

BY THE NUMBERS

Southeast Portland – April 2024

SOUTHEAST PORTLAND	April 2024	April 2023	% CHANGE
AVAILABLE INVENTORY			
97202	93	89	4.5%
97206	149	82	81.7%
97214	47	34	38.2%
97215	33	26	26.9%
97216	26	33	-21.2%
AVERAGE LIST PRICE			
97202	749.6	875.5	-14.4%
97206	664.4	620.8	7.0%
97214	943.4	801.4	17.7%
97215	942.2	856.8	10.0%
97216	607.0	557.6	8.9%
AVERAGE DAYS ON MKT			
97202	27	35	-22.9%
97206	31	23	34.8%
97214	47	25	88.0%
97215	8	8	0
97216	54	35	54.3%
SOLD VS. LIST PRICE			
97202	102.4%	101.9%	0.5%
97206	101.1%	103.4%	-2.2%
97214	102.1%	102.3%	-0.2%
97215	108.5%	102.4%	5.9%
97216	102.3%	102.5%	-0.3%
MONTHS OF INVENTORY			
97202	2.6	1.9	36.8%
97206	2.2	1.4	57.1%
97214	3.6	1.6	125.0%
97215	3.3	1.5	120.0%
97216	2.0	1.3	53.8%
ABSORPTION RATE			
97202	38.7%	51.6%	-25.1%
97206	45.6%	69.5%	-34.3%
97214	27.6%	61.7%	-55.2%
97215	30.3%	65.3%	-53.7%
97216	50.0%	78.7%	-36.5%

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Southeast Portland – April 2024

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97202	122	144	-15.3%
97206	187	199	-6.0%
97214	45	63	-28.6%
97215	43	65	-33.8%
97216	51	78	-34.6%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97202	634.6	671.2	-5.5%
97206	465.6	483.1	-3.6%
97214	671.3	644.2	4.2%
97215	685.2	694.1	-1.3%
97216	391.2	385.5	1.5%