



## BY THE NUMBERS

*Northeast Portland - October 2023*

NORTHEAST PORTLAND	Oct 2023	Oct 2022	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97211	78	116	-32.8%
97212	60	57	5.3%
97213	69	94	-26.6%
97218	41	44	-6.8%
97232	42	31	35.5%
<b>AVERAGE LIST PRICE</b>	(\$,000)	(\$000)	
97211	735.4	623.8	17.9%
97212	1,110.3	960	15.7%
97213	535.4	574.4	-6.8%
97218	476.5	501.4	-5.0%
97232	706.9	696.5	1.5%
<b>AVERAGE DAYS ON MKT</b>			
97211	22	43	-48.8%
97212	16	18	-11.1%
97213	31	26	19.2%
97218	21	9	133.3%
97232	39	31	25.8%
<b>SOLD VS. LIST PRICE</b>			
97211	100.9%	99.6%	1.3%
97212	100.6%	99.9%	0.7%
97213	99.2%	101.0%	-1.9%
97218	99.5%	104.1%	-4.4%
97232	99.3%	97.6%	1.8%
<b>MONTHS OF INVENTORY</b>			
97211	1.8	2.6	-30.8%
97212	2.6	2	30.0%
97213	2.8	2.5	12.0%
97218	4.6	4.4	4.5%
97232	5.3	2.4	120.8%
<b>ABSORPTION RATE</b>			
97211	56.4%	37.9%	48.7%
97212	38.3%	49.1%	-22.0%
97213	36.2%	39.3%	-8.0%
97218	21.9%	22.7%	-3.4%
97232	19.0%	41.9%	-54.6%

Year to Date	2023	2022	% CHANGE
<b>CLOSED SALES</b>			
97211	383	559	-31.5%
97212	258	342	-24.6%
97213	340	467	-27.2%
97218	152	191	-20.4%
97232	106	137	-22.6%
<b>AVERAGE SALES PRICE</b>	(\$,000)	(\$000)	
97211	607.2	646.5	-6.1%
97212	865.1	908.9	-4.8%
97213	598.6	625.8	-4.3%
97218	489.3	535.3	-8.6%
97232	673.3	673.2	0.0%