

BY THE NUMBERS

Clackamas County – August 2024

CLACKAMAS COUNTY	August 2024	August 2023	% CHANGE
AVAILABLE INVENTORY			
97015	46	35	31.4%
97034	134	113	18.6%
97035	124	89	39.3%
97045	169	140	20.7%
97068	115	113	1.8%
97086	146	150	-2.7%
97219	199	132	50.8%
97222	55	68	-19.1%
97267	68	49	38.8%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97015	629.8	771.7	-18.4%
97034	2,011.3	2,307.3	-12.8%
97035	1,110.0	1,325.0	-16.2%
97045	885.0	1,304.5	-32.2%
97068	1,256.8	1,016.9	23.6%
97086	1,044.1	951.4	9.7%
97219	951.6	870.5	9.3%
97222	552.5	537.2	2.8%
97267	613.1	548.6	11.8%
AVERAGE DAYS ON MKT			
97015	31	18	72.2%
97034	58	24	141.7%
97035	35	27	29.6%
97045	39	34	14.7%
97068	32	38	-15.8%
97086	47	56	-16.1%
97219	30	31	-3.2%
97222	21	29	-27.6%
97267	35	15	133.3%
SOLD VS. LIST PRICE			
97015	101.0%	99.4%	1.6%
97034	97.5%	97.4%	0.1%
97035	100.0%	98.9%	1.1%
97045	97.6%	98.5%	-0.9%
97068	99.1%	98.5%	0.6%
97086	98.4%	99.2%	-0.8%
97219	99.1%	99.4%	-0.3%
97222	98.2%	100.2%	-2.0%
97267	98.7%	100.2%	-1.5%

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MONTHS OF INVENTORY			
97015	3.5	1.8	94.4%
97034	3.9	3.0	30.0%
97035	3.4	1.9	78.9%
97045	2.9	1.9	52.6%
97068	2.9	2.5	16.0%
97086	2.8	3.0	-6.7%
97219	3.5	2.1	66.7%
97222	2.0	2.2	-9.1%
97267	2.0	1.3	53.8%
ABSORPTION RATE			
97015	28.2%	54.2%	-47.9%
97034	25.3%	33.6%	-24.6%
97035	29.0%	52.8%	-45.0%
97045	34.9%	51.4%	-32.1%
97068	34.7%	40.7%	-14.6%
97086	35.6%	33.3%	6.9%
97219	28.6%	46.9%	-39.0%
97222	50.9%	45.5%	11.7%
97267	50.0%	75.5%	-33.8%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97015	142	131	8.4%
97034	214	213	0.5%
97035	271	234	15.8%
97045	416	381	9.2%
97068	292	298	-2.0%
97086	394	295	33.6%
97219	379	403	-6.0%
97222	222	216	2.8%
97267	201	236	-14.8%
AVERAGE SALES PRICE			
	(\$000)	(\$000)	
97015	490.3	520.6	-5.8%
97034	1,470.6	1,526.4	-3.7%
97035	867.9	901.3	-3.7%
97045	623.9	615.1	1.4%
97068	883.1	870.2	1.5%
97086	704.7	694.2	1.5%
97219	694.9	664.3	4.6%
97222	501.6	478.7	4.8%
97267	543.8	541.2	0.5%