

## BY THE NUMBERS

*Southeast Portland – March 2024*

SOUTHEAST PORTLAND	March 2024	March 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97202	79	78	1.3%
97206	129	67	92.5%
97214	40	32	25.0%
97215	19	22	-13.6%
97216	27	34	-20.6%
<b>AVERAGE LIST PRICE</b>			
97202	842.7	823.7	2.3%
97206	679.3	579.1	17.3%
97214	953.1	871.9	9.3%
97215	950.0	1,052.6	-9.7%
97216	612.4	539.7	13.5%
<b>AVERAGE DAYS ON MKT</b>			
97202	49	45	8.9%
97206	61	51	19.6%
97214	34	32	6.3%
97215	23	25	-8.0%
97216	58	44	31.8%
<b>SOLD VS. LIST PRICE</b>			
97202	99.0%	101.2%	-2.1%
97206	100.5%	101.2%	-0.7%
97214	101.6%	99.8%	1.8%
97215	104.3%	104.3%	0.0%
97216	101.4%	101.6%	-0.1%
<b>MONTHS OF INVENTORY</b>			
97202	2.1	1.5	40.0%
97206	3.1	1.2	158.3%
97214	2.7	1.7	58.8%
97215	1.3	1.2	8.3%
97216	2.7	2.6	3.8%
<b>ABSORPTION RATE</b>			
97202	48.1%	66.6%	-27.9%
97206	31.7%	85.0%	-62.6%
97214	37.5%	59.3%	-36.8%
97215	78.9%	86.3%	-8.6%
97216	37.0%	38.2%	-3.1%

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Year to Date	2024	2023	% CHANGE
<b>CLOSED SALES</b>			
<b>97202</b>	83	98	-15.3%
<b>97206</b>	115	142	-19.0%
<b>97214</b>	32	42	-23.8%
<b>97215</b>	32	48	-33.3%
<b>97216</b>	38	52	-26.9%
<b>AVERAGE SALES PRICE</b>	<b>(\$000)</b>	<b>(\$000)</b>	
<b>97202</b>	638.3	636.7	0.3%
<b>97206</b>	454.4	478.8	-5.1%
<b>97214</b>	663.6	640.2	3.7%
<b>97215</b>	666.1	682.6	-2.4%
<b>97216</b>	401.3	373.7	7.4%