



BY THE NUMBERS

North Portland – October 2023

NORTH PORTLAND	Oct 2023	Oct 2022	% CHANGE
AVAILABLE INVENTORY			
97203	88	88	0
97217	140	153	-8.5%
97227	17	20	-15.0%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97203	658.4	550.1	19.7%
97217	599.5	772.5	-22.4%
97227	827.7	699.3	18.4%
AVERAGE DAYS ON MKT			
97203	30	36	-16.7%
97217	39	35	11.4%
97227	26	57	-54.4%
SOLD VS. LIST PRICE			
97203	100.2%	99.0%	1.1%
97217	99.4%	99.1%	0.3%
97227	97.7%	95.9%	1.8%
MONTHS OF INVENTORY			
97203	2.4	2.4	0
97217	3.4	2.6	30.8%
97227	2.4	4	-40.0%
ABSORPTION RATE			
97203	40.9%	40.9%	0
97217	29.2%	38.5%	-24.0%
97227	41.1%	25.0%	64.7%

Year to Date	2023	2022	% CHANGE
CLOSED SALES			
97203	346	498	-30.5%
97217	436	650	-32.9%
97227	37	52	-28.8%
AVERAGE SALES PRICE			
97203	472.8	512	-7.7%
97217	508.8	553.4	-8.1%
97227	599.2	722	-17.0%