

# BY THE NUMBERS

*Southeast Portland – October 2025*

YEAR OVER YEAR	October 2025	October 2024	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97202	134	106	26.4%
97206	167	154	8.4%
97214	73	67	9.0%
97215	34	55	-38.2%
97216	40	56	-28.6%
<b>AVERAGE LIST PRICE</b>			
97202	731.6	757.5	-3.4%
97206	508.2	560.2	-9.3%
97214	826.4	769.3	7.4%
97215	1,052.1	836.0	25.8%
97216	423.6	474.3	-10.7%
<b>AVERAGE DAYS ON MKT</b>			
97202	40	45	-11.1%
97206	53	48	10.4%
97214	33	26	26.9%
97215	24	23	4.3%
97216	20	27	-25.9%
<b>SOLD VS. LIST PRICE</b>			
97202	100.8%	100.5%	0.3%
97206	100.5%	100.5%	0.0%
97214	99.2%	105.3%	-5.7%
97215	101.2%	103.5%	-2.2%
97216	100.0%	99.8%	0.2%
<b>MONTHS OF INVENTORY</b>			
97202	3.2	2.3	39.1%
97206	2.6	1.6	62.5%
97214	3.3	2.7	22.2%
97215	1.7	2.2	-22.7%
97216	2.5	4.7	-46.8%
<b>ABSORPTION RATE</b>			
97202	31.3%	43.4%	-27.8%
97206	38.9%	61.0%	-36.2%
97214	30.1%	37.3%	-19.2%
97215	58.8%	45.4%	29.4%
97216	40.0%	21.4%	86.7%

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YEAR TO DATE	2025	2024	% CHANGE
<b>CLOSED SALES</b>			
97202	445	410	8.5%
97206	598	638	-6.3%
97214	243	186	30.6%
97215	214	199	7.5%
97216	175	133	31.6%
<b>AVERAGE SALES PRICE</b>	<b>(\$000)</b>	<b>(\$000)</b>	
97202	698.0	686.9	1.6%
97206	484.3	480.1	0.9%
97214	718.5	697.4	3.0%
97215	737.3	690.8	6.7%
97216	411.5	405.5	1.5%