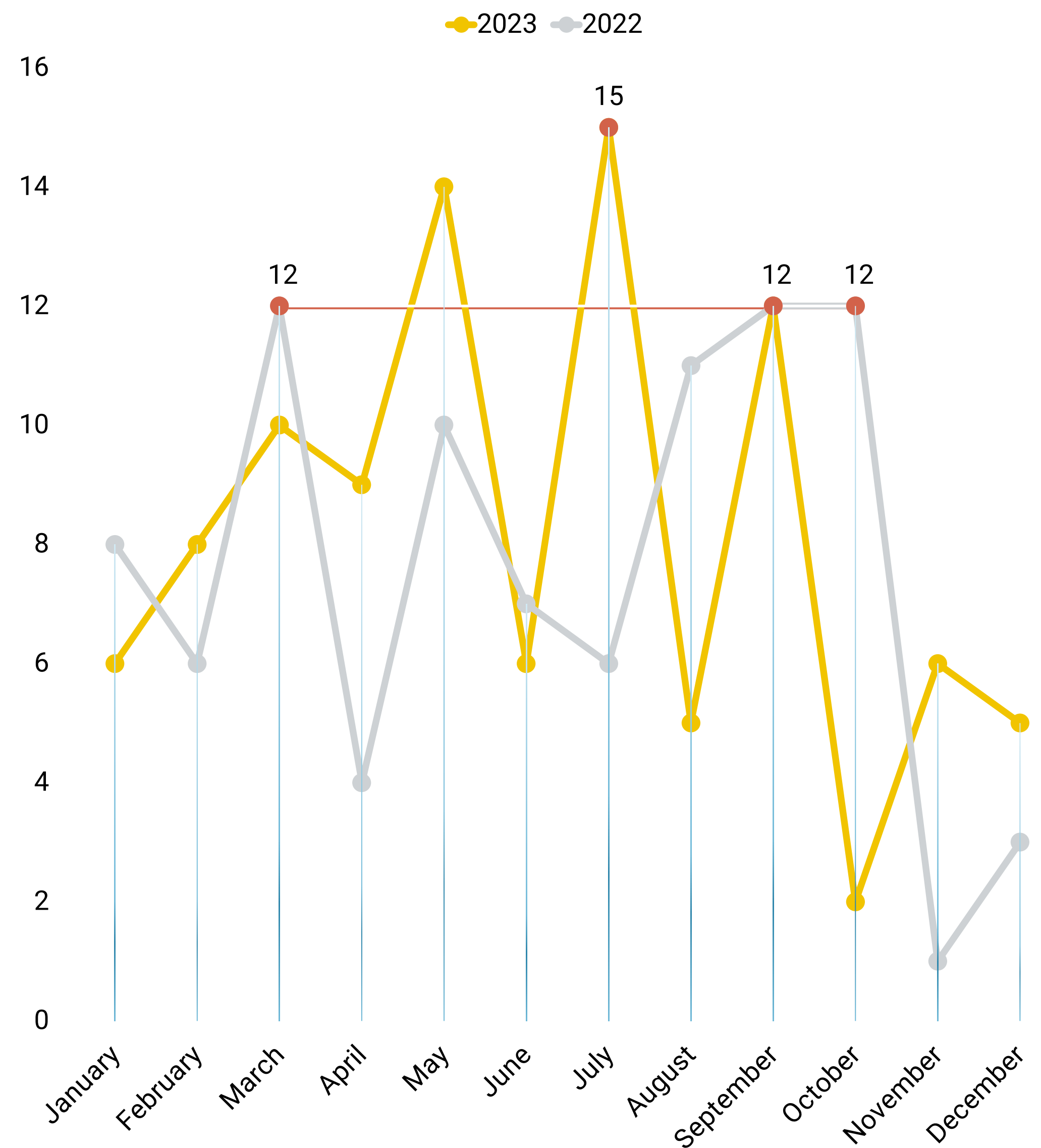
# Chelan: Condominiums Only

## 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.

	2023	2022	% chg.
January	6	8	-25.00%
February	8	6	33.33%
March	10	12	-16.67%
April	9	4	125.00%
May	14	10	40.00%
June	6	7	-14.29%
July	15	6	150.00%
August	5	11	-54.55%
September	12	12	0.00%
October	2	12	-83.33%
November	6	1	500.00%
December	5	3	66.67%
<b>Total</b>	<b>98</b>	<b>92</b>	
<b>% chg.</b>	<b>6.52%</b>		

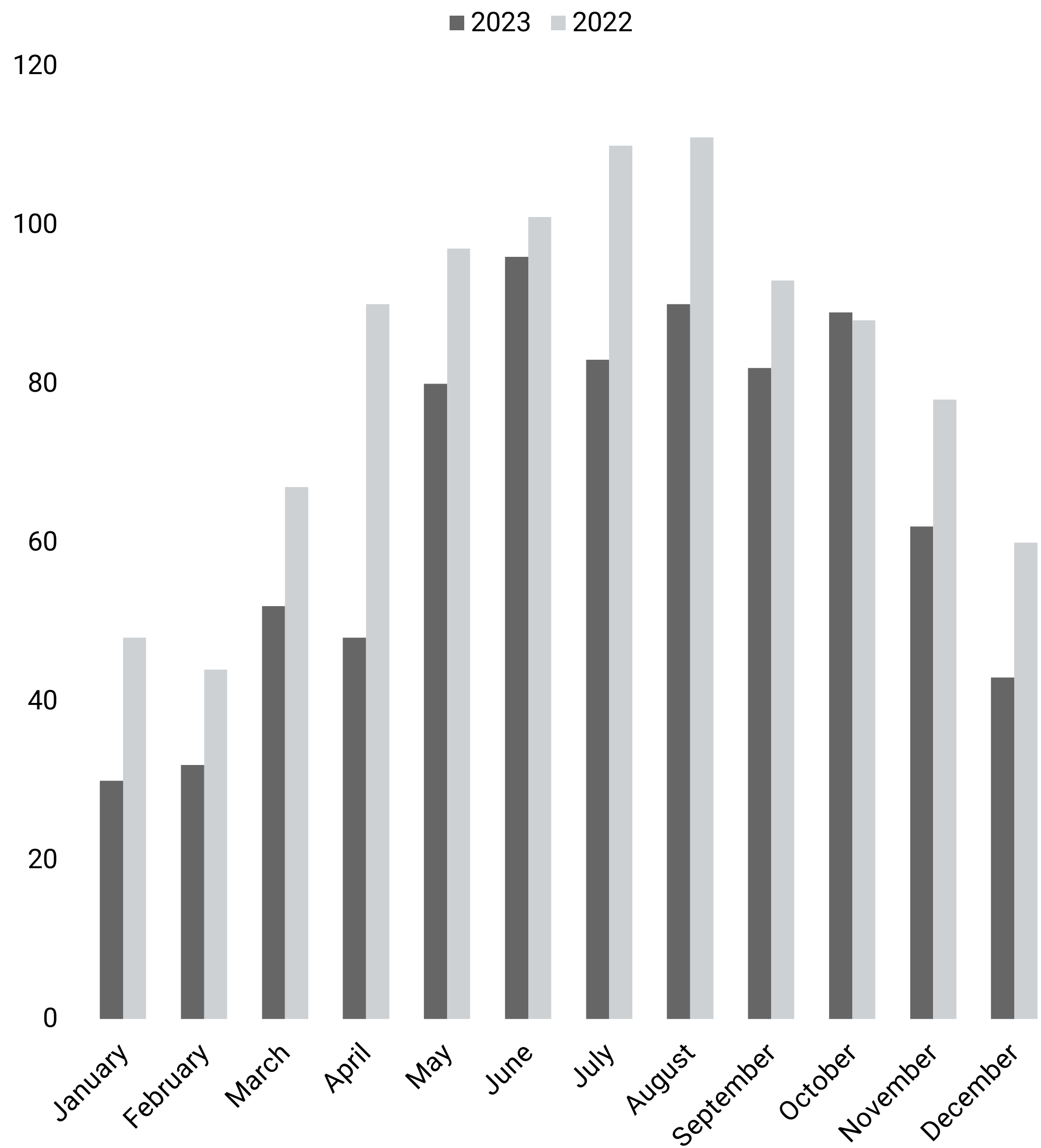


# Chelan: Residential Homes and Condominiums

## Closed Sales by Month

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

	2023	2022	% chg.
January	30	48	-37.50%
February	32	44	-27.27%
March	52	67	-22.39%
April	48	90	-46.67%
May	80	97	-17.53%
June	96	101	-4.95%
July	83	110	-24.55%
August	90	111	-18.92%
September	82	93	-11.83%
October	89	88	1.14%
November	62	78	-20.51%
December	43	60	-28.33%
<b>Total</b>	<b>787</b>	<b>987</b>	
<b>% chg.</b>			<b>-20.26%</b>

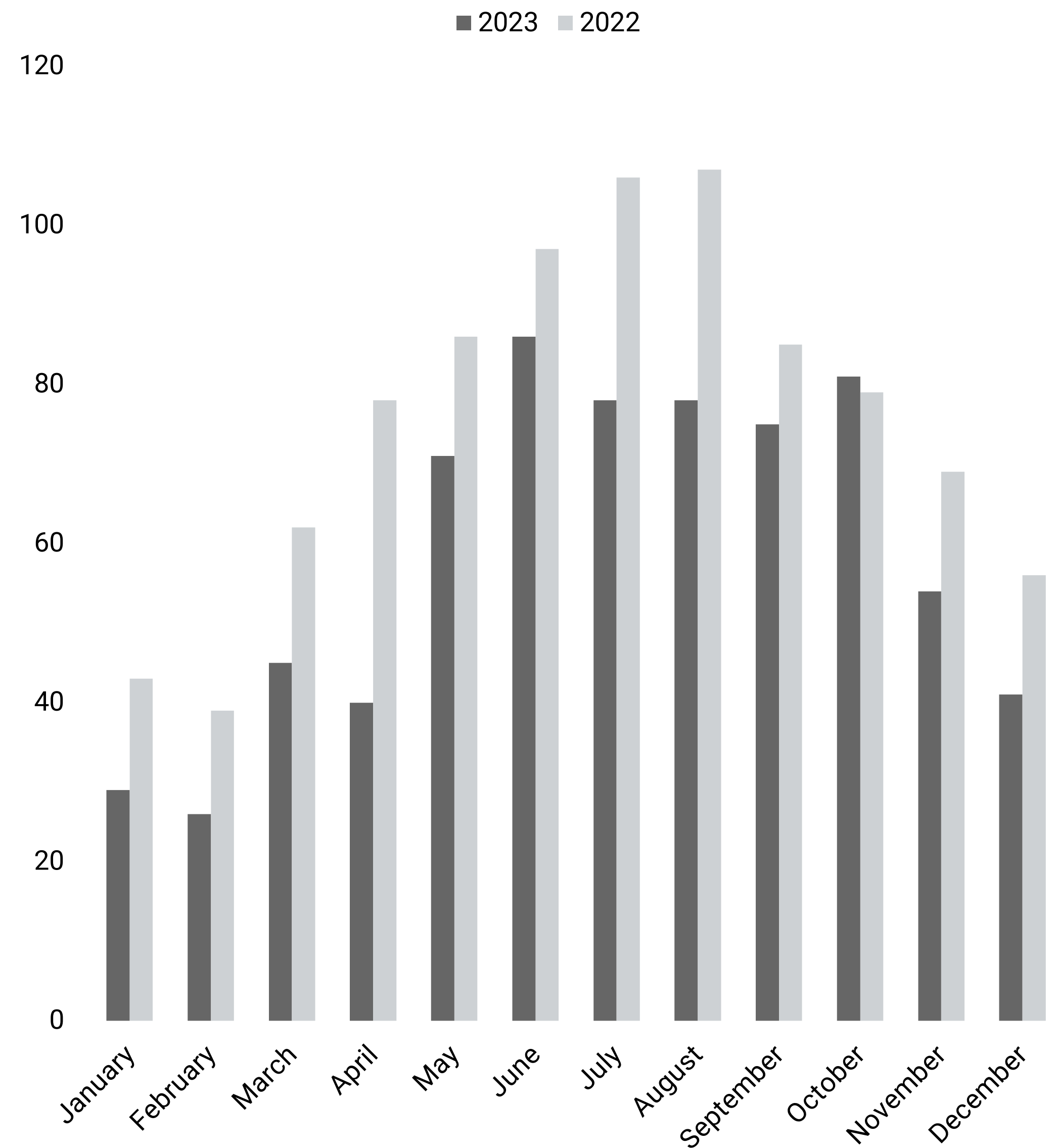


# Chelan: Residential Homes Only

## Closed Sales by Month

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

	2023	2022	% chg.
January	29	43	-32.56%
February	26	39	-33.33%
March	45	62	-27.42%
April	40	78	-48.72%
May	71	86	-17.44%
June	86	97	-11.34%
July	78	106	-26.42%
August	78	107	-27.10%
September	75	85	-11.76%
October	81	79	2.53%
November	54	69	-21.74%
December	41	56	-26.79%
<b>Total</b>	<b>704</b>	<b>907</b>	
<b>% chg.</b>			<b>-22.38%</b>

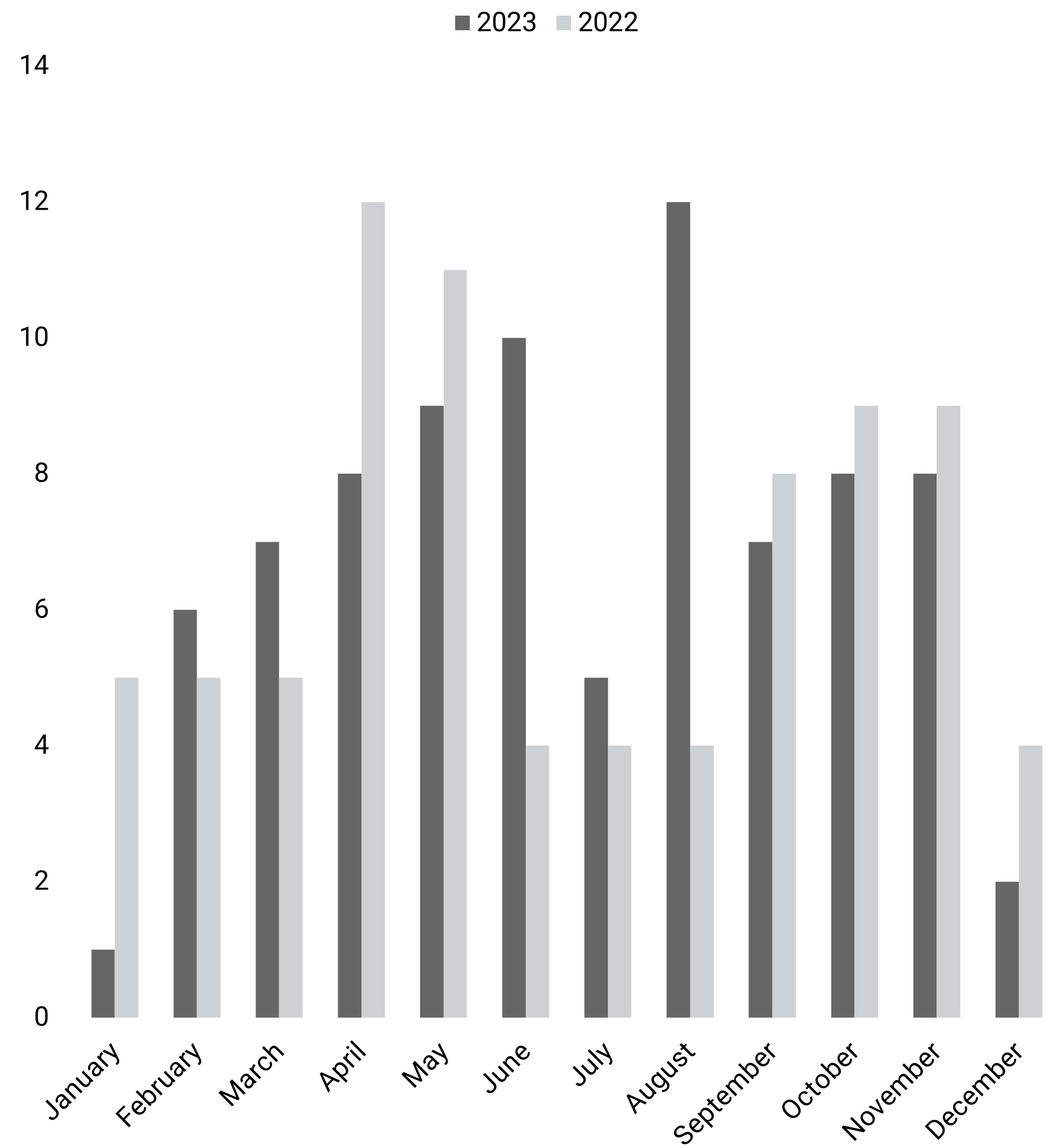


# Chelan: Condominiums Only

## Closed Sales by Month

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

	2023	2022	% chg.
January	1	5	-80.00%
February	6	5	20.00%
March	7	5	40.00%
April	8	12	-33.33%
May	9	11	-18.18%
June	10	4	150.00%
July	5	4	25.00%
August	12	4	200.00%
September	7	8	-12.50%
October	8	9	-11.11%
November	8	9	-11.11%
December	2	4	-50.00%
<b>Total</b>	<b>83</b>	<b>80</b>	
<b>% chg.</b>			<b>3.75%</b>

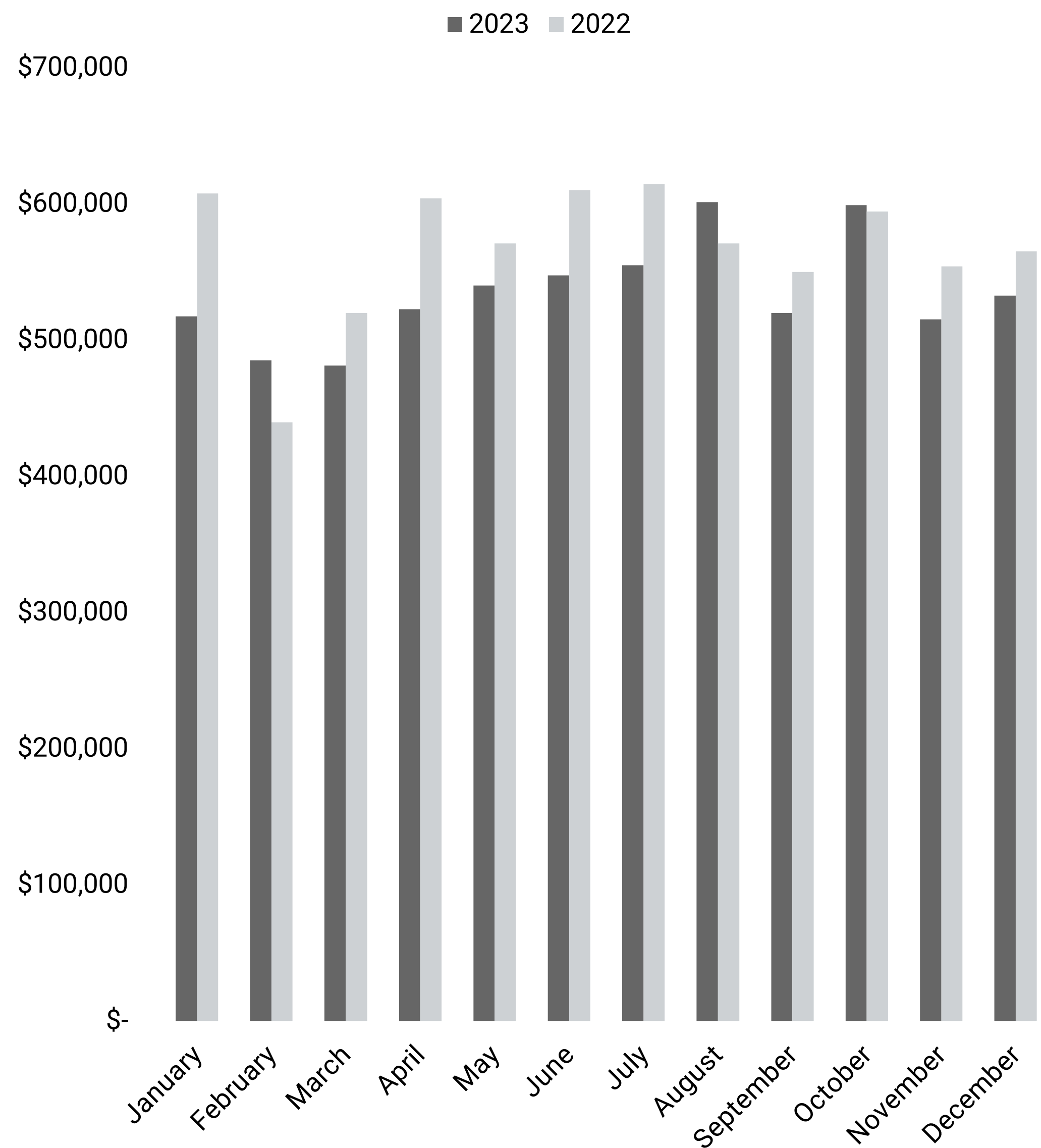


# Chelan: Residential Homes and Condominiums

## 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.

	2023		2022	% chg.
January	\$ 517,450	\$ 607,500		-14.82%
February	\$ 485,000	\$ 439,500		10.35%
March	\$ 481,250	\$ 520,000		-7.45%
April	\$ 522,500	\$ 604,000		-13.49%
May	\$ 540,000	\$ 570,900		-5.41%
June	\$ 547,500	\$ 610,000		-10.25%
July	\$ 555,000	\$ 614,500		-9.68%
August	\$ 601,225	\$ 571,000		5.29%
September	\$ 520,000	\$ 550,000		-5.45%
October	\$ 599,000	\$ 594,500		0.76%
November	\$ 515,250	\$ 554,200		-7.03%
December	\$ 532,500	\$ 565,000		-5.75%
<b>Total</b>	<b>\$ 535,000</b>	<b>\$ 570,900</b>		
<b>% chg.</b>	<b>-6.29%</b>			

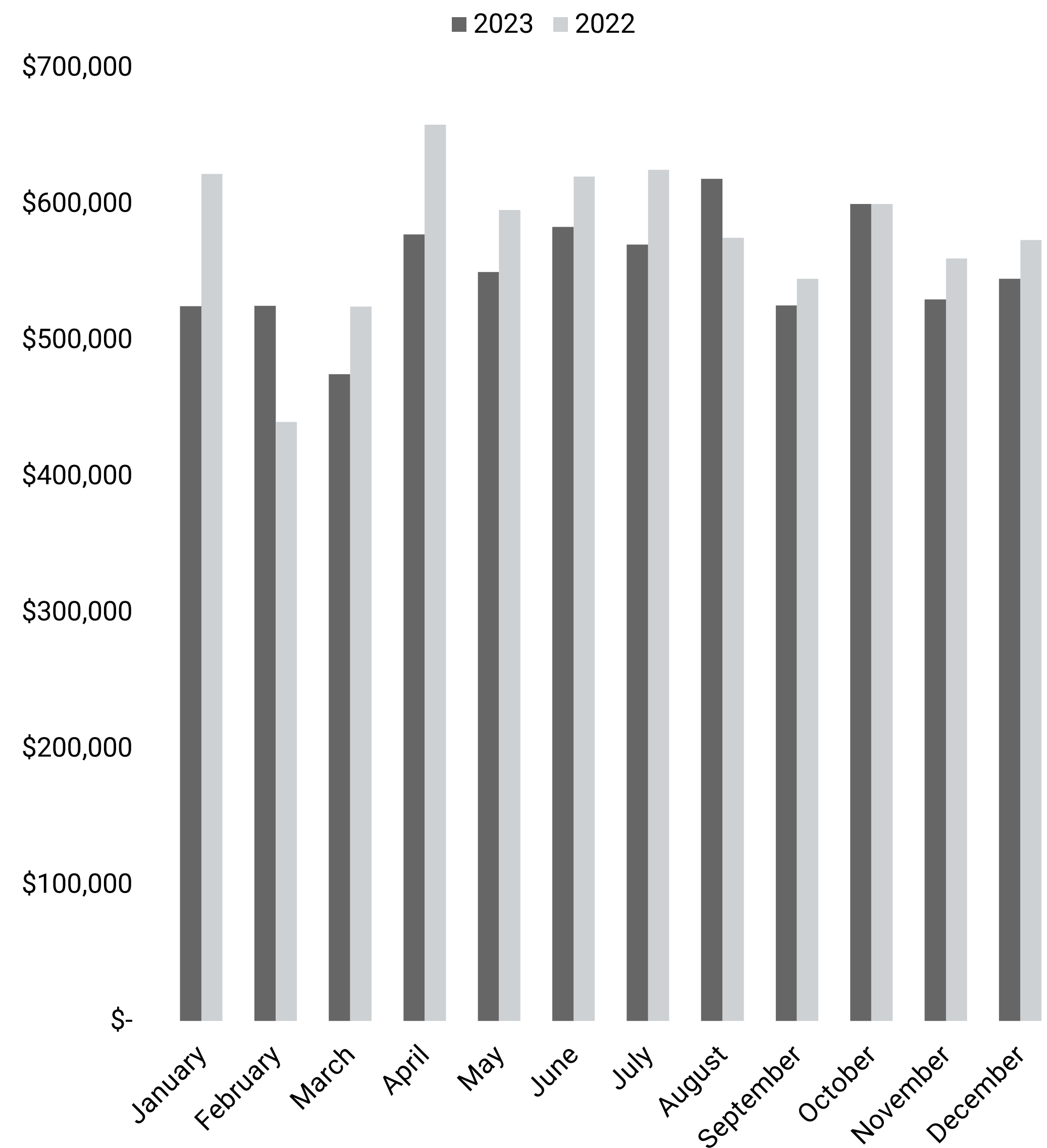


# Chelan: Residential Homes Only

## 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.

	2023	2022	% chg.
January	\$ 524,900	\$ 622,000	-15.61%
February	\$ 525,000	\$ 440,000	19.32%
March	\$ 475,000	\$ 524,587	-9.45%
April	\$ 577,450	\$ 658,000	-12.24%
May	\$ 550,000	\$ 595,500	-7.64%
June	\$ 583,150	\$ 620,000	-5.94%
July	\$ 570,000	\$ 625,000	-8.80%
August	\$ 618,500	\$ 575,000	7.57%
September	\$ 525,400	\$ 545,000	-3.60%
October	\$ 600,000	\$ 600,000	0.00%
November	\$ 529,750	\$ 560,000	-5.40%
December	\$ 545,000	\$ 573,500	-4.97%
<b>Total</b>	<b>\$ 549,000</b>	<b>\$ 585,000</b>	
<b>% chg.</b>			<b>-6.15%</b>



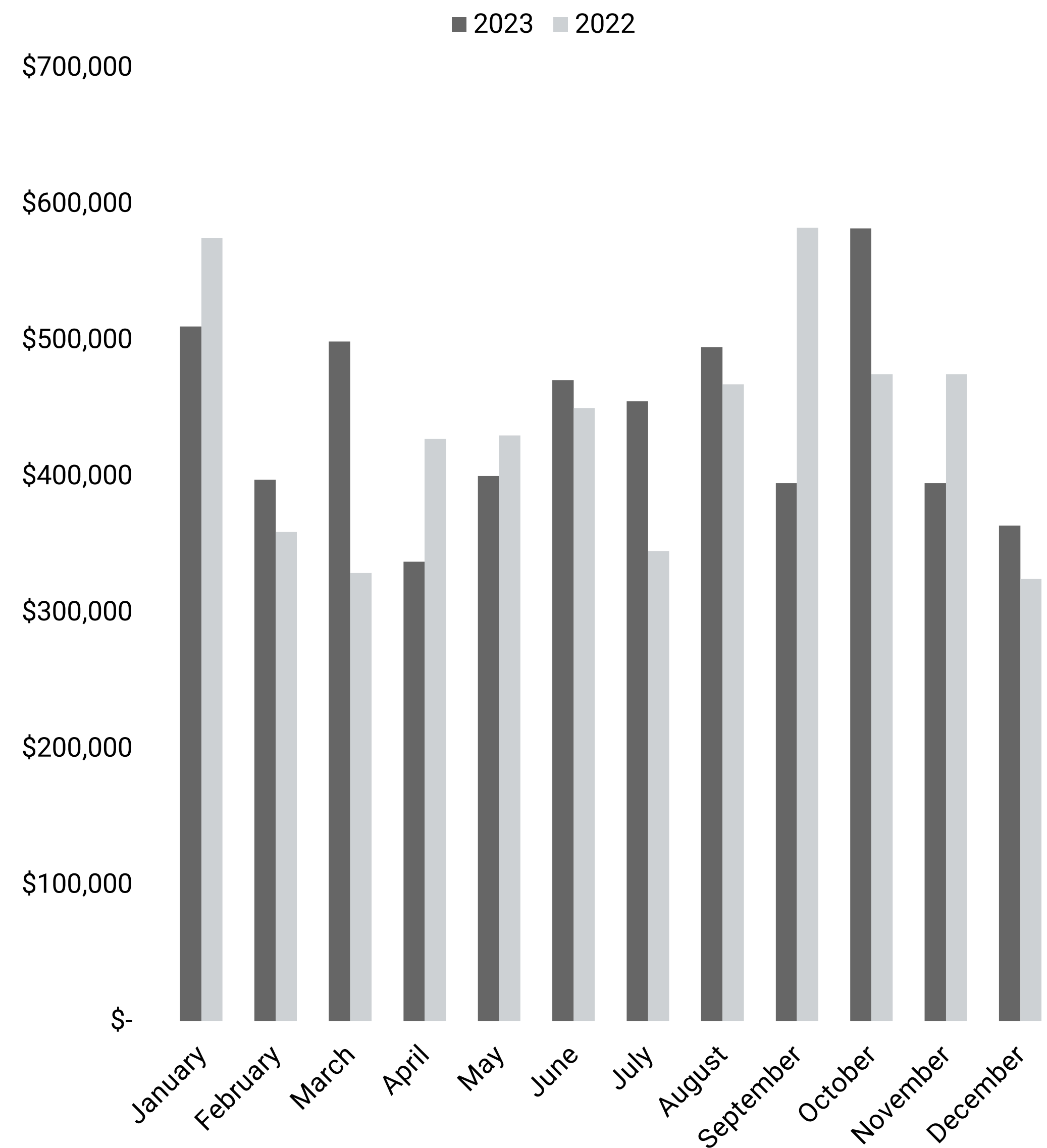


## Chelan: Condominiums Only

# 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.

	2023	2022	% chg.
January	\$ 510,000	\$ 575,000	-11.30%
February	\$ 397,500	\$ 359,000	10.72%
March	\$ 499,000	\$ 329,000	51.67%
April	\$ 337,222	\$ 427,500	-21.12%
May	\$ 400,000	\$ 430,000	-6.98%
June	\$ 470,500	\$ 450,000	4.56%
July	\$ 455,000	\$ 345,000	31.88%
August	\$ 494,750	\$ 467,500	5.83%
September	\$ 395,000	\$ 582,500	-32.19%
October	\$ 582,000	\$ 475,000	22.53%
November	\$ 395,000	\$ 475,000	-16.84%
December	\$ 363,750	\$ 324,500	12.10%
<b>Total</b>	<b>\$ 440,000</b>	<b>\$ 444,500</b>	
<b>% chg.</b>			<b>-1.01%</b>



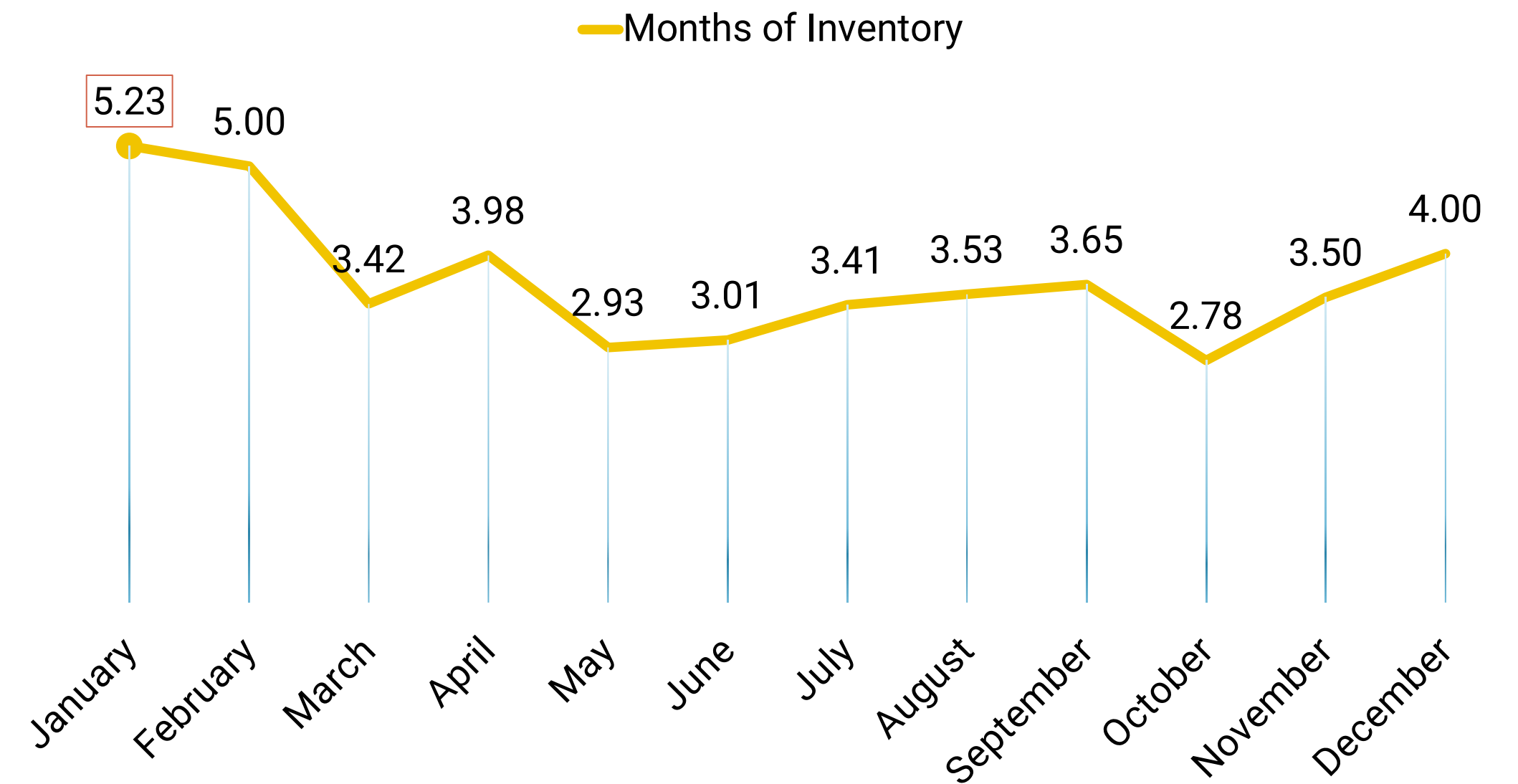
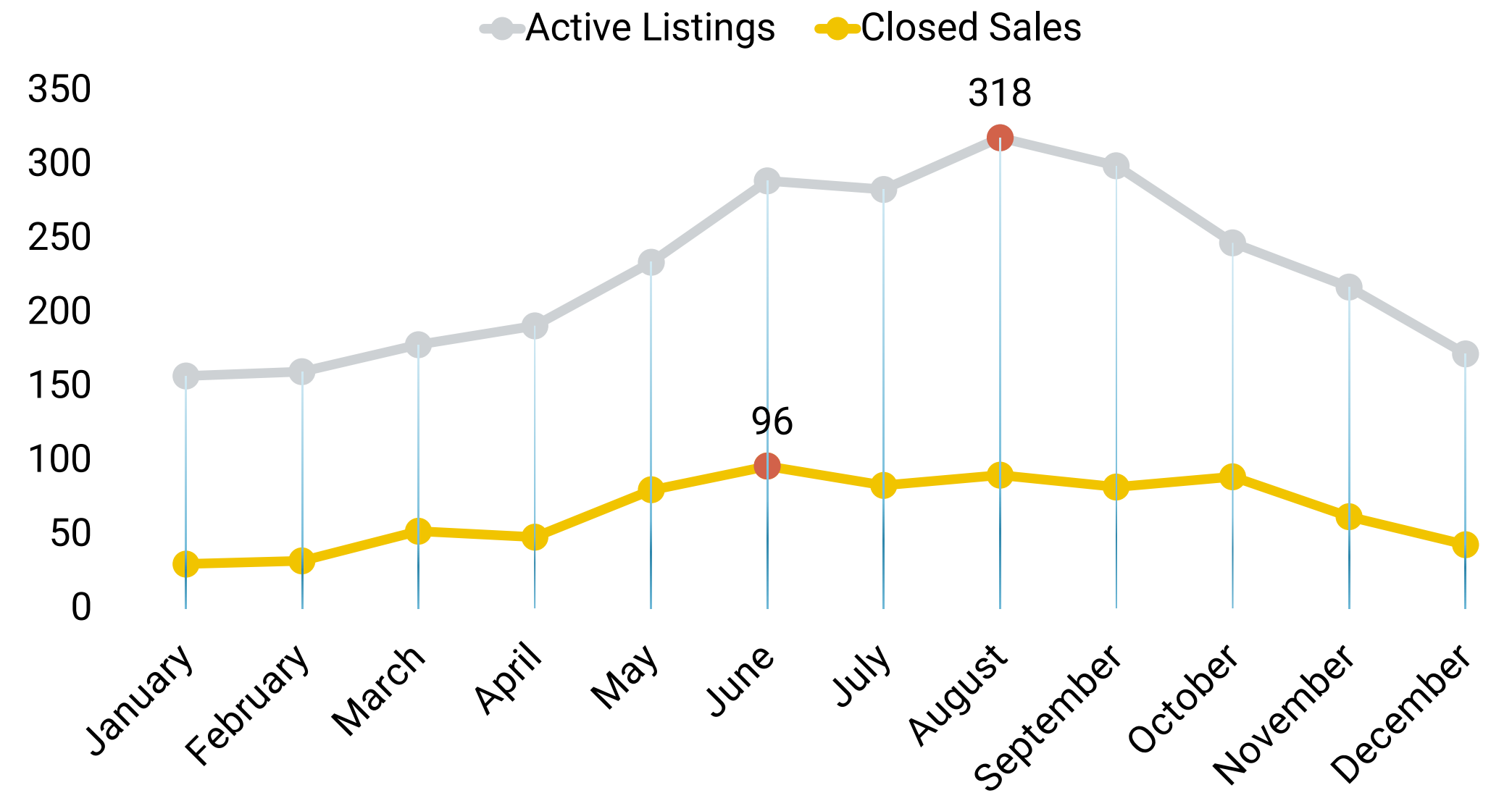
# Chelan: Residential Homes and Condominiums

## 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	157	30	5.23
February	160	32	5.00
March	178	52	3.42
April	191	48	3.98
May	234	80	2.93
June	289	96	3.01
July	283	83	3.41
August	318	90	3.53
September	299	82	3.65
October	247	89	2.78
November	217	62	3.50
December	172	43	4.00



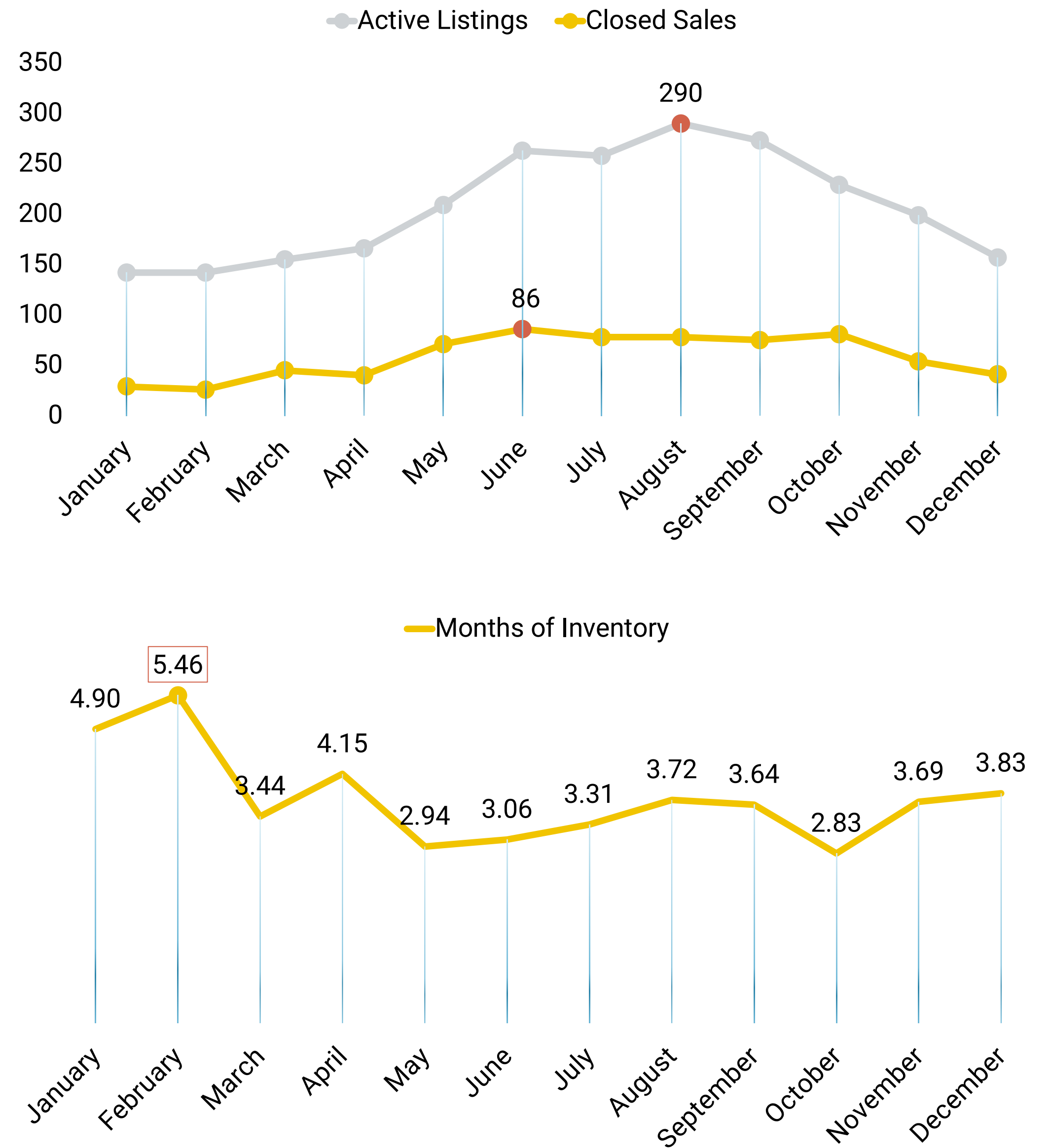
# Chelan: Residential Homes Only

## 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	142	29	4.90
February	142	26	5.46
March	155	45	3.44
April	166	40	4.15
May	209	71	2.94
June	263	86	3.06
July	258	78	3.31
August	290	78	3.72
September	273	75	3.64
October	229	81	2.83
November	199	54	3.69
December	157	41	3.83



# Chelan: 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	15	1	15.00
February	18	6	3.00
March	23	7	3.29
April	25	8	3.13
May	25	9	2.78
June	26	10	2.60
July	25	5	5.00
August	28	12	2.33
September	26	7	3.71
October	18	8	2.25
November	18	8	2.25
December	15	2	7.50

