

BY THE NUMBERS

Tigard/Tualatin Portland – April 2024

SOUTHWEST PORTLAND	April 2024	April 2023	% CHANGE
AVAILABLE INVENTORY			
97062	58	24	141.7%
97140	102	66	54.5%
97223	72	43	67.4%
97224	144	114	26.3%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97062	1,023.3	1,431.5	-28.5%
97140	976.2	1,222.4	-20.1%
97223	748.0	738.8	1.2%
97224	671.6	646.6	3.9%
AVERAGE DAYS ON MKT			
97062	72	27	166.7%
97140	57	52	9.6%
97223	30	14	114.3%
97224	39	46	-15.2%
SOLD VS. LIST PRICE			
97062	99.1%	100.3%	-1.1%
97140	98.9%	98.8%	0.1%
97223	100.2%	101.9%	-1.7%
97224	99.2%	99.7%	-0.4%
MONTHS OF INVENTORY			
97062	2.1	1.7	23.5%
97140	3.2	2.6	23.1%
97223	1.9	1.1	72.7%
97224	2.6	2.2	18.2%
ABSORPTION RATE			
97062	46.5%	58.3%	-20.2%
97140	31.3%	37.8%	-17.2%
97223	51.3%	90.7%	-43.3%
97224	38.8%	46.4%	-16.3%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97062	84	57	47.4%
97140	107	99	8.1%
97223	121	130	-6.9%
97224	209	167	25.1%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97062	726.5	611.5	18.8%
97140	731.2	783.1	-6.6%
97223	640.3	604.9	5.9%
97224	574.8	577.5	-0.5%