

**SOUTHWEST PORTLAND REAL ESTATE BY THE NUMBERS**  
**March 2019**

| <b>SOUTHWEST PORTLAND</b>  | <b>Mar. 2018</b> | <b>Mar. 2019</b> | <b>% CHANGE</b> |
|----------------------------|------------------|------------------|-----------------|
| <b>AVAILABLE INVENTORY</b> |                  |                  |                 |
| 97201                      | 111              | 128              | 15.3%           |
| 97205                      | 20               | 39               | 95.0%           |
| 97219                      | 161              | 159              | -1.2%           |
| 97221                      | 42               | 62               | 47.6%           |
| 97225                      | 52               | 73               | 40.4%           |
| 97239                      | 85               | 90               | 5.9%            |
| <b>AVERAGE LIST PRICE</b>  |                  |                  |                 |
|                            | <b>(\$,000)</b>  | <b>(\$,000)</b>  |                 |
| 97201                      | 877.8            | 735.7            | -16.2%          |
| 97205                      | 600.5            | 477.0            | -20.6%          |
| 97219                      | 761.8            | 820.4            | 7.7%            |
| 97221                      | 857.6            | 815.1            | -5.0%           |
| 97225                      | 885.2            | 750.6            | -15.2%          |
| 97239                      | 666.1            | 719.9            | 8.1%            |
| <b>AVERAGE DAYS ON MKT</b> |                  |                  |                 |
| 97201                      | 65               | 103              | 58.5%           |
| 97205                      | 59               | 36               | -39.0%          |
| 97219                      | 39               | 37               | -5.1%           |
| 97221                      | 56               | 89               | 58.9%           |
| 97225                      | 41               | 56               | 36.6%           |
| 97239                      | 47               | 55               | 17.0%           |
| <b>SOLD VS. LIST PRICE</b> |                  |                  |                 |
| 97201                      | 96.9%            | 95.3%            | -1.7%           |
| 97205                      | 97.2%            | 99.3%            | 2.2%            |
| 97219                      | 99.4%            | 99.0%            | -0.4%           |
| 97221                      | 97.9%            | 96.4%            | -1.5%           |
| 97225                      | 99.5%            | 98.9%            | -0.6%           |
| 97239                      | 99.4%            | 97.2%            | -2.2%           |
| <b>MONTHS OF INVENTORY</b> |                  |                  |                 |
| 97201                      | 4.8              | 5.6              | 16.7%           |
| 97205                      | 1.7              | 7.8              | 358.8%          |
| 97219                      | 3.3              | 2.7              | -18.2%          |
| 97221                      | 3.0              | 4.1              | 36.7%           |
| 97225                      | 1.3              | 2.8              | 115.4%          |
| 97239                      | 2.9              | 4.7              | 62.1%           |

| <b>YEAR TO DATE</b>        | <b>2018</b>     | <b>2019</b>     | <b>% CHANGE</b> |
|----------------------------|-----------------|-----------------|-----------------|
| <b>CLOSED SALES</b>        |                 |                 |                 |
| 97201                      | 50              | 58              | 16.0%           |
| 97205                      | 23              | 13              | -43.5%          |
| 97219                      | 135             | 150             | 11.1%           |
| 97221                      | 37              | 45              | 21.6%           |
| 97225                      | 95              | 82              | -13.7%          |
| 97239                      | 58              | 41              | -29.3%          |
| <b>AVERAGE SALES PRICE</b> |                 |                 |                 |
|                            | <b>(\$,000)</b> | <b>(\$,000)</b> |                 |
| 97201                      | 591.8           | 534.3           | -9.7%           |
| 97205                      | 540.4           | 419.3           | -22.4%          |
| 97219                      | 537.9           | 546.7           | 1.6%            |
| 97221                      | 681.7           | 754.4           | 10.7%           |
| 97225                      | 555.9           | 647.6           | 16.5%           |
| 97239                      | 594.4           | 556.0           | -6.5%           |