



BY THE NUMBERS

Northeast Portland - September 2023

NORTHEAST PORTLAND	Sept 2023	Sept 2022	% CHANGE
AVAILABLE INVENTORY			
97211	79	102	-22.5%
97212	77	57	35.1%
97213	71	90	-21.1%
97218	38	36	5.6%
97232	31	41	-24.4%
AVERAGE LIST PRICE	(\$,000)	(\$000)	
97211	693.2	602	15.1%
97212	1,151.3	901.8	27.7%
97213	597.3	594.6	0.5%
97218	653.5	527.1	24.0%
97232	688.3	722.2	-4.7%
AVERAGE DAYS ON MKT			
97211	33	22	50.0%
97212	27	26	3.8%
97213	33	42	-21.4%
97218	71	21	238.1%
97232	26	30	-13.3%
SOLD VS. LIST PRICE			
97211	100.7%	99.6%	1.2%
97212	100.8%	101.8%	-0.9%
97213	101.5%	99.1%	2.4%
97218	95.0%	99.3%	-4.3%
97232	99.0%	100.5%	-1.5%
MONTHS OF INVENTORY			
97211	2.5	2.2	13.6%
97212	3.0	2.2	36.4%
97213	2.6	2.6	0
97218	5.4	2.1	157.1%
97232	4.4	3.4	29.4%
ABSORPTION RATE			
97211	39.2%	45.1%	-13.0%
97212	33.7%	45.6%	-26.0%
97213	38.0%	37.7%	0.7%
97218	18.4%	47.2%	-61.0%
97232	22.5%	29.2%	-22.9%

Year to Date	2023	2022	% CHANGE
CLOSED SALES			
97211	339	515	-34.2%
97212	234	314	-25.5%
97213	313	430	-27.2%
97218	142	181	-21.5%
97232	98	124	-21.0%
AVERAGE SALES PRICE	(\$,000)	(\$000)	
97211	607.8	648.7	-6.3%
97212	871.1	914.6	-4.8%
97213	599.1	620.5	-3.4%
97218	488.4	532.2	-8.2%
97232	665.2	679.9	-2.2%



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