

BY THE NUMBERS

Northwest Portland – November 2024

NORTHWEST PORTLAND	Nov 2024	Nov 2023	% CHANGE
AVAILABLE INVENTORY			
97209	198	173	14.5%
97210	85	80	6.3%
97229	242	217	11.5%
97231	46	65	-29.2%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97209	550.2	621.4	-11.5%
97210	797.5	911.9	-12.5%
97229	870.5	1,011.1	-13.9%
97231	715.1	1,072.7	-33.3%
AVERAGE DAYS ON MKT			
97209	145	97	49.5%
97210	72	44	63.6%
97229	70	39	79.5%
97231	48	32	50.0%
SOLD VS. LIST PRICE			
97209	95.5%	97.3%	-1.8%
97210	96.6%	96.6%	0.0%
97229	98.3%	98.7%	-0.4%
97231	96.0%	93.4%	2.8%
MONTHS OF INVENTORY			
97209	13.2	15.7	-15.9%
97210	6.1	8.0	-23.8%
97229	4.0	3.3	21.2%
97231	23.0	32.5	-29.2%
ABSORPTION RATE			
97209	7.5%	6.3%	19.2%
97210	16.4%	12.5%	31.8%
97229	24.7%	30.4%	-18.5%
97231	4.3%	3.0%	41.2%

Year to Date	2024	2023	% CHANGE
CLOSED SALES			
97209	237	247	-4.0%
97210	156	164	-4.9%
97229	868	800	8.5%
97231	69	69	0
AVERAGE SALES PRICE	(\$000)	(\$000)	
97209	495	550	-10.0%
97210	817	783.2	4.3%
97229	838.4	820.2	2.2%
97231	801.6	641.7	24.9%