

BY THE NUMBERS

North Portland – September 2024

NORTH PORTLAND	Sept 2024	Sept 2023	% CHANGE
AVAILABLE INVENTORY			
97203	131	110	19.1%
97217	213	182	17.0%
97227	28	23	21.7%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97203	545.0	670.7	-18.7%
97217	623.1	613.4	1.6%
97227	735.8	753.5	-2.3%
AVERAGE DAYS ON MKT			
97203	27	31	-12.9%
97217	57	50	14.0%
97227	39	155	-74.8%
SOLD VS. LIST PRICE			
97203	99.6%	99.2%	0.4%
97217	99.3%	98.9%	0.4%
97227	99.4%	98.0%	1.5%
MONTHS OF INVENTORY			
97203	4.1	3.4	20.6%
97217	4.2	3.4	23.5%
97227	4.7	23	-79.6%
ABSORPTION RATE			
97203	24.4%	29.0%	-16.0%
97217	23.9%	29.1%	-17.8%
97227	21.4%	4.3%	392.6%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97203	343	313	9.6%
97217	391	397	-1.5%
97227	28	30	-6.7%
AVERAGE SALES PRICE			
97203	458.8	477.2	-3.9%
97217	489.4	505.8	-3.2%
97227	646.1	570.5	13.3%