

## BY THE NUMBERS

*Beaverton/Hillsboro – October 2025*

YEAR OVER YEAR	October 2025	October 2024	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97005	45	40	12.5%
97006	125	88	42.0%
97007	220	200	10.0%
97008	59	34	73.5%
97123	103	99	4.0%
97124	31	29	6.9%
<b>AVERAGE LIST PRICE</b>			
	(\$,000)	(\$,000)	
97005	598.5	551.3	8.6%
97006	378.1	418.5	-9.7%
97007	701.7	699.5	0.3%
97008	545.9	629.8	-13.3%
97123	725.3	857.6	-15.4%
97124	436.4	424.6	2.8%
<b>AVERAGE DAYS ON MKT</b>			
97005	73	48	52.1%
97006	78	30	160.0%
97007	81	57	42.1%
97008	63	29	117.2%
97123	92	75	22.7%
97124	67	28	139.3%
<b>SOLD VS. LIST PRICE</b>			
97005	98.4%	99.7%	-1.4%
97006	97.8%	100.3%	-2.4%
97007	99.0%	99.1%	-0.1%
97008	99.1%	100.2%	-1.0%
97123	99.7%	96.9%	2.9%
97124	99.5%	97.7%	1.9%
<b>MONTHS OF INVENTORY</b>			
97005	2.4	2.7	-11.1%
97006	3.7	3.4	8.8%
97007	3.9	2.8	39.3%
97008	2.2	0.9	144.4%
97123	7.4	4.5	64.4%
97124	3.4	3.6	-5.6%

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ABSORPTION RATE			
97005	42.2%	37.5%	12.6%
97006	27.2%	29.5%	-8.0%
97007	25.9%	36.0%	-28.0%
97008	45.7%	108.8%	-57.9%
97123	13.5%	22.2%	-38.8%
97124	29.0%	27.5%	5.2%

YEAR TO DATE	2025	2024	% CHANGE
CLOSED SALES			
97005	159	159	0
97006	285	329	-13.4%
97007	604	624	-3.2%
97008	204	223	-8.5%
97123	674	632	6.6%
97124	365	357	2.2%
AVERAGE SALES PRICE	(\$000)	(\$000)	
97005	494.1	507.6	-2.7%
97006	470.8	503.1	-6.4%
97007	647.3	634.3	2.0%
97008	543.8	528.0	3.0%
97123	575.0	567.8	1.3%
97124	572.6	622.5	-8.0%