

**City of Bellingham**  
2024 Home Sales Market Analysis (performed in 2025)

## All Single Family Sales

Statistics 2024 (Jan - Dec)	
Number of Sales	905
Total Value	\$636,949,429
Minimum Value	\$ 174,800
Maximum Value	\$ 3,650,000
Mean Value	\$ 703,812
Median Value	\$ 630,000
<b>95% of Median Value</b>	<b>\$ 598,500</b>

## Single Family Sales Only (No Condos)

Statistics 2024 (Jan - Dec)	
Number of Sales	678
Total Value	\$535,359,907
Minimum Value	\$ 200,000
Maximum Value	\$ 3,650,000
Mean Value	\$ 789,616
Median Value	\$ 703,000
<b>95% of Median Value</b>	<b>\$ 667,850</b>

## Condo Only Sales

Statistics 2024 (Jan - Dec)	
Number of Sales	227
Total Value	\$101,589,522
Minimum Value	\$ 174,800
Maximum Value	\$ 1,800,000
Mean Value	\$ 447,531
Median Value	\$ 395,000
<b>95% of Median Value</b>	<b>\$ 375,250</b>

## All 2-Unit Sales

Statistics 2024 (Jan - Dec)	
Number of Sales	18
Total Value	\$14,281,000
Minimum Value	\$ 450,000
Maximum Value	\$ 1,675,000
Mean Value	\$ 793,389
Median Value	\$ 777,000
<b>95% of Median Value</b>	<b>\$ 738,150</b>

## All 3-Unit Sales

Statistics 2024 (Jan - Dec)	
Number of Sales	4
Total Value	\$4,230,000
Minimum Value	\$ 715,000
Maximum Value	\$ 1,325,000
Mean Value	\$ 1,057,500
Median Value	only 4 sales
<b>95% of Median Value</b>	<b>only 4 sales</b>

## All 4-Unit Sales

Statistics 2024 (Jan - Dec)	
Number of Sales	2
Total Value	\$1,875,000
Minimum Value	\$ 625,000
Maximum Value	\$ 1,250,000
Mean Value	\$ 937,500
Median Value	only 2 sales
<b>95% of Median Value</b>	<b>only 2 sales</b>

*Sales are within City of Bellingham City Limits from Jan 2024 through Dec 2024. Manufactured Homes are not included.*

*Data obtained from Whatcom County Assessor Sales Data. While efforts were made to validate these sales as accurately as possible, data may not be complete or free from errors.*

*Median value as determined by HUD/CFR Regulations (To determine the median, take the middle sale on the list if an odd number of sales, and if an even number, take the higher of the middle numbers and consider it the median. After identifying the median sales price, the amount should be multiplied by 0.95 to determine the 95 percent of the median area purchase price.)*

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### Single Family Sales By Bedroom Count (No Condos)

Statistics 2024 (Jan - Dec)				
	1-2 Bedroom	3 Bedroom	4+ Bedroom	Total
Number of Sales	164	374	140	678
Total Value	\$ 99,335,964	\$ 292,480,147	\$ 143,543,796	\$ 535,359,907
Minimum Value	\$ 200,000	\$ 201,465	\$ 234,626	\$ 200,000
Maximum Value	\$ 1,565,000	\$ 2,600,000	\$ 3,650,000	\$ 3,650,000
Mean Value	\$ 605,707	\$ 782,032	\$ 1,025,313	\$ 789,616
Median Value	\$ 560,000	\$ 710,000	\$ 899,000	\$ 703,000
<b>95% of Median Value</b>	<b>\$ 532,000</b>	<b>\$ 674,500</b>	<b>\$ 854,050</b>	<b>\$ 667,850</b>