

## BY THE NUMBERS

Tigard/Tualatin Portland – January 2024

SOUTHWEST PORTLAND	Jan 2024	Jan 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97062	61	26	134.6%
97140	76	53	43.4%
97223	45	47	-4.3%
97224	142	115	23.5%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
97062	1,040.7	1,365.9	-23.8%
97140	936.7	1,208.5	-22.5%
97223	808.4	764.6	5.7%
97224	628.2	715.8	-12.2%
<b>AVERAGE DAYS ON MKT</b>			
97062	71	55	29.1%
97140	55	94	-41.5%
97223	44	32	37.5%
97224	90	48	87.5%
<b>SOLD VS. LIST PRICE</b>			
97062	98.2%	99.7%	-1.5%
97140	97.7%	96.4%	1.3%
97223	98.0%	98.4%	-0.4%
97224	98.6%	97.9%	0.8%
<b>MONTHS OF INVENTORY</b>			
97062	5.5	3.7	48.6%
97140	3.6	3.5	2.9%
97223	2.3	2.0	15.0%
97224	3.9	4.8	-18.8%
<b>ABSORPTION RATE</b>			
97062	18.0%	26.9%	-33.0%
97140	27.6%	28.3%	-2.4%
97223	44.4%	48.9%	-9.2%
97224	25.3%	20.8%	21.5%

Year to Date	2024	2023	% CHANGE
<b>CLOSED SALES</b>			
97062	11	7	57.1%
97140	21	15	40.0%
97223	20	23	-13.0%
97224	36	24	50.0%
<b>AVERAGE SALES PRICE</b>	<b>(\$000)</b>	<b>(\$000)</b>	
97062	632.4	486.6	30.0%
97140	812.4	761.7	6.7%
97223	621.7	570.7	8.9%
97224	610.0	499.0	22.2%