

BY THE NUMBERS

Northwest Portland – May 2024

NORTHWEST PORTLAND	May 2024	May 2023	% CHANGE
AVAILABLE INVENTORY			
97209	210	153	37.3%
97210	97	59	64.4%
97229	256	164	56.1%
97231	57	57	0
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97209	609.1	654.8	-7.0%
97210	999.4	904.0	10.6%
97229	991.8	948.3	4.6%
97231	1,063.5	1,115.0	-4.6%
AVERAGE DAYS ON MKT			
97209	90	37	143.2%
97210	33	35	-5.7%
97229	30	29	3.4%
97231	100	3	3233.3%
SOLD VS. LIST PRICE			
97209	97.1%	99.0%	-1.9%
97210	98.7%	98.3%	0.4%
97229	100.5%	99.9%	0.6%
97231	96.3%	96.9%	-0.6%
MONTHS OF INVENTORY			
97209	6.8	5.3	28.3%
97210	6.5	2.0	225.0%
97229	3.0	2.0	50.0%
97231	5.2	28.5	-81.8%
ABSORPTION RATE			
97209	14.7%	18.9%	-22.1%
97210	15.4%	49.1%	-68.5%
97229	32.8%	50.0%	-34.4%
97231	19.3%	3.5%	449.9%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97209	117	121	-3.3%
97210	63	75	-16.0%
97229	348	320	8.8%
97231	25	23	8.7%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97209	496.5	517.5	-4.1%
97210	810.1	763.8	6.1%
97229	792.9	816.2	-2.9%
97231	837.9	475.3	76.3%