

**Fourth Quarter 2008 Statistics
for Waterfront and View
Properties in Your Area**



This past quarter the Jefferson County market has remained sluggish with limited sales, net declines in average prices and a high inventory.

I specialize in waterfront and water view properties and maintain a blog on my website where I discuss real estate issues west of Puget Sound, especially those related to waterfront.

Recent postings include:

Targeted Reductions in the Primary Residence

Capital Gains Exclusion

December 08 West Sound Market Graphs

Home Search for Boat Owners

You can read my blog at:

www.BigWaterProperties.com

Click on **BigWaterProperties Blog** at the bottom of the left column.



Typ	Address	Year	Bed	Bath	Listed	Sqft	*DOM
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Q4 Properties Currently Available

Vw	Shore Dr	1968	2	1	\$ 179,900	1370	323	
Vw	Thorndyke Rd	2002	2	1	259,900	1770	468	
Wf	Paradise Bay Rd	1959	2	2	325,000	1500	524	
Wf	Shine Rd	1968	1	0.75	398,000	608	173	
Vw	Thorndyke Rd	1990	3	2.50	449,000	3656	291	
Wf	Thorndyke Rd	1986	2	2	455,000	1864	36	
Wf	South Point Rd	1960	2	1	565,000	1300	566	
Vw	Harbor View Pl	2004	3	3	648,800	2841	134	
Wf	Thorndyke Rd	1969	2	2	685,000	1340	288	
Vw	Bywater Way	1996	3	2.50	699,500	2370	193	
Wf	Tala Shore Dr	1971	3	2.25	719,995	2632	326	
Wf	Bridgeview Ln	2005	3	2.50	749,000	2619	617	
Vw	Maxview Dr	2007	2	2.50	793,900	3300	271	
Vw	Teal Lake Rd	2007	3	5	799,000	4218	131	
Vw	Bywater Way	1991	3	3.50	995,000	3410	196	
Wf	Tala Shore Dr	1989	2	3.50	997,500	3369	288	
Wf	Margaret St	2003	2	1.75	1,225,000	2023	269	
Wf	White Rock Ln	2000	2	2.50	2,580,000	5880	134	
					Aver	\$ 751,361	2559	290

Q4 Properties Currently Under Contract (NONE)

Q4 Sold Properties (NONE)

***DOM = Days on Market**

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