

Portland Metro Residential Market Update

May 2010

		Residential														
		Current Month							Year-To-Date							
		Active Listings	New Listings	Expired/Cancelled Listings	Pending Sales 2010	Pending Sales 2010 v. 2009	Closed Sales	Average Sales Price	Total Market Time ³	New Listings	Pending Sales	Pending Sales 2010 v. 2009	Closed Sales	Average Sales Price	Median Sale Price	Average Sale Price % Change ²
141	North Portland	502	148	103	51	-48.5%	90	240,000	83	908	428	15.4%	354	234,400	230,000	-6.3%
142	Northeast Portland	1094	327	170	148	-20.0%	228	290,400	89	2,089	1014	30.0%	839	279,800	245,000	-9.2%
143	Southeast Portland	1420	388	196	182	-34.8%	303	240,000	87	2561	1328	21.4%	1152	235,700	210,000	-9.2%
144	Gresham/Troutdale	997	229	125	103	-8.8%	118	216,300	123	1450	653	30.9%	544	218,500	204,500	-10.7%
145	Milwaukie/Clackamas	1031	237	95	124	-19.0%	141	277,100	140	1618	743	20.6%	558	259,500	241,500	-9.0%
146	Oregon City/Canby	901	182	88	58	-35.6%	109	259,300	129	1131	469	28.8%	416	258,400	229,900	-8.7%
147	Lake Oswego/W. Linn	1076	242	120	89	-18.3%	101	398,500	153	1394	512	52.4%	410	443,500	375,000	-7.8%
148	West Portland	1850	457	281	217	-1.4%	230	384,900	161	2675	1059	40.6%	835	399,200	331,500	-12.3%
149	NW Washington Co.	606	165	60	73	-18.9%	91	357,600	108	965	471	27.6%	394	358,200	337,200	-8.1%
150	Beaverton/Aloha	1163	318	179	118	-44.6%	187	226,400	89	1976	926	25.0%	781	236,800	217,000	-9.7%
151	Tigard/Wilsonville	1146	263	152	130	-9.1%	157	289,400	147	1731	810	36.8%	639	302,100	280,000	-8.1%
152	Hillsboro/Forest Grove	925	206	134	89	-27.6%	163	221,800	144	1383	686	22.3%	585	234,400	215,000	-10.8%
153	Mt. Hood	157	36	33	9	50.0%	6	207,900	105	155	46	64.3%	39	219,500	200,000	-8.1%
155	Columbia County	556	93	54	45	-2.2%	43	192,300	133	582	220	22.9%	184	187,600	184,700	-10.9%
156	Yamhill County	948	191	98	57	-41.8%	83	200,800	222	965	427	22.0%	339	213,600	191,000	-13.1%

Source: RMLS™

¹ Percent change in number of pending sales this year compared to last year. The Current Month section compares May 2010 with May 2009. The Year-To-Date section compares year-to-date statistics from May 2010 with year-to-date statistics from May 2009.

² % Change is based on a comparison of the rolling average sale price for the last 12 months (6/1/09-5/31/10) with 12 months before (6/1/08-5/31/09).

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.