

SPOTLIGHT ON WATERFRONT BAINBRIDGE ISLAND









<u>SALES:</u>	<u>0 - \$500K</u>	<u>\$500-\$700K</u>	<u>\$700-\$900K</u>	<u>\$900-\$1.5M</u>	<u>≥\$1.5M</u>
2011	6	7	6	9	6
2010	3	5	11	10	4

	<u>2010</u>	<u>2011</u>
Average Size Sold	3203 sq ft	3279 sq ft
Average Price Per Ft	\$345.10	\$337.92
Average Sold/Original List	82.4%	79.5%
Listings/Pendings as of July 1	61 / 3	82 / 5

SAMPLE OF WATERFRONT SOLD IN 2011

Sq Ft	Location View / Waterfront Bed / Bath Acreage	Original List Price	Sale Price	Days On Market
 714	Rockaway Beach City, Mountain, Sound / Low-bank, Bulkhead 2 / 1 .11	\$399,500	\$360,000	25
 3502	Manitou Park City, Mountain, Sound / High-bank, Saltwater, Sound 3 / 3 .41	\$947,000	\$850,000	297
 3880	Arrow Point Loop Bay, Ocean, Sound, Strait / Bay, Bulkhead, No-bank, Saltwater, Sound 3 / 3 1.010	\$1,390,000	\$1,295,000	23
 6163	Manzanita Road Mountain, Sound / Sound, Low-bank 4 / 5.25 3.86	\$3,998,000	\$3,368,000	388
 7317	Rose Loop Bay, City, Mountain, Ocean, Sound / Low-bank, Bay, Bulkhead, Ocean 5 / 7.75 1	\$4,200,000	\$1,935,000	453

SAMPLE OF WATERFRONT AVAILABLE ON BAINBRIDGE ISLAND MARCH 2012

Sq Ft	Location View / Waterfront Bedroom / Bath Acreage	Original List Price	Current List Price	Days On Market
 984	Green Spot Place City, Mountain, Sound, Territorial / High-bank, Bulkhead, Sound 2 / 2 .4	\$450,000	\$389,500	217
 1358	Arrow Point Loop Mountain, Ocean, Sound / Low-bank 2 / 1.5 .62	\$595,000	\$595,000	309
 2740	Crystal Springs Drive Sound / Low-bank, Saltwater, Tideland Rights 4 / 2.5 .76	\$969,000	\$895,000	351
 3064	Pleasant Beach Drive Sound / Medium-bank, Bulkhead 3 / 2.5 Condominium	\$950,000	\$950,000	596
 1232	Bay Hill Road Bay / Low-bank, Creek, Saltwater 2 / 1 8.71	\$1,200,000	\$1,200,000	189
 3630	South Beach Drive Mountain, Sound / Low-bank, Saltwater, Sound, Tideland Rights 3 / 3.5 .4	\$1,785,000	\$1,785,000	315
 4074	Winslow Way East (Pending Inspection) Bay, Mountain, Sound / Medium-bank, Bay, Saltwater, Sound 3 / 3.5 .33	\$1,975,000	\$1,975,000	29
 6882	Country Club Road City, Mountain, Sound / Low-bank, No-bank, Sound 4 / 4.75 .85	\$8,880,000	\$8,880,000	294



Windermere Real Estate/BI, Inc.

This information provided as a courtesy only, is not a warranty, and should be independently investigated by buyers.