

## BY THE NUMBERS

Tigard/Tualatin Portland – February 2024

SOUTHWEST PORTLAND	Feb 2024	Feb 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97062	53	20	165.0%
97140	76	48	58.3%
97223	51	40	27.5%
97224	138	118	16.9%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
97062	1,047.5	1,615.8	-35.2%
97140	926.9	1,113.2	-16.7%
97223	756.7	667.8	13.3%
97224	641.6	682.1	-5.9%
<b>AVERAGE DAYS ON MKT</b>			
97062	31	72	-56.9%
97140	61	37	64.9%
97223	45	30	50.0%
97224	65	41	58.5%
<b>SOLD VS. LIST PRICE</b>			
97062	98.0%	97.2%	0.8%
97140	97.5%	100.3%	-2.7%
97223	97.7%	98.8%	-1.1%
97224	99.6%	99.2%	0.4%
<b>MONTHS OF INVENTORY</b>			
97062	3.5	1.3	169.2%
97140	2.6	2.4	8.3%
97223	2.0	1.4	42.9%
97224	2.5	3.3	-24.2%
<b>ABSORPTION RATE</b>			
97062	28.3%	80.0%	-64.6%
97140	38.1%	41.6%	-8.4%
97223	50.9%	72.5%	-29.7%
97224	40.5%	30.5%	33.0%

Year to Date	2024	2023	% CHANGE
<b>CLOSED SALES</b>			
97062	26	23	13.00%
97140	50	35	42.90%
97223	46	52	-11.50%
97224	94	60	56.70%
<b>AVERAGE SALES PRICE</b>	<b>(\$000)</b>	<b>(\$000)</b>	
97062	666.4	589.8	13.00%
97140	734.9	683.8	7.50%
97223	644.5	558.8	15.30%
97224	600.9	529.0	13.60%