



BY THE NUMBERS

Southwest Portland - September 2023

SOUTHWEST PORTLAND	Sept 2023	Sept 2022	% CHANGE
AVAILABLE INVENTORY			
97201	138	128	7.8%
97205	47	52	-9.6%
97219	146	148	-1.4%
97221	52	41	26.8%
97225	47	45	4.4%
97239	95	93	2.2%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97201	895.2	903.9	-1.0%
97205	1,308.2	1,002.4	30.5%
97219	879.9	791.7	11.1%
97221	1,204.3	1,196.0	0.7%
97225	901.0	853.8	5.5%
97239	869.6	881.8	-1.4%
AVERAGE DAYS ON MKT			
97201	57	55	3.6%
97205	55	16	243.8%
97219	29	24	20.8%
97221	29	34	-14.7%
97225	15	33	-54.5%
97239	38	26	46.2%
SOLD VS. LIST PRICE			
97201	96.4%	103.0%	-6.4%
97205	96.1%	101.9%	-5.7%
97219	100.1%	98.3%	1.8%
97221	98.8%	99.5%	-0.6%
97225	99.7%	100.6%	-0.9%
97239	96.1%	99.3%	-3.2%
MONTHS OF INVENTORY			
97201	7.7	5.8	32.8%
97205	5.2	6.5	-20.0%
97219	3.2	2.7	18.5%
97221	3.7	2.6	42.3%
97225	2.5	1.3	92.3%
97239	4.8	4.4	9.1%
ABSORPTION RATE			
97201	13.0%	17.1%	-24.1%
97205	19.1%	15.3%	24.5%
97219	31.5%	36.4%	-13.6%
97221	26.9%	39.0%	-31.0%
97225	40.4%	80.0%	-49.5%
97239	21.0%	22.5%	-6.8%



BY THE NUMBERS

Southwest Portland - September 2023

Year to Date	2023	2022	% CHANGE
CLOSED SALES			
97201	174	221	-21.3%
97205	58	74	-21.6%
97219	446	594	-24.9%
97221	121	174	-30.5%
97225	197	300	-34.3%
97239	195	275	-29.1%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97201	646.8	683.9	-5.4%
97205	551.7	567.8	-2.8%
97219	664.1	779.0	-14.7%
97221	945.3	946.7	-0.1%
97225	804.8	823.9	-2.3%
97239	676.0	716.8	-5.7%