

BY THE Numbers

Northeast Portland – March 2026

dYEAR OVER YEAR	March 2026	March 2025	% CHANGE
AVAILABLE INVENTORY			
97211	64	93	-31.2%
97212	44	44	0
97213	70	64	9.4%
97218	34	29	17.2%
97232	25	24	4.2%
AVERAGE LIST PRICE			
	(\$,000)	(\$000)	
97211	1,279.8	649.3	97.1%
97212	904.5	903.8	0.1%
97213	824.4	732.7	12.5%
97218	737.2	637.0	15.7%
97232	681.0	738.3	-7.8%
AVERAGE DAYS ON MKT			
97211	45	32	40.6%
97212	16	26	-38.5%
97213	27	23	17.4%
97218	91	58	56.9%
97232	52	19	173.7%
SOLD VS. LIST PRICE			
97211	101.9%	101.5%	0.4%
97212	104.4%	101.5%	2.9%
97213	103.6%	102.0%	1.6%
97218	100.5%	103.5%	-2.8%
97232	103.0%	101.0%	2.0%
MONTHS OF INVENTORY			
97211	1.4	2.7	-48.1%
97212	1.4	2.9	-51.7%
97213	1.7	2.4	-29.2%
97218	2.6	1.7	52.9%
97232	2.8	4.0	-30.0%
ABSORPTION RATE			
97211	71.8%	37.6%	91.0%
97212	72.7%	34.0%	113.3%
97213	60.0%	42.1%	42.2%
97218	38.2%	58.6%	-34.8%
97232	36.0%	25.0%	44.0%

BY THE
Numbers
Northeast Portland – March 2026

YEAR TO DATE	2026	2025	% CHANGE
CLOSED SALES			
97211	98	87	12.6%
97212	55	50	10.0%
97213	81	68	19.1%
97218	33	40	-17.5%
97232	23	23	0
AVERAGE SALES PRICE	(\$,000)	(\$000)	
97211	607.2	546.4	11.1%
97212	898.0	754.6	19.0%
97213	569.2	600.4	-5.2%
97218	450.5	470.5	-4.3%
97232	653.6	787.0	-17.0%