

Portland Metro Residential Market Update

November 2009

		Residential														
		Current Month							Year-To-Date							
		Active Listings	New Listings	Expired/Cancelled Listings	Pending Sales 2009	Pending Sales 2009 v. 2008 ¹	Closed Sales	Average Sales Price	Total Market Time ³	New Listings	Pending Sales	Pending Sales 2009 v. 2008	Closed Sales	Average Sales Price	Median Sale Price	Average Sale Price % Change ²
141	North Portland	443	137	73	46	-22.0%	77	241,100	80	1,899	924	-2.0%	858	235,600	230,000	-10.8%
142	Northeast Portland	954	229	142	122	5.2%	204	271,300	102	4,001	1958	3.1%	1,833	286,600	253,000	-10.6%
143	Southeast Portland	1297	318	231	189	19.6%	259	227,400	106	5331	2681	5.4%	2471	241,500	215,000	-12.2%
144	Gresham/Troutdale	899	170	156	81	28.6%	104	217,600	140	2826	1230	8.8%	1112	221,700	210,000	-15.9%
145	Milwaukie/Clackamas	905	195	140	111	19.4%	119	277,800	157	3017	1413	5.4%	1283	286,000	260,000	-11.0%
146	Oregon City/Canby	730	137	124	76	31.0%	96	281,000	153	2226	900	11.0%	809	281,900	248,900	-10.9%
147	Lake Oswego/W. Linn	912	147	155	75	56.3%	74	419,300	168	2645	918	10.9%	827	481,700	391,500	-12.9%
148	West Portland	1630	251	235	156	22.8%	175	382,400	167	4968	1890	-10.5%	1710	422,700	347,100	-12.6%
149	NW Washington Co.	538	109	72	55	52.8%	91	359,100	126	1739	847	-6.4%	808	370,800	350,000	-8.2%
150	Beaverton/Aloha	963	219	161	121	6.1%	201	242,500	103	3805	1924	8.8%	1785	241,200	224,000	-11.2%
151	Tigard/Wilsonville	1047	175	124	117	33.0%	140	301,700	156	3600	1525	0.5%	1399	316,300	285,000	-10.8%
152	Hillsboro/Forest Grove	865	191	118	81	19.1%	131	221,900	143	2732	1344	7.2%	1233	244,200	225,000	-13.4%
153	Mt. Hood	139	14	16	14	55.6%	14	192,400	131	312	105	-3.7%	91	252,600	220,000	0.2%
155	Columbia County	484	78	57	30	20.0%	48	191,900	180	1050	452	0.4%	408	196,000	187,000	-12.7%
156	Yamhill County	891	129	106	54	17.4%	62	201,200	138	1953	808	-2.9%	728	228,400	207,700	-15.1%

Source: RMLS™

¹ Percent change in number of pending sales this year compared to last year. The Current Month section compares November 2009 with November 2008. The Year-To-Date section compares year-to-date statistics from November 2009 with year-to-date statistics from November 2008.

² % Change is based on a comparison of the rolling average sale price for the last 12 months (12/1/08-11/30/09) with 12 months before (12/1/07-11/30/08).

³ Total Market Time is the number of days from when a property is listed to when an offer is accepted on that same property. If a property is re-listed within 31 days, Total Market Time continues to accrue; however, it does not include the time that it was off the market.