

# Q1 2025 WATERFRONT REPORT

seattle / mercer island / eastside



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a quarterly report on waterfront  
real estate activity

WINDERMERE REAL ESTATE / MERCER ISLAND

  
**Windermere**  
REAL ESTATE

# SEATTLE WATERFRONT

number sold	ADDRESS	COMMUNITY	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
<b>10</b>	10453 Maplewood Place SW	Arbor Heights	\$1.8	6,092	0.89	123'	1991
highest sale	8642 Island Dr S	Seward Park	\$2.0	2,860	0.45	65'	1927
<b>\$21,500,000</b>	10664 Riviera Place NE	Matthews Beach	\$2.3	2,640	0.14	35'	1934
lowest sale	15038 Beach Dr NE	Lake Forest Park	\$2.5	2,690	0.27	40'	1939
<b>\$1,800,000</b>	1730 Lakeside Ave S	Leschi	\$3.7	3,280	0.40	40'	1931
	5901 Seaview Ave NW	Ballard	\$3.8	3,510	0.16	48'	1956
	8560 Sand Point Way NE	Sand Point	\$3.9	3,820	0.62	70'	1958
	16520 Shore Dr NE	Sheridan Beach	\$6.3	5,865	0.79	80'	1934
	1295 NW Elford Dr	Broadview	\$10.5	7,362	2.48	290'	2001
	4315 W Semple St	Magnolia	\$21.5	15,321	3.28	293'	2015

# MERCER ISLAND WATERFRONT

number sold	ADDRESS	COMMUNITY	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
<b>1</b>	8474 85th Ave SE	South End	\$13.1	7,410	0.52	100'	2004
highest sale							
<b>\$13,125,000</b>							
lowest sale							
<b>\$13,125,000</b>							



# EASTSIDE WATERFRONT

ADDRESS	COMMUNITY	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
5845 Pleasure Point Lane SE	Bellevue	\$1.8	960	0.259	50'	1968
5810 NE Arrowhead Dr	Kenmore	\$4.1	3,820	0.187	53'	1995
13415 Holmes Point Dr NE	Kirkland	\$6.3	5,270	0.423	89'	1972
8443 NE Woodland Cove Dr	Kirkland	\$6.6	4,332	0.247	86'	1989
74 Cascade Key	Bellevue	\$8.1	5,570	1.454	115'	1963
3261 Hunts Point Rd	Hunts Point	\$16.0	4,340	0.718	54'	1962

number sold  
**6**

highest sale

**\$16,000,000**

lowest sale

**\$1,750,000**

# LAKE SAMMAMISH WATERFRONT

ADDRESS	SALE PRICE (MILLIONS)	SQUARE FEET	LOT SIZE (ACRES)	WATER FRONTAGE	YEAR BUILT
2721 E Lake Sammamish Pkwy SE	\$2.7	1,600	0.47	50'	1970
3713 E Lake Sammamish Shore Lane SE	\$3.2	2,670	0.23	65'	1953
4630 194th Ave SE	\$5.8	4,095	0.23	70'	1990

number sold  
**3**

highest sale

**\$5,800,000**

lowest sale

**\$2,700,000**

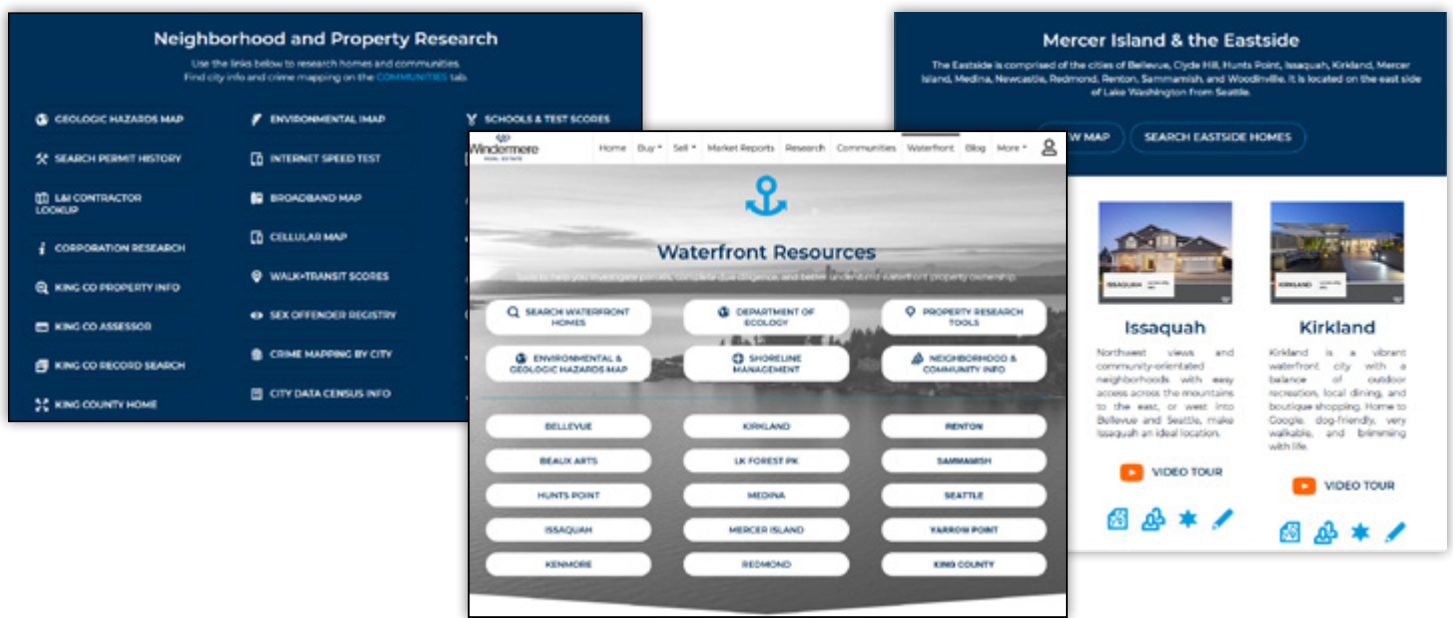


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