



## By the Numbers – Southwest Portland February 2020

SOUTHWEST PORTLAND	Feb 2019	Feb 2020	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97201	118	107	-9.3%
97205	29	23	-20.7%
97219	164	130	-20.7%
97221	55	38	-30.9%
97225	58	54	-6.9%
97239	82	79	-3.7%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
97201	814.2	659.1	-19.0%
97205	457.8	502.3	9.7%
97219	717.0	717.1	0.0%
97221	908.0	859.0	-5.4%
97225	788.1	832.4	5.6%
97239	733.1	786.1	7.2%
<b>AVERAGE DAYS ON MKT</b>			
97201	96	106	10.4%
97205	149	79	-47.0%
97219	48	62	29.2%
97221	52	53	1.9%
97225	49	83	69.4%
97239	40	49	22.5%
<b>SOLD VS. LIST PRICE</b>			
97201	97.2%	95.2%	-2.0%
97205	94.4%	96.5%	2.2%
97219	98.3%	98.4%	0.1%
97221	98.9%	100.7%	1.8%
97225	99.0%	98.8%	-0.2%
97239	98.5%	99.3%	0.8%
<b>MONTHS OF INVENTORY</b>			
97201	4.9	5.4	10.2%
97205	4.1	3.3	-19.5%
97219	3.7	2.5	-32.4%
97221	3.7	2.9	-21.6%
97225	2.0	1.9	-5.0%
97239	6.8	4.4	-35.3%

Year to Date	2019	2020	% CHANGE
<b>CLOSED SALES</b>			
97201	11	9	-18.2%
97205	1	9	800.0%
97219	48	36	-25.0%
97221	15	18	20.0%
97225	28	17	-39.3%
97239	10	15	50.0%
<b>AVERAGE SALES PRICE</b>	<b>(\$000)</b>	<b>(\$000)</b>	
97201	626.4	839.7	34.1%
97205	395.0	463.6	17.4%
97219	553.6	495.5	-10.5%
97221	777.3	828.8	6.6%
97225	745.3	513.5	-31.1%
97239	484.3	537.7	11.0%