

BY THE NUMBERS

Northwest Portland – July 2024

NORTHWEST PORTLAND	July 2024	July 2023	% CHANGE
AVAILABLE INVENTORY			
97209	239	188	27.1%
97210	104	64	62.5%
97229	282	226	24.8%
97231	54	64	-15.6%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97209	549.4	632.8	-13.2%
97210	874.8	913.9	-4.3%
97229	978.4	989.5	-1.1%
97231	960.6	1,218.1	-21.1%
AVERAGE DAYS ON MKT			
97209	77	53	45.3%
97210	60	66	-9.1%
97229	34	29	17.2%
97231	151	31	387.1%
SOLD VS. LIST PRICE			
97209	97.6%	97.9%	-0.3%
97210	98.4%	95.7%	2.9%
97229	99.7%	100.6%	-0.9%
97231	98.0%	97.6%	0.4%
MONTHS OF INVENTORY			
97209	9.6	8.5	12.9%
97210	8.7	4.0	117.5%
97229	3.1	3.3	-6.1%
97231	6.0	16.0	-62.5%
ABSORPTION RATE			
97209	10.4%	11.7%	-10.6%
97210	11.5%	25.0%	-53.8%
97229	31.9%	30.0%	6.0%
97231	16.6%	6.2%	166.7%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97209	161	175	-8.0%
97210	95	112	-15.2%
97229	553	476	16.2%
97231	41	40	2.5%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97209	501.3	551.8	-9.2%
97210	822.6	808.2	1.8%
97229	827.4	837.7	-1.2%
97231	875.1	623.7	40.3%