

BY THE NUMBERS

Clackamas County – November 2024

CLACKAMAS COUNTY	Nov 2024	Nov 2023	% CHANGE
AVAILABLE INVENTORY			
97015	48	32	50.0%
97034	118	73	61.6%
97035	105	66	59.1%
97045	150	140	7.1%
97068	90	92	-2.2%
97086	135	161	-16.1%
97219	164	124	32.3%
97222	61	64	-4.7%
97267	68	51	33.3%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97015	525.5	576.8	-8.9%
97034	2,050.6	2,336.8	-12.2%
97035	995.1	1,223.7	-18.7%
97045	836.1	1,269.6	-34.1%
97068	1,370.8	1,089.6	25.8%
97086	1,002.3	896.4	11.8%
97219	937.5	849.6	10.3%
97222	627.3	472.8	32.7%
97267	633.4	612.0	3.5%
AVERAGE DAYS ON MKT			
97015	18	28	-35.7%
97034	59	37	59.5%
97035	45	44	2.3%
97045	47	32	46.9%
97068	75	46	63.0%
97086	70	30	133.3%
97219	47	34	38.2%
97222	52	38	36.8%
97267	24	28	-14.3%
SOLD VS. LIST PRICE			
97015	99.5%	98.8%	0.7%
97034	97.1%	98.4%	-1.3%
97035	98.5%	95.1%	3.5%
97045	98.2%	99.0%	-0.8%
97068	97.7%	97.7%	0.0%
97086	98.7%	100.1%	-1.4%
97219	98.2%	98.8%	-0.6%
97222	101.3%	99.7%	1.6%
97267	99.3%	98.5%	0.9%

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MONTHS OF INVENTORY			
97015	2.8	3.6	-22.2%
97034	5.4	2.4	125.0%
97035	3.9	2.1	85.7%
97045	3.2	4.5	-28.9%
97068	2.4	3.3	-27.3%
97086	3.1	8.9	-65.2%
97219	3.6	3.5	2.9%
97222	2.0	2.4	-16.7%
97267	3.6	1.8	100.0%
ABSORPTION RATE			
97015	35.4%	28.1%	25.9%
97034	18.6%	41.1%	-54.6%
97035	25.7%	48.4%	-47.0%
97045	31.3%	22.1%	41.5%
97068	42.2%	30.4%	38.7%
97086	32.5%	11.1%	191.5%
97219	28.0%	28.2%	-0.6%
97222	50.8%	42.1%	20.5%
97267	27.9%	54.9%	-49.1%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97015	186	166	12.0%
97034	298	287	3.8%
97035	360	342	5.3%
97045	571	517	10.4%
97068	402	379	6.1%
97086	518	385	34.5%
97219	535	524	2.1%
97222	314	303	3.6%
97267	289	311	-7.1%
AVERAGE SALES PRICE			
	(\$000)	(\$000)	
97015	508.1	520.2	-2.3%
97034	1,543.9	1,522.1	1.4%
97035	898.3	891.1	0.8%
97045	630.1	626.9	0.5%
97068	876.6	849.7	3.2%
97086	691.6	688.2	0.5%
97219	707.3	663.5	6.6%
97222	496.0	480.2	3.3%
97267	539.8	528.6	2.1%