

# BY THE NUMBERS

Portland Condos – September 2024

## Condos by Area

CONDOS BY AREA	Sept 2024	Sept 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
NW Washington Co./Sauvie Island	16	8	100.0%
North	94	88	6.8%
Northeast	128	55	132.7%
Southeast	113	91	24.2%
West/Raleigh Hills	523	416	25.7%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
NW Washington Co/Sauvie Island	337.3	301.5	11.9%
North	360.3	348	3.5%
Northeast	330.6	358.7	-7.8%
Southeast	366.7	405.4	-9.5%
West/Raleigh Hills	559.1	629.5	-11.2%
<b>AVERAGE DAYS ON MKT</b>			
NW Washington Co/Sauvie Island	51	11	363.6%
North	81	65	24.6%
Northeast	53	42	26.2%
Southeast	59	30	96.7%
West/Raleigh Hills	70	48	45.8%
<b>SOLD VS. LIST PRICE</b>			
NW Washington Co/Sauvie Island	98.7%	100.7%	-2.0%
North	99.6%	99.9%	-0.3%
Northeast	99.1%	97.8%	1.3%
Southeast	100.0%	99.7%	0.3%
West/Raleigh Hills	97.7%	97.3%	0.3%
<b>MONTHS OF INVENTORY</b>			
NW Washington Co/Sauvie Island	2.7	1.3	107.7%
North	7.2	5.5	30.9%
Northeast	6.7	3.9	71.8%
Southeast	3.8	3.4	11.8%
West/Raleigh Hills	15.4	6.4	140.6%
<b>ABSORPTION RATE</b>			
NW Washington Co/Sauvie Island	37.5%	75.0%	-50.0%
North	13.8%	18.1%	-23.9%
Northeast	14.8%	25.4%	-41.7%
Southeast	26.5%	29.6%	-10.5%
West/Raleigh Hills	6.5%	15.6%	-58.4%

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## Condos by Zip Code

CONDOS BY ZIP	Sept 2024	Sept 2023	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97201	107	83	28.9%
97205	57	35	62.9%
97209	223	197	13.2%
97210	45	29	55.2%
97214	14	6	133.3%
97229	24	22	9.1%
97232	10	13	-23.1%
97239	37	33	12.1%
<b>AVERAGE LIST PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
97201	515.5	555.2	-7.2%
97205	959.2	1,361.7	-29.6%
97209	518.8	585.1	-11.3%
97210	566.7	646.4	-12.3%
97214	407.0	545.0	-25.3%
97229	408.5	390.6	4.6%
97232	337.2	317.1	6.3%
97239	568.6	548.4	3.7%
<b>AVERAGE DAYS ON MKT</b>			
97201	104	59	76.3%
97205	177	76	132.9%
97209	89	51	74.5%
97210	78	15	420.0%
97214	51	25	104.0%
97229	47	11	327.3%
97232	51	25	104.0%
97239	6	37	-83.8%
<b>SOLD VS. LIST PRICE</b>			
97201	95.8%	97.1%	-1.3%
97205	96.9%	97.9%	-1.0%
97209	97.7%	97.6%	0.1%
97210	96.8%	100.2%	-3.4%
97214	100.0%	98.9%	1.1%
97229	98.9%	100.3%	-1.4%
97232	99.5%	98.5%	1.0%
97239	96.1%	94.7%	1.5%

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*Portland Condos – September 2024*

MONTHS OF INVENTORY			
97201	15.3	7.5	104.0%
97205	57.0	7.0	714.3%
97209	27.9	8.2	240.2%
97210	7.5	4.8	56.3%
97229	2.8	3.0	-6.7%
97214	3.4	4.4	-22.7%
97232	2.0	3.3	-39.4%
97239	37	3.7	900.0%
ABSORPTION RATE			
97201	6.5%	13.2%	-50.6%
97205	1.7%	14.2%	-87.8%
97209	3.5%	12.1%	-70.5%
97210	13.3%	20.6%	-35.6%
97229	35.7%	33.3%	7.1%
97214	29.1%	22.7%	28.3%
97232	50.0%	30.7%	62.5%
97239	2.7%	27.2%	-90.1%