

BY THE NUMBERS

Northwest Portland – July 2025

YEAR OVER YEAR	July 2025	July 2024	% CHANGE
AVAILABLE INVENTORY			
97209	259	239	8.4%
97210	122	104	17.3%
97229	398	282	41.1%
97231	60	54	11.1%
AVERAGE LIST PRICE	(\$,000)	(\$,000)	
97209	543.5	549.4	-1.10%
97210	864.4	874.8	-1.2%
97229	898.8	978.4	-8.1%
97231	869	960.6	-9.5%
AVERAGE DAYS ON MKT			
97209	94	74	27.0%
97210	48	57	-15.8%
97229	54	36	50.0%
97231	181	151	19.9%
SOLD VS. LIST PRICE			
97209	95.2%	97.7%	-2.5%
97210	97.6%	98.5%	-0.9%
97229	97.9%	99.7%	-1.8%
97231	94.2%	98.0%	-3.9%
MONTHS OF INVENTORY			
97209	12.3	9.2	33.7%
97210	8.1	8.0	1.3%
97229	5.2	3.1	67.7%
97231	15.0	6.0	150.0%
ABSORPTION RATE			
97209	8.1%	10.8%	-25.5%
97210	12.3%	12.5%	-1.6%
97229	19.1%	32.2%	-40.8%
97231	6.6%	16.6%	-60.0%

BY THE NUMBERS

Northwest Portland – July 2025

YEAR TO DATE	2025	2024	% CHANGE
CLOSED SALES			
97209	132	164	-19.5%
97210	105	97	8.2%
97229	514	558	-7.9%
97231	46	42	9.5%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97209	459.3	508.8	-9.7%
97210	803.1	817.0	-1.7%
97229	792.0	828.3	-4.4%
97231	661.0	855.2	-22.7%