

STROUPE'S Condo Scoop



YOUR SOURCE FOR DOWNTOWN SEATTLE, QUEEN ANNE & CAPITOL HILL/EASTLAKE REAL ESTATE



featured building

Millennium Tower

Extraordinary homes for enterprising individuals

A limited collection of nineteen extraordinary in-city homes that offer an unprecedented opportunity for enterprising individuals to create their own masterpiece of modern living. The condominiums are perched high above the offices that take up the lower levels. The condominiums start on the fifteenth floor and comprise six floors. These exclusive residences and townhomes range from 2,300 to almost 10,000 square feet with entertainment-size private terraces and ceilings up to 18 feet in height. There are two exclusive elevators to whisk residents from private parking to their residence. Additional amenities include an on-site concierge and state-of-the-art security.

Building Statistics

Address	715 2nd Avenue
Total # of Units	19 <i>(not including commercial)</i>
Year Built	2001
Total Stories	20

Featured Building stats continued inside.

inside this issue

Featured Building

Millennium Tower

Featured Listing

Mercer Place Condominiums

Sold Listings Last Month

Downtown Seattle, Queen Anne & Capitol Hill/Eastlake

March/April Condo Stats

See how the stats compare to last year at this time.



JAMES STROUPE

Associate Broker & Condo Specialist

Call today for a free buying or selling consultation.
tel 206.910.5000
email james@stroupe.com

Windermere



move into the current

www.stroupe.com
www.stroupecondoblog.com

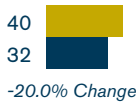
Condo Comparison March 2007 / 2008

Downtown Seattle

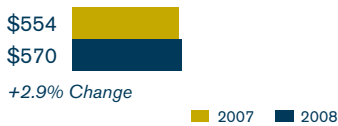
Average Prices (March)

2007	2008
List \$524,436	List \$563,613
Sold \$518,742	Sold \$541,430
-1.1% Variance	-3.9% Variance

Sold Listings (March)



Average \$ / SF (March)

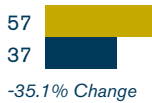


Queen Anne

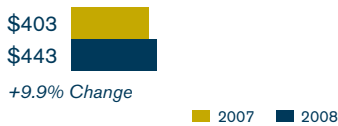
Average Prices (March)

2007	2008
List \$370,182	List \$425,763
Sold \$370,020	Sold \$414,701
0.0% Variance	-2.6% Variance

Sold Listings (March)



Average \$ / SF (March)



Capitol Hill/Eastlake

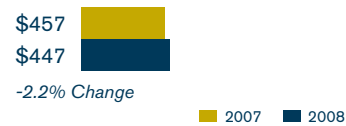
Average Prices (March)

2007	2008
List \$384,705	List \$384,484
Sold \$384,499	Sold \$377,322
-0.1% Variance	-1.9% Variance

Sold Listings (March)



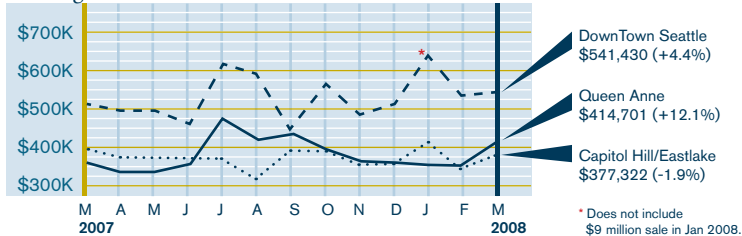
Average \$ / SF (March)



Seattle Area Trends

- - - Downtown Seattle
- Queen Anne
- Capitol Hill/Eastlake

Average Sold Prices, March 2007 – 2008



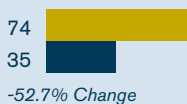
Condo Comparison April 2007 / 2008

Downtown Seattle

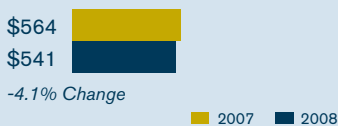
Average Prices (April)

2007	2008
List \$482,925	List \$465,429
Sold \$484,241	Sold \$457,666
+0.3% Variance	-1.7% Variance

Sold Listings (April)



Average \$ / SF (April)

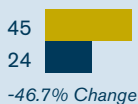


Queen Anne

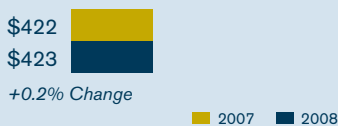
Average Prices (April)

2007	2008
List \$374,075	List \$392,414
Sold \$373,912	Sold \$385,056
0.0% Variance	-1.9% Variance

Sold Listings (April)



Average \$ / SF (April)

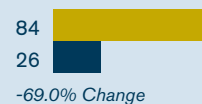


Capitol Hill/Eastlake

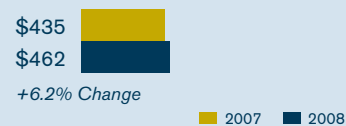
Average Prices (April)

2007	2008
List \$331,231	List \$386,917
Sold \$333,489	Sold \$379,073
+0.7% Variance	-2.5% Variance

Sold Listings (April)



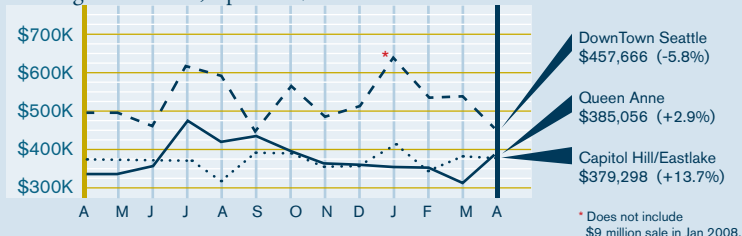
Average \$ / SF (April)



Seattle Area Trends

- - - Downtown Seattle
- Queen Anne
- Capitol Hill/Eastlake

Average Sold Prices, April 2007 – 2008



Sold Listings March/April 2008

Downtown Seattle

Address	Unit	SF	\$ / SF	Bed	Bath	Age	List Price	Sold Price
2200 Westlake								
2121 Terry Ave	1704	756	\$780	1	1	2	\$ 599,500	\$ 590,000
910 Lenora	S-1409	821	\$700	1	1	2	\$ 589,500	\$ 574,500
910 Lenora*	305	885	\$524	1	1	2	\$ 472,000	\$ 464,000
900 Lenora	W-701	685	\$612	1	1	2	\$ 419,000	\$ 419,000
900 Lenora	W-501	685	\$609	1	1	2	\$ 420,000	\$ 417,500
910 Lenora St	S-1104			1	1	2	\$ 379,950	\$ 360,000
5th and Madison								
909 5th Ave	801	1,244	\$615	1	1.5	0	\$ 815,000	\$ 765,000
909 5th Ave*	500	918	\$573	1	1	0	\$ 538,500	\$ 526,000
909 5th Ave	402	973	\$504	1	1.5	0	\$ 515,000	\$ 490,000
Alexandria								
3028 Western Ave	412	930	\$403	2	2	17	\$ 399,900	\$ 375,000
3028 Western Ave	501	550	\$504	1	1	17	\$ 277,000	\$ 277,000
Avenue One								
2721 1st Ave	1002	1,338	\$669	2	1.75	3	\$ 925,000	\$ 895,000
2721 1st Ave	802	1,338	\$646	2	1.75	3	\$ 849,999	\$ 865,000
Concord								
2929 1st Ave	303	1,072	\$520	2	1	9	\$ 575,000	\$ 557,500
2929 1st Ave	1217	790	\$658	1	1	9	\$ 549,000	\$ 520,000
2929 1st Ave	809	613	\$734	1	1	9	\$ 459,000	\$ 450,000
Cosmopolitan								
819 Virginia St	1703	820	\$616	1	1	1	\$ 498,750	\$ 504,750
819 Virginia St	2708	722	\$554	1	1	1	\$ 429,000	\$ 400,000
Ellington								
2801 1st Ave	716	905	\$530	2	1.75	8	\$ 519,900	\$ 480,000
2801 1st Ave	608	702	\$513	1	1	8	\$ 372,000	\$ 360,000
Klee								
2717 Western Ave	5010	818	\$537	2	1	7	\$ 449,000	\$ 439,000
2717 Western Ave	112	1,003	\$414	1	1	7	\$ 420,000	\$ 415,000
Mosler Lofts								
2720 3rd Ave	611	623	\$562	1	1	1	\$ 360,000	\$ 350,000
2720 3rd Ave	505	551	\$463	0	1	1	\$ 259,500	\$ 255,000
Park								
76 Cedar St	S-809	519	\$636	1	1	1	\$ 339,933	\$ 330,000
76 Cedar St	709	512	\$684	1	1	1	\$ 359,000	\$ 350,000
Site 17								
2440 Western Ave	609	642	\$483	1	1	10	\$ 317,950	\$ 310,000
2440 Western Ave	515	513	\$487	1	1	10	\$ 249,950	\$ 249,950
2440 Western Ave	418	600	\$400	1	1	10	\$ 239,990	\$ 240,000

March Sold Listings
April Sold Listings

* Properties closed in February/March that did not post until March/April. ** Sold as a "shell". Not included in statistics.
All March/April "sold" data provided by NWMLS or King County tax records as of May 5, 2008. March/April "sold" listing information which did not post by May 5 will be published in the next edition. This information is not guaranteed to be error-free and should not be relied upon. All information should be verified.

Downtown Seattle

Address	Unit	SF	\$ / SF	Bed	Bath	Age	List Price	Sold Price
Tobira								
108 5th Ave S	306	1,016	\$379	2	2	7	\$ 399,950	\$ 385,000
108 5th Ave S	711	696	\$448	1	1	7	\$ 319,950	\$ 312,000
108 5th Ave S	318	440	\$436	0	1	7	\$ 194,950	\$ 192,000
108 5th Ave S	316	440	\$418	0	1	7	\$ 189,950	\$ 184,000
Trio								
3104 Western Ave	407	779	\$540	1	1	1	\$ 420,950	\$ 420,950
3104 Western Ave	323	1,000	\$420	2	2	1	\$ 449,950	\$ 420,000
3104 Western Ave	405	794	\$519	1	1	1	\$ 409,950	\$ 412,000
3104 Western Ave	218	794	\$472	1	1	1	\$ 389,950	\$ 375,000
3104 Western Ave*	613	506	\$672	0	1	1	\$ 341,950	\$ 340,000
3104 Western Ave*	304	506	\$605	1	1	1	\$ 299,950	\$ 305,950
3104 Western Ave*	317	506	\$573	0	1	1	\$ 289,950	\$ 289,950
3104 Western Ave	612	506	\$524	0	1	1	\$ 259,950	\$ 265,000
3104 Western Ave	614	506	\$519	0	1	1	\$ 259,950	\$ 262,550
3104 Western Ave	412	506	\$494	0	1	1	\$ 249,950	\$ 249,950
3104 Western Ave*	312	506	\$484	0	1	1	\$ 244,900	\$ 244,900
Vine								
2607 Western Ave	311	1,127	\$466	2	1.75	6	\$ 564,950	\$ 525,000
2607 Western Ave	703	987	\$517	1	1.5	6	\$ 525,000	\$ 510,000
2607 Western Ave	457	915	\$475	2	1.75	6	\$ 438,000	\$ 435,000
2607 Western Ave	908	809	\$500	1	1	6	\$ 415,000	\$ 404,625
Other Properties								
98 Union St	1000	3,101	\$564	4	4	23	\$ 1,750,000	\$ 1,750,000
1000 1st Ave	1702	1,444	\$1,038	2	2.5	2	\$ 1,499,000	\$ 1,499,000
2000 1st Ave	2101	1,523	\$840	2	1.75	14	\$ 1,395,000	\$ 1,280,000
100 1st Ave S	15-16	2,300	\$511	3	4	23	\$ 1,350,000	\$ 1,175,000
80 Vine St	203	2,143	\$464	1	1	14	\$ 995,000	\$ 995,000
2125 1st Ave	1602	820	\$877	1	1	27	\$ 739,000	\$ 719,000
80 S Jackson	204	1,954	\$348	2	2	108	\$ 679,000	\$ 680,000
75 S Main St	301	1,133	\$555	1	2	108	\$ 639,000	\$ 629,000
2716 Elliott Ave	906	1,116	\$560	2	1.75	5	\$ 625,000	\$ 625,000
121 S Jackson	3	950	\$621	1	0.75	106	\$ 625,000	\$ 590,000
2100 3rd Ave	1002	1,323	\$414	2	1.75	35	\$ 560,000	\$ 548,000
2201 3rd Ave	1004	1,100	\$445	2	1.75	29	\$ 489,900	\$ 489,000
2717 Western Ave	530	914	\$460	2	1.75	7	\$ 439,950	\$ 420,000
121 Vine St	1607	855	\$485	1	1	19	\$ 420,000	\$ 415,000
2600 2nd Ave	1406	729	\$549	1	1	15	\$ 424,950	\$ 400,000
159 Denny Way	604	801	\$473	1	1.5	2	\$ 398,950	\$ 379,000
2015 Terry Ave*	310	774	\$460	1	1	4	\$ 374,950	\$ 356,000
1900 Alaskan Way	110	624	\$529	1	1	11	\$ 342,500	\$ 330,000
1119 1st Ave	301	521	\$580	0	1	106	\$ 314,950	\$ 302,000

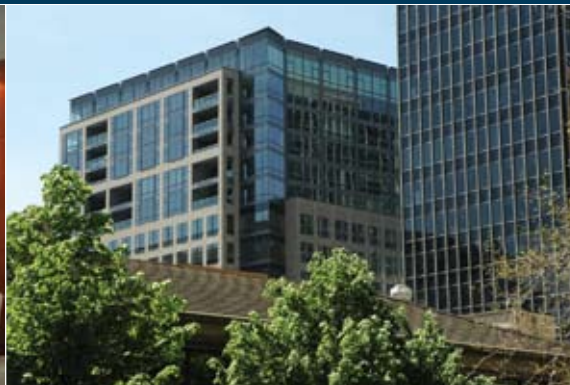
Queen Anne

Address	Unit	SF	\$ / SF	Bed	Bath	Age	List Price	Sold Price
Queen Anne Properties								
200 W Comstock St	501	2,017	\$734	2	2.5	3	\$ 1,549,950	\$ 1,480,000
1414 1st Ave W	402	2,251	\$489	3	2.5	3	\$ 1,200,000	\$ 1,100,000
22 W Lee	203	1,644	\$544	2	2	1	\$ 894,990	\$ 895,000
100 Ward St	304	1,275	\$497	2	1.75	38	\$ 659,000	\$ 634,000
100 Ward St	306	1,300	\$485	2	1.75	38	\$ 639,000	\$ 630,000
1832 12th Ave W*	Not avail	1,652	\$343	2	2.5	1	\$ 574,950	\$ 567,000
511 W Mercer Pl	202	1,187	\$442	2	1.75	5	\$ 535,000	\$ 525,000
2423 8th Ave N	301	1,352	\$370	2	1.75	31	\$ 515,000	\$ 500,000
1401 5th Ave W	303	1,120	\$439	1	1	112	\$ 499,000	\$ 492,000
801 2nd Ave N	304	1,082	\$430	2	1.75	14	\$ 465,000	\$ 465,000
801 2nd Ave N	202	1,057	\$440	1	1.75	14	\$ 479,000	\$ 465,000
2137 Waverly Pl N	Not avail	1,558	\$295	2	1.5	23	\$ 470,000	\$ 459,000
1000 Aurora Ave N	N-510	1,207	\$373	2	2	9	\$ 459,000	\$ 450,000
2423 8th Ave N	201	1,352	\$333	2	1.75	31	\$ 463,000	\$ 450,000
2821 2nd Ave	705	1,008	\$446	1	1.5	26	\$ 499,000	\$ 450,000
500 5th Ave W	404	915	\$492	2	1.75	41	\$ 474,950	\$ 450,000
530 4th Ave W	504	908	\$488	2	2	5	\$ 440,000	\$ 443,000
500 W Roy St	W-106	1,071	\$409	2	2	26	\$ 449,000	\$ 438,000
505 W Roy St	203	1,220	\$350	2	2	26	\$ 435,000	\$ 427,200
102 Galer St	301	762	\$551	1	1	81	\$ 429,000	\$ 420,000
2030 13th Ave W	101	1,376	\$298	2	1.75	30	\$ 422,000	\$ 410,000
500 W Roy St	107	1,071	\$373	2	2	26	\$ 398,000	\$ 400,000
621 5th Ave N	406	863	\$464	2	2	9	\$ 419,500	\$ 400,000
2040 13th Ave W*	31	979	\$406	2	1.75	19	\$ 412,000	\$ 397,000
3044 14th Ave W	B-202	1,374	\$287	2	2.5	18	\$ 399,000	\$ 395,000
1400 Taylor Ave N	405	951	\$410	2	1.75	24	\$ 415,000	\$ 390,000
500 5th Ave W	302	649	\$601	1	1	41	\$ 390,000	\$ 390,000
500 5th Ave W	507	678	\$566	1	1	41	\$ 385,000	\$ 384,000
1401 5th Ave W*	111	605	\$626	0	1	88	\$ 379,000	\$ 379,000
7 Highland	102	971	\$386	2	1	40	\$ 375,000	\$ 375,000
49 W Etruria St	401	860	\$436	2	1.75	40	\$ 369,950	\$ 374,950
49 W Etruria St	402	860	\$430	2	1.75	40	\$ 369,950	\$ 369,950
510 Lee St	4	810	\$457	2	1	52	\$ 379,900	\$ 369,900
500 5th Ave W	602	649	\$553	1	1	41	\$ 368,950	\$ 359,000
720 Queen Anne Ave N	501	684	\$504	1	1	11	\$ 369,950	\$ 345,000
201 Galer St	266	649	\$521	0	1	79	\$ 345,950	\$ 338,000
515 W Olympic Pl	102	850	\$381	2	1	57	\$ 329,500	\$ 324,000
201 Galer St	368	683	\$473	0	1	82	\$ 329,950	\$ 323,000
49 W Etruria St	301	690	\$461	1	1	40	\$ 319,950	\$ 318,000
2111 Waverly Pl N	302	776	\$410	2	1	9	\$ 314,950	\$ 317,950
323 Queen Anne Ave N	410	510	\$598	1	1	9	\$ 319,900	\$ 305,000
530 4th Ave W	108	608	\$498	1	1	5	\$ 300,000	\$ 303,000
2145 Dexter Ave N	306	706	\$425	1	1	23	\$ 299,950	\$ 299,950
769 Hayes St	605	753	\$398	2	1.75	19	\$ 299,950	\$ 299,950
1250 Taylor Ave N	101	800	\$374	1	1	30	\$ 299,000	\$ 299,000
275 W Roy	212	598	\$468	1	1	26	\$ 285,000	\$ 280,000
1017 W Nickerson St	27	977	\$286	2	1	43	\$ 279,500	\$ 279,500
1909 10th Ave W	207	537	\$503	1	1	6	\$ 280,000	\$ 270,000
520 2nd Ave W	407	569	\$475	1	1	16	\$ 280,000	\$ 270,000
500 Aloha St	309	597	\$442	1	1	16	\$ 259,950	\$ 264,000
1504 Aurora Ave N	103	634	\$410	1	1	17	\$ 259,950	\$ 259,950
275 W Roy St	101	598	\$430	1	1	26	\$ 265,000	\$ 257,000
220 W Olympic Pl	301	600	\$422	1	1	78	\$ 259,950	\$ 253,000
769 Hayes St	209	566	\$442	1	1	19	\$ 259,888	\$ 250,000
220 Aloha St	304	755	\$325	1	1	61	\$ 245,000	\$ 245,000
530 W Olympic Pl	410	652	\$375	1	1	59	\$ 249,950	\$ 244,500
2244 13th Ave W	403	590	\$388	1	1	18	\$ 229,900	\$ 229,000
3216 14th Ave W	104	607	\$367	1	1	18	\$ 219,950	\$ 223,000
2450 Dexter Ave N	101	700	\$314	1	1	61	\$ 225,000	\$ 220,000
901 5th Ave N	1	596	\$364	1	1	43	\$ 205,000	\$ 217,000
220 W Olympic Pl	202	525	\$412	1	1	78	\$ 225,000	\$ 216,500

Capitol Hill/Eastlake

Address	Unit	SF	\$ / SF	Bed	Bath	Age	List Price	Sold Price
Capitol Hill/Eastlake Properties								
941 11th Ave E	1	2,121	\$611	2	1.75	88	\$ 1,295,000	\$ 1,295,000
601 Belmont Ave E*	Not avail	2,258	\$520	2	1.75	38	\$ 1,225,000	\$ 1,175,000
1420 Terry Ave	1906	1,667	\$592	3	3	6	\$ 999,950	\$ 987,500
1420 Terry Ave	2502	1,309	\$637	2	2	6	\$ 865,000	\$ 834,000
1420 Terry Ave	1701	1,104	\$609	2	1.75	6	\$ 710,000	\$ 672,500
1420 Terry Ave*	601	1,103	\$510	2	1.75	6	\$ 559,000	\$ 562,000
1420 Terry Ave	308	1,102	\$497	2	2	6	\$ 534,950	\$ 548,000
1120 8th Ave	1602	1,060	\$462	2	1.75	38	\$ 500,000	\$ 490,000
1125 E Olive St	507	1,123	\$435	2	2	7	\$ 499,950	\$ 488,000
1408 12th Ave	408	796	\$597	1	1	1	\$ 475,000	\$ 475,000
1408 12th Ave	509	635	\$748	1	1	1	\$ 475,000	\$ 475,000
1301 Spring St	10-B	865	\$532	1	1.5	26	\$ 459,950	\$ 459,950
1111 10th Ave E	22	1,237	\$361	2	1.75	22	\$ 449,000	\$ 446,750
255 E Howe St*	Not avail	1,490	\$299	3	2.5	7	\$ 469,500	\$ 445,000
432 17th Ave E	3	903	\$482	2	1	95	\$ 450,000	\$ 435,000
1516 E Republican St	12	881	\$477	2	1	79	\$ 425,000	\$ 420,000
2812 E Spring St*	Not avail	1,504	\$266	3	2.25	1	\$ 400,000	\$ 400,000
732 11th Ave E	206	1017	\$393	2	1	39	\$ 420,000	\$ 400,000
233 14th Ave E	407	793	\$498	1	1	80	\$ 396,748	\$ 395,148
615 Boren Ave*	16	1,136	\$343	2	1	99	\$ 394,000	\$ 390,000
705 E Republican St	401	796	\$490	2	1	45	\$ 400,000	\$ 390,000
1620 Belmont Ave*	524	730	\$521	1	1	2	\$ 389,950	\$ 380,000
1105 Spring St	907	780	\$479	2	1	58	\$ 455,950	\$ 373,450
1812 19th Ave E	203	859	\$428	1	1	4	\$ 370,000	\$ 368,000
1610 Belmont Ave*	510	670	\$530	1	1	6	\$ 359,950	\$ 354,950
1818 E Denny Way	203	687	\$495	2	2	19	\$ 356,000	\$ 340,000
506 E Howell St	E-312	795	\$428	2	2	16	\$ 349,500	\$ 340,000
700 E Denny Way	201	793	\$426	2	2	8	\$ 355,000	\$ 338,000
1410 E Pine St	W-406	722	\$456	1	1	3	\$ 339,950	\$ 329,250
231 Belmont Ave E*	206	631	\$521	1	1	19	\$ 329,000	\$ 329,000
1818 E Denny Way	101	720	\$451	2	2	19	\$ 350,000	\$ 325,000
1220 E Columbia St	301	904	\$348	2	1	1	\$ 337,000	\$ 315,000
1550 Eastlake Ave E	206	699	\$447	1	1	11	\$ 310,000	\$ 312,200
400 Boylston Ave E	404	608	\$505	1	1	77	\$ 314,950	\$ 307,000
1400 Hubbell Pl	1110	896	\$340	2	1.75	51	\$ 314,900	\$ 305,000
435 11th Ave E	3	926	\$325	2	1	98	\$ 319,950	\$ 301,000
525 Belmont Ave E	2-D	771	\$379	1	1	43	\$ 299,950	\$ 292,000
3104 Franklin Ave E	3104	665	\$426	1	1.75	84	\$ 295,000	\$ 283,000
711 Belmont Pl E	303	650	\$432	1	1	80	\$ 290,000	\$ 281,000
1300 University	3-A	627	\$447	1	1	28	\$ 282,500	\$ 280,000
2213 Boylston Ave E	202	785	\$350	2	1	20	\$ 275,000	\$ 275,000
626 13th Ave E*	I	626	\$439	1	1	98	\$ 279,950	\$ 275,000
1912 E Fir St	3	860	\$314	2	1	28	\$ 274,950	\$ 270,000
341 16th Ave E	345-C	461	\$586	1	1	91	\$ 269,950	\$ 269,950
1101 E Terrace St	301	686	\$386	1	1	7	\$ 279,950	\$ 265,000
1420 E Pine St*	411	536	\$491	0	1	3	\$ 265,000	\$ 263,000
1740 Melrose Ave	403	731	\$356	1	1	45	\$ 269,500	\$ 260,000
526 17th Ave E	6	541	\$467	1	1	53	\$ 249,900	\$ 252,900
526 17th Ave E	14	541	\$462	1	1	53	\$ 249,900	\$ 249,900
300 10th Ave E	A-202	545	\$453	1	1	4	\$ 240,000	\$ 247,000
321 Boylston Ave E	404	553	\$443	0	1	83	\$ 245,000	\$ 245,000
400 Boylston Ave E	405	543	\$442	1	1	77	\$ 230,000	\$ 240,000
1017 Minor Ave	102	748	\$320	1	1	78	\$ 239,000	\$ 239,000
1515 E Union St*	202	600	\$398	1	1	27	\$ 239,900	\$ 239,000
1707 Boylston Ave	304	471	\$486	1	1	43	\$ 229,950	\$ 229,000
1501 E Spring St	9	427	\$486	1	1	26	\$ 229,000	\$ 228,000
308 E Republican St	706	670	\$330	1	1	47	\$ 224,950	\$ 221,000
1707 Boylston Ave	204	471	\$467	1	1	43	\$ 219,950	\$ 219,950
323 16th Ave E	303	473	\$465	0	1	79	\$ 219,900	\$ 219,900
1400 Hubbell Pl	605	447	\$447	1	1	51	\$ 214,000	\$ 200,000
211 Summit Ave E	N-204	383	\$517	0	1	24	\$ 199,950	\$ 197,900
756 Broadway E	102	700	\$271	1	1	79	\$ 190,000	\$ 190,000
1614 Summit Ave E	103	388	\$438	0	1	18	\$ 169,950	\$ 169,950

featured building *(continued from cover)*



Millennium Tower Facts & Stats

Amenities

Secured entrance & parking, quiet concrete & steel construction, dramatic 2-story loft spaces, gas cooking available, large floor plates

Next Month's Featured Building
Matae

Listing History, Past 12 Months

Total # of Units Listed	6 units
Total # of Unit Sales	1 unit
<i>(plus 0 sold subject to inspection and 0 pending sales)</i>	
Currently Active on Market	3 units
<i>(as of 5/5/08)</i>	

Sales History, Past 12 Months

Average-Unit Orig. List Price	\$3,895,000
Average-Unit Sale Price	\$3,895,000
<i>(for 1 sales)</i>	
List / Sold Price Ratio	100%
Average Market Time	18 Days

featured listing *(continued from cover)*

Commanding Views from Puget Sound to Lake Union

522 W. Mercer Street, #404

Property Stats

building	Mercer Place Condominiums
price	\$465,000
bedrooms	2
bathrooms	2
parking	1, secured
year built	1987
size	1,015 SF (approx)
HOD	\$359 / month
taxes	\$2,563 / year (2007)

Building Features

Secured Lobby Entrance, Secured Parking, Sound Views, Private Deck, Lower Queen Anne Location.



More info, stats and photos of this listing can be found online at www.stroupe.com/28072681.



Associate Broker & Condo Specialist
tel 206.910.5000
james@stroupe.com

Please feel free to contact me with any questions you may have as well as any way I may assist you with your real estate buying or selling needs.

featured listing

Mercer Place Condominiums

522 W. Mercer Street, #404

One of a kind open unit with nice sound views! Dramatic vaulted ceilings with clear story windows and skylights brighten this top floor unit all year! Well designed living spaces flow nicely. Relax on the private covered deck. Enjoy the romantic Living Room fireplace. Freshly painted and in great condition. Secured covered parking, secure storage unit in garage. A great location and walking distance to Queen Anne Shops and activities.

Featured Listing continued inside.

Please call for a private viewing.

**JAMES
STROUPE**

Associate Broker & Condo Specialist

tel 206.910.5000

james@stroupe.com

**JAMES
STROUPE**

Windermere Real Estate / Wall Street, Inc.

James Stroupe, Associate Broker
PO Box 19385
Seattle, WA 98109



*More info, stats and photos of this listing can be found
inside this issue or online at www.stroupe.com/28072681.*

STROUPE'S Condo Scoop 

March/April 2008 Condominium Sales Statistics

This newsletter is provided to you at no charge as a continuing service. Information is not guaranteed to be error-free and should not be relied upon. All information should be verified. Please feel free to contact me with any questions or comments, as well as any way I may assist you with your real estate buying or selling needs.
If your property is currently listed, this is not a solicitation for that listing.