

BY THE NUMBERS

Beaverton/Hillsboro – June 2025

YEAR OVER YEAR	June 2025	June 2024	% CHANGE
AVAILABLE INVENTORY			
97005	60	32	87.5%
97006	141	84	67.9%
97007	248	170	45.9%
97008	67	41	63.4%
97123	119	97	22.7%
97124	27	22	22.7%
AVERAGE LIST PRICE			
	(\$,000)	(\$,000)	
97005	537.2	547.9	-2.0%
97006	459.9	456.3	0.8%
97007	736	790.6	-6.9%
97008	564.9	563.3	0.3%
97123	733.2	878.4	-16.5%
97124	421.5	481.2	-12.4%
AVERAGE DAYS ON MKT			
97005	51	42	21.4%
97006	25	27	-7.4%
97007	52	41	26.8%
97008	21	11	90.9%
97123	62	61	1.6%
97124	77	88	-12.5%
SOLD VS. LIST PRICE			
97005	98.9%	99.8%	-0.9%
97006	99.2%	100.0%	-0.8%
97007	100.6%	100.8%	-0.2%
97008	99.3%	100.8%	-1.6%
97123	96.6%	99.5%	-2.9%
97124	97.3%	98.9%	-1.6%
MONTHS OF INVENTORY			
97005	5.5	1.2	358.3%
97006	5.6	2.3	143.5%
97007	4.3	2.3	87.0%
97008	3.5	2.0	75.0%
97123	4.8	5.4	-11.1%
97124	5.4	2.4	125.0%

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ABSORPTION RATE			
97005	18.3%	84.3%	-78.3%
97006	17.7%	42.8%	-58.6%
97007	23.3%	42.9%	-45.5%
97008	28.3%	51.2%	-44.6%
97123	21.0%	18.5%	13.2%
97124	18.5%	40.9%	-54.7%

YEAR TO DATE	2025	2024	% CHANGE
CLOSED SALES			
97005	87	100	-13.0%
97006	147	189	-22.2%
97007	354	356	-0.6%
97008	109	118	-7.6%
97123	358	350	2.3%
97124	211	203	3.9%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97005	486.8	510.6	-4.7%
97006	474.7	500.4	-5.1%
97007	639.8	628.4	1.8%
97008	533.8	526.2	1.4%
97123	594.0	589.4	0.8%
97124	578.6	620.0	-6.7%