

# Waterfront Report

**SEATTLE / EASTSIDE  
ANNUAL REVIEW**

**PUBLISHED JANUARY 2025**

a review of residential waterfront  
real estate activity in 2024

MARIANNE PARKS, REAL ESTATE BROKER



# SEATTLE WATERFRONT

## Top Waterfront Sales

number sold	ADDRESS	COMMUNITY	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
<b>31</b>	Undisclosed	Leschi	\$10.5	6,430	0.31	60±'	2001
highest sale	3001 Webster Point Rd NE	Laurelhurst	\$7.2	4,070	0.33	107'	1967
<b>\$10,450,000</b>	4223 NE 33rd St	Laurelhurst	\$5.9	3,610	0.51	60'	1908
lowest sale	7740 Seward Park Ave S	Seward Park	\$5.2	5,280	0.70	78'	2017
<b>\$1,400,000</b>	1500 Lakeside Ave S	Mt Baker	\$4.7	6,240	1.00	120'	1924
	6406 60th Place S	Seward Park	\$4.4	3,500	0.26	75'	1958
	5236 40th Ave W	Magnolia	\$4.3	2,724	0.28	77'	2008
	14040 Riviera Place NE	Lake City	\$3.9	2,750	0.26	72'	1945
	16270 Beach Dr NE	Sheridan Beach	\$3.9	3,640	0.38	90'	1937
	16016 Beach Dr NE	Sheridan Beach	\$3.8	3,045	0.46	78'	1976
	5469 Beach Drive SW	Seaview	\$3.5	3,380	0.80	45'	1950
	9227 Fauntleroy Way SW	Fauntleroy	\$3.4	2,783	1.06	75'	1922
	1700 Lakeside Ave S	Mt Baker	\$3.4	2,998	0.56	60'	1925
	13218 Riviera Pl NE	Cedar Park	\$3.3	2,710	0.35	60'	1926
	8760 Sand Point Way NE	Matthews Beach	\$3.2	2,640	0.61	50'	1927
	9522 Lake Shore Blvd NE	Matthews Beach	\$3.1	2,400	0.28	50'	1941
	19711 27th Ave NW	Richmond Beach	\$3.0	3,680	0.64	45'	1998

# MERCER ISLAND WATERFRONT

## Top Waterfront Sales

number sold	ADDRESS	COMMUNITY	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
<b>16</b>	7002 N Mercer Wy	North End	\$28.5	10,030	1.25	210	2001
highest sale	1841 W Mercer Wy	North End	\$17.3	7,805	0.69	70	2006
<b>\$28,500,000</b>	5045 Forest Ave SE	Mercer Island	\$15.2	4,540	4.09	180	2014
lowest sale	5330 Butterworth Rd	East Mercer	\$14.5	14,940	1.89	274	1996
<b>\$4,500,000</b>	7260 N Mercer Wy	North End	\$13.5	6,135	0.28	80	2023
	5237 82nd Ave SE	West Mercer	\$9.3	4,280	0.57	112	1987
	8439 SE 87th St	Beach Club	\$8.3	4,800	0.23	65	2007
	8440 N Mercer Wy	North End	\$8.3	5,000	0.41	80	1974
	8002 Avalon Place	Mercer Island	\$8.1	5,730	0.30	85	1990
	1845 W Mercer Wy	Mercer Island	\$8.1	5,234	0.39	85	1988
	4338 E Mercer Wy	Eastside	\$7.5	6,660	0.38	120	1996
	4452 Ferncroft Rd	Ferncroft	\$7.3	4,820	0.37	70	1993
	4022 E Mercer Wy	North End	\$5.9	5,600	0.31	40	1956
	4550 E Mercer Wy	Ferncroft	\$5.7	3,880	0.32	75	1956
	8431 85th Ave SE	South End	\$5.2	1,260	0.24	55	1944
	4006 E Mercer Wy	Eastside	\$4.5	3,100	0.83	80	1908

Waterfront Report

WINDERMERE MERCER ISLAND

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# EASTSIDE WATERFRONT

## Top Waterfront Sales

ADDRESS	COMMUNITY	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
1221 Evergreen Point Rd	Medina	\$38.9	13,590	1.55	117'	2021
905 Shoreland Dr SE	Meydenbauer	\$21.3	11,104	1.06	164'	2007
609 Evergreen Point Rd	Medina	\$18.0	6,920	0.71	125'	1995
323 Lake St S	Kirkland	\$13.5	4,990	0.33	63'	2015
4429 91st Ave NE	Yarrow Point	\$12.5	2,860	0.86	63'	1932
2005 Rose Point Lane	West Of Market	\$10.8	4,090	0.21	75'	2017
295 Lake Ave W	Kirkland	\$9.1	3,020	0.82	90'	1939
4839 Lakehurst Lane SE	Bellevue	\$8.7	4,035	0.28	50'	2024
169 Lake Ave W	West Of Market	\$8.3	3,000	0.62	60'	1946
11087 Champagne Pt Rd NE	Holmes Point	\$8.2	6,374	0.26	75'	2023
3216 Hunts Point Rd	Hunts Point	\$8.0	2,440	0.92	25'	1918
10907 80th Place NE	Juanita	\$8.0	8,060	0.31	70'	2006
18 Crescent Key	Newport Shores	\$7.3	4,627	0.42	119'	2005
9005 9007 NE Juanita Lane	Juanita	\$7.2	3,688	0.45	100'	1970
2009 101st Ave SE	Enatai	\$7.2	5,465	0.51	43'	1988
11085 Champagne Point Rd NE	Holmes Point	\$6.9	5,220	0.29	95'	2010
328 Overlake Dr E	Medina	\$6.8	2,090	0.38	52'	1988

number sold

**39**

highest sale

**\$38,900,000**

lowest sale

**\$2,055,000**

# LAKE SAMMAMISH WATERFRONT

## Top Waterfront Sales

ADDRESS	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
3408 W Lake Sammamish Pkwy NE	\$7.5	6,418	0.46	94'	1975
18744 SE 42nd St	\$7.0	5,788	0.29	75'	2006
407 East Lake Sammamish Pkwy SE	\$6.8	4,960	0.38	80'	2005
1531 E Lake Sammamish Pkwy NE	\$6.2	5,410	0.16	100'	2003
2417 E Lake Sammamish Place SE	\$6.2	3,307	0.27	115'	2001
4245 206th Ave SE	\$6.2	4,680	0.31	81'	1987
17616 SE 40th Place	\$6.1	4,849	0.25	50'	1995
3801 E Lake Sammamish Pkwy NE	\$6.1	4,350	0.27	82'	2005
18738 SE 42nd St	\$5.9	4,727	0.42	75'	2005
2921 E Lake Sammamish Pkwy NE	\$5.4	3,902	0.11	65'	2001
1830 W Lake Sammamish Pkwy NE	\$4.3	4,000	0.42	75'	1983
1096 W Lake Sammamish Pkwy NE	\$4.2	4,820	0.30	50'	2008
3303 E Lake Sammamish Shore Lane SE	\$4.1	3,999	0.24	88'	1979
1627 E Lake Sammamish Place SE	\$4.1	3,014	0.07	60'	2000
3023 E Lake Sammamish Pkwy SE	\$3.9	3,555	0.12	66'	2024
449 E Lake Sammamish Pkwy NE	\$3.9	3,780	0.17	50'	2007
232 W Lake Sammamish Pkwy NE	\$3.7	2,560	0.50	64'	1961

number sold

**30**

highest sale

**\$7,450,000**

lowest sale

**\$1,550,000**

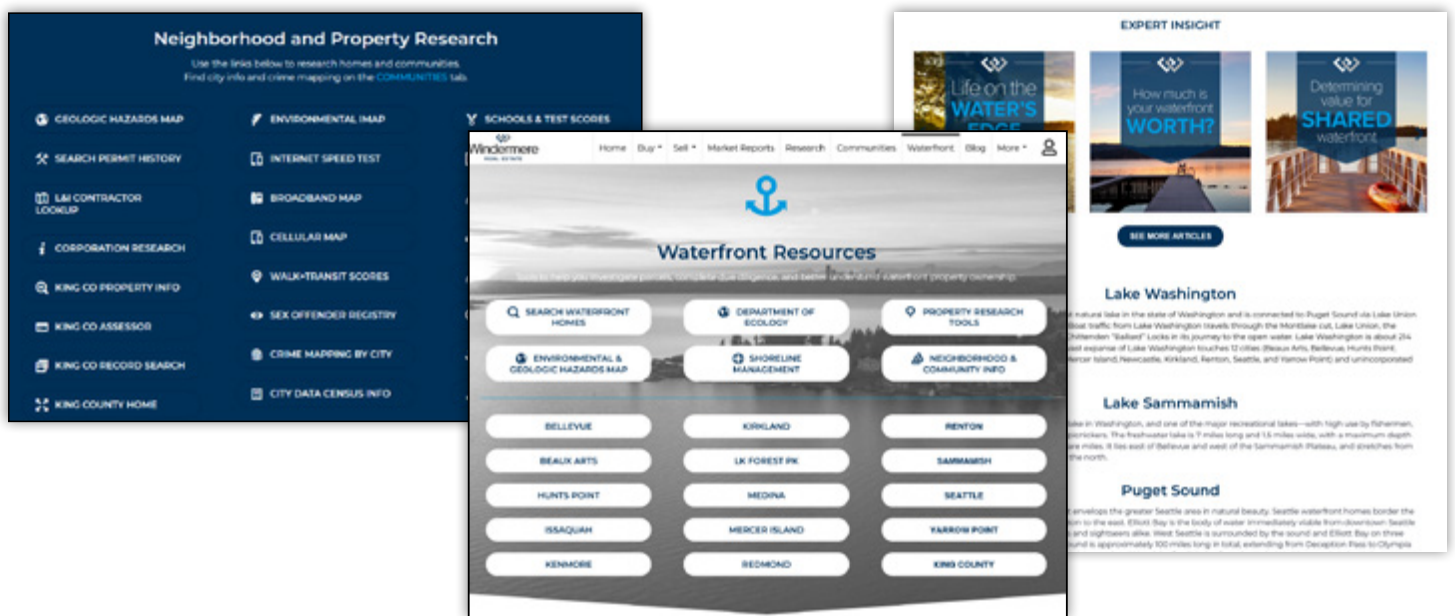


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