

BY THE NUMBERS

Northwest Portland – June 2025

YEAR OVER YEAR	June 2025	June 2024	% CHANGE
AVAILABLE INVENTORY			
97209	264	220	20.0%
97210	133	100	33.0%
97229	416	270	54.1%
97231	56	58	-3.4%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97209	519.4	592.9	-12.4%
97210	909.9	964.1	-5.6%
97229	873.4	980.5	-10.9%
97231	936.0	916.3	2.1%
AVERAGE DAYS ON MKT			
97209	109	59	84.7%
97210	106	44	140.9%
97229	44	47	-6.4%
97231	57	52	9.6%
SOLD VS. LIST PRICE			
97209	97.5%	97.8%	-0.3%
97210	96.1%	96.4%	-0.3%
97229	98.4%	99.3%	-1.0%
97231	97.5%	93.9%	3.8%
MONTHS OF INVENTORY			
97209	24	11	118.2%
97210	5.3	4.8	10.4%
97229	4.6	2.4	91.7%
97231	5.6	7.3	-23.3%
ABSORPTION RATE			
97209	4.1%	9.0%	-54.1%
97210	18.8%	21.0%	-10.5%
97229	21.6%	41.1%	-47.4%
97231	17.8%	13.7%	29.5%

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Northwest Portland – June 2025

YEAR TO DATE	2025	2024	% CHANGE
CLOSED SALES			
97209	111	138	-19.6%
97210	90	84	7.1%
97229	437	467	-6.4%
97231	42	33	27.3%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97209	451.0	512.8	-12.1%
97210	792.1	828.6	-4.4%
97229	786.9	820.3	-4.1%
97231	670.4	865.3	-22.5%