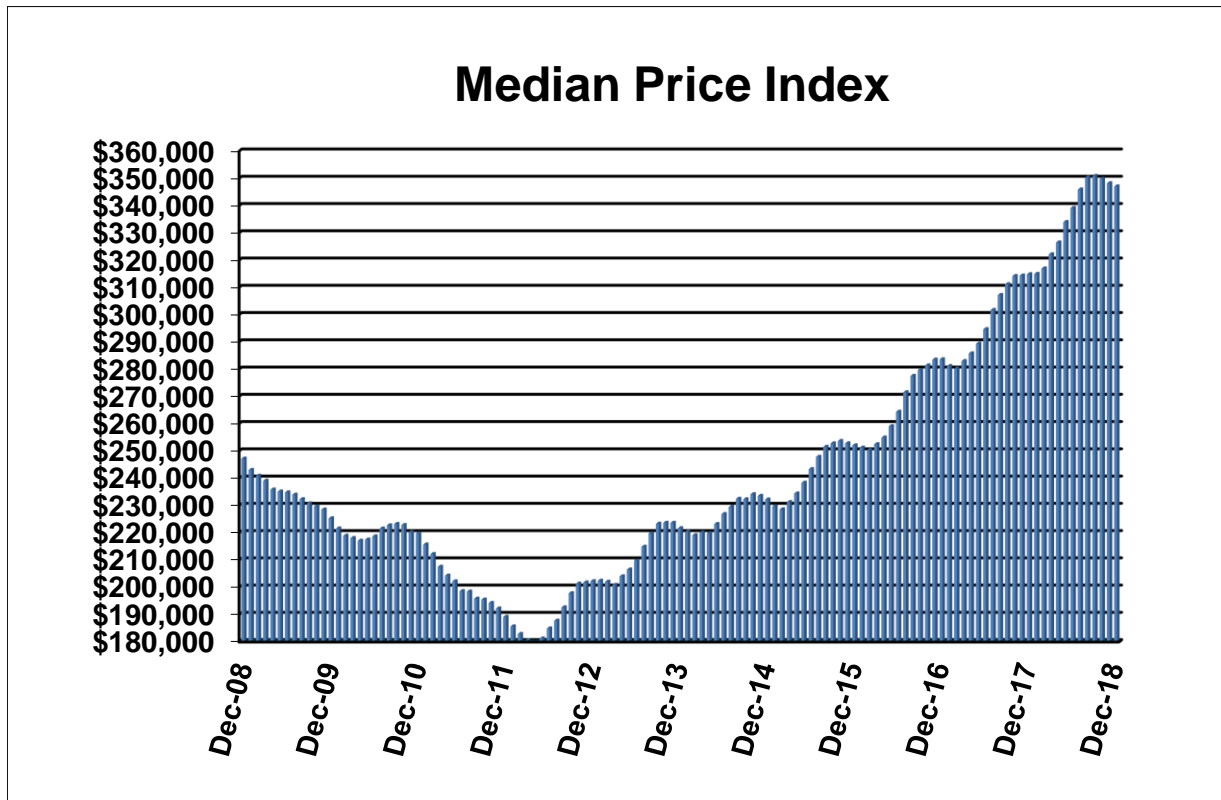


10 Years of Pierce County Home Prices



It's been a wild ride for the median home price in Pierce County the past decade. We reached the low of the Great Recession in April 2012 at \$179,150 after peaking in August 2007 at \$284,863. The recovery was just as dramatic with gains over six years to reach new highs of \$350,000 before backing off just slightly.

Where will 2019 take us? Probably, the double digit appreciation rate we have enjoyed will drop to more sustainable numbers. Most experts are predicting increases in the 5% range. This will still give the average homeowner over \$17,000 appreciation per year, probably the best investment most people have. Investors should be pleased too. The income and tax benefits rental properties offer are hard to match anywhere else.