

**BY THE**  
*Numbers*  
Southwest Portland – EOY 2025

<b>SOUTHWEST PORTLAND</b>	<b>2025</b>	<b>2024</b>	<b>% CHANGE</b>
<b>CLOSED SALES IN UNITS</b>			
97201	188	180	4.4%
97205	68	58	17.2%
97219	642	578	11.1%
97221	204	167	22.2%
97225	287	293	-2.0%
97239	272	240	13.3%
<b>AVERAGE CLOSED PRICE</b>	<b>(\$,000)</b>	<b>(\$,000)</b>	
97201	663.8	698.3	-4.9%
97205	709.7	655.3	8.3%
97219	743.7	699.3	6.3%
97221	904.4	920.1	-1.7%
97225	839	826.2	1.5%
97239	733.6	663.8	10.5%
<b>AVERAGE DAYS ON MARKET</b>			
97201	109	80	36.3%
97205	109	74	47.3%
97219	49	40	22.5%
97221	62	42	47.6%
97225	48	33	45.5%
97239	78	56	39.3%
<b>SOLD VS. LIST PRICE</b>			
97201	96.2%	95.7%	0.6%
97205	97.1%	94.9%	2.4%
97219	98.6%	98.9%	-0.3%
97221	97.1%	98.1%	-1.0%
97225	98.8%	99.0%	-0.2%
97239	97.7%	98.2%	-0.5%
<b>ABSORPTION RATE</b>			
97201	12.5%	13.0%	-3.9%
97205	14.5%	10.9%	32.3%
97219	54.0%	37.3%	44.7%
97221	47.2%	27.2%	73.0%
97225	51.9%	55.4%	-6.3%
97239	20.2%	21.0%	-3.8%