

BY THE  
*Numbers*  
Clackamas County – March 2026

YEAR OVER YEAR	March 2026	March 2025	% CHANGE
<b>AVAILABLE INVENTORY</b>			
97015	59	48	22.9%
97034	138	91	51.6%
97035	120	92	30.4%
97045	145	132	9.8%
97068	124	99	25.3%
97086	138	162	-14.8%
97219	152	118	28.8%
97222	80	41	95.1%
97267	85	75	13.3%
<b>AVERAGE LIST PRICE</b>			
	(\$,000)	(\$,000)	
97015	711.3	599.6	18.6%
97034	2,073.5	2,266.7	-8.5%
97035	1,046.9	1,177.5	-11.1%
97045	833.8	815.8	2.2%
97068	1,256.9	1,363.8	-7.8%
97086	841.2	902.4	-6.8%
97219	922.8	941.8	-2.0%
97222	534.8	707.7	-24.4%
97267	774.8	620.1	24.9%
<b>AVERAGE DAYS ON MKT</b>			
97015	21	66	-68.2%
97034	75	42	78.6%
97035	77	82	-6.1%
97045	72	59	22.0%
97068	70	46	52.2%
97086	84	55	52.7%
97219	46	57	-19.3%
97222	55	42	31.0%
97267	31	52	-40.4%
<b>SOLD VS. LIST PRICE</b>			
97015	98.8%	100.1%	-1.3%
97034	97.7%	96.7%	1.0%
97035	99.0%	98.4%	0.6%
97045	100.3%	98.4%	1.9%
97068	99.6%	99.3%	0.3%
97086	99.2%	98.6%	0.6%
97219	102.2%	99.2%	3.0%
97222	101.5%	103.0%	-1.5%
97267	100.6%	99.2%	1.4%

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MONTHS OF IVENTORY			
97015	3.7	2.1	76.2%
97034	4.5	3.8	18.4%
97035	3.5	3.2	9.4%
97045	2.4	3.5	-31.4%
97068	2.9	3.5	-17.1%
97086	2.8	4	-30.0%
97219	4.9	3.5	40.0%
97222	2.4	2.6	-7.7%
97267	2.8	2.3	21.7%
ABSORPTION RATE			
97015	27.1%	47.9%	-43.4%
97034	22.4%	26.3%	-14.8%
97035	28.3%	31.5%	-10.1%
97045	42.0%	28.7%	46.1%
97068	34.6%	28.2%	22.6%
97086	36.2%	25.3%	43.1%
97219	20.3%	28.8%	-29.2%
97222	41.2%	39.0%	5.7%
97267	35.2%	42.6%	-17.3%

YEAR TO DATE	2026	2025	% CHANGE
CLOSED SALES			
97015	36	47	-23.40%
97034	67	63	6.30%
97035	84	78	7.70%
97045	120	117	2.60%
97068	91	67	35.80%
97086	128	105	21.90%
97219	100	117	-14.50%
97222	75	60	25.00%
97267	70	69	1.40%
AVERAGE SALES PRICE			
	(\$000)	(\$000)	
97015	459.9	541.3	-15.00%
97034	1,430.3	1,688.8	-15.30%
97035	831.0	859.2	-3.30%
97045	626.2	607.7	3.00%
97068	929.3	1,053.7	-11.80%
97086	671.3	699.1	-4.00%
97219	769.3	766.0	0.40%
97222	495.4	503.9	-1.70%
97267	503.5	516.0	-2.40%