

● SEATTLE

# Seattle

## Building Permit Report

**June 2025**

Monthly analysis of permit volume, project types, housing activity, and construction values sourced from City of Seattle public permit records.

Total Permits

New Construction

Est. Project Value

Housing Units Added

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## Permit Volume Overview

Seattle issued **617 building permits** this month. Addition and alteration work led volume at **408 permits (66.1%)**, covering everything from residential remodels to commercial interior upgrades. New construction represented **109 permits (17.7%)**, while demolitions totaled **45 (7.3%)**. Residential projects made up **75.4%** of total activity, with non-residential at **24.6%**.

Permit Type	Count	Share
Addition / Alteration	408	66.1%
New Construction	109	17.7%
Demolition	45	7.3%
Tenant Improvement	20	3.2%

## Project Class Breakdown

Single family and duplex projects dominated Seattle's permit activity this month, representing **408 permits (66.1%)**. Commercial work accounted for **123 (19.9%)**, while multifamily residential — a high-priority category for Seattle's housing goals — contributed **57 permits (9.2%)**.

Permit Class	Count	Share
Single Family / Duplex	408	66.1%
Commercial	123	19.9%
Multifamily	57	9.2%
Institutional	26	4.2%
Industrial	2	0.3%

## Project Valuation

The combined estimated project cost of all permitted work this month totaled **\$292.9M**, with an average project cost of **\$481,824**. Seattle ranks among the most expensive construction markets in the Pacific Northwest, driven by strong tech-sector demand, dense urban infill, and significant multifamily and commercial development activity. These valuations are contractor-declared at time of permit application.

**\$292.9M**

Total Est. Project Value

**\$481,824**

Avg. Project Cost

## Housing Activity

Seattle's permit data includes detailed housing categories that reveal where residential construction is focused. This month, permitted projects are set to add **291 housing units** to the city's supply. Middle housing — a category that includes duplexes, triplexes, townhomes, and cottage clusters — remains a key focus under Seattle's expanded zoning policies. The table below shows the top housing categories active this month.

Housing Category	Permits	Share
Single-Family Add/Alt	211	34.2%
Middle Housing	108	17.5%
Commercial Add/Alt	77	12.5%
Pre-Approved DADU Plans	7	1.1%
Multifamily - Other	1	0.2%
Housing - Other	1	0.2%

## Top Zoning Designations

Seattle's zoning designations indicate the land use context of permitted projects. Neighborhood Residential (NR) zones cover most of the city's single-family and middle-housing activity, while Lowrise (LR) and Neighborhood Commercial (NC) zones are where multifamily and mixed-use construction is concentrated. The table below shows the six most active zoning designations this month.

Zoning	Permits	Share
NR3	232	37.6%
NR2	63	10.2%
LR3	24	3.9%
NR3, NR3	22	3.6%
RSL	21	3.4%
LR1	15	2.4%

## Get the Full List

This report summarizes Seattle's permit landscape for June 2025. BCAR DATA's monthly lead lists give you the actual permit records — property address, permit type, project description, and estimated cost — delivered straight to your inbox every month.

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