

# BY THE NUMBERS

Portland Condos – March 2024

## Condos by Area

CONDOS BY AREA	March 2024	March 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
NW Washington Co./Sauvie Island	8	6	33.30%
North	13	3	333.30%
Northeast	66	49	34.70%
Southeast	56	52	7.70%
West/Raleigh Hills	89	62	43.50%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
NW Washington Co/Sauvie Island	286.5	271.1	5.70%
North	305.2	374.6	-18.50%
Northeast	358.7	380.9	-5.80%
Southeast	338.2	368.9	-8.30%
West/Raleigh Hills	390.8	393.4	-0.70%
<b>AVERAGE DAYS ON MKT</b>			
NW Washington Co/Sauvie Island	43	30	43.30%
North	28	31	-9.70%
Northeast	60	68	-11.80%
Southeast	28	32	-12.50%
West/Raleigh Hills	83	39	112.80%
<b>SOLD VS. LIST PRICE</b>			
NW Washington Co/Sauvie Island	97.67%	100.90%	-3.20%
North	100.04%	100.02%	0.00%
Northeast	99.64%	98.75%	0.90%
Southeast	99.50%	98.73%	0.80%
West/Raleigh Hills	99.34%	99.93%	-0.60%
<b>MONTHS OF INVENTORY</b>			
NW Washington Co/Sauvie Island	0.9	0.8	12.50%
North	1.9	0.4	375.00%
Northeast	3.7	3.8	-2.60%
Southeast	2.2	2.1	4.80%
West/Raleigh Hills	4	1.7	135.30%
<b>ABSORPTION RATE</b>			
NW Washington Co/Sauvie Island	112.50%	133.33%	-15.60%
North	53.85%	266.67%	-79.80%
Northeast	27.27%	26.53%	2.80%
Southeast	44.64%	48.08%	-7.20%
West/Raleigh Hills	24.72%	59.68%	-58.60%

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## Portland Condos – March 2024

### Condos by Zip Code

CONDOS BY ZIP	March 2024	March 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97201	78	61	27.9%
97205	34	32	6.3%
97209	177	131	35.1%
97210	34	21	61.9%
97214	13	4	225.0%
97229	17	9	88.9%
97232	7	12	-41.7%
97239	26	35	-25.7%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
97201	547.1	497.5	10.0%
97205	1,138.0	1,145.2	-0.6%
97209	620.9	683.2	-9.1%
97210	578.1	643.2	-10.1%
97214	450.6	449.8	0.2%
97229	362.8	679.8	-46.6%
97232	360.3	372.3	-3.2%
97239	510.9	638.2	-19.9%
<b>AVERAGE DAYS ON MKT</b>			
97201	52	52	0
97205	105	120	-12.5%
97209	68	58	17.2%
97210	42	53	-20.8%
97214	37	0	N/A
97229	26	26	0
97232	25	40	-37.5%
97239	51	28	82.1%
<b>SOLD VS. LIST PRICE</b>			
97201	97.7%	98.2%	-0.6%
97205	100.3%	96.7%	3.8%
97209	94.6%	96.6%	-2.1%
97210	104.2%	96.9%	7.6%
97214	98.7%	98.5%	0.2%
97229	99.8%	100.0%	-0.2%
97232	99.0%	98.7%	0.3%
97239	98.6%	98.2%	0.3%

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MONTHS OF INVENTORY			
97201	4.6	5.1	-9.8%
97205	11.3	8.0	41.3%
97209	8.9	5.5	61.8%
97210	4.3	3.5	22.9%
97229	2.2	4.0	-45.0%
97214	2.1	0.9	133.3%
97232	7.0	2.4	191.7%
97239	3.7	3.9	-5.1%
ABSORPTION RATE			
97201	21.7%	19.6%	10.8%
97205	8.8%	12.5%	-29.4%
97209	11.3%	18.3%	-38.3%
97210	23.5%	28.5%	-17.6%
97229	46.1%	25.0%	84.6%
97214	47.0%	111.1%	-57.6%
97232	14.2%	41.6%	-65.7%
97239	26.9%	25.7%	4.7%