

Hillsboro 97124

ZIP code · OR · Oregon > Washington County > Hillsboro

BALANCED MARKET

\$546K

MEDIAN SALE PRICE

+2.4%

1-YR CHANGE

454

SALES (12 MO)

\$534K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 53 / 100



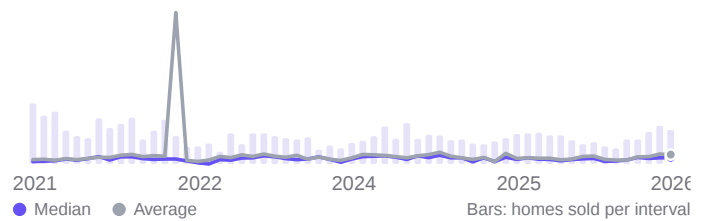
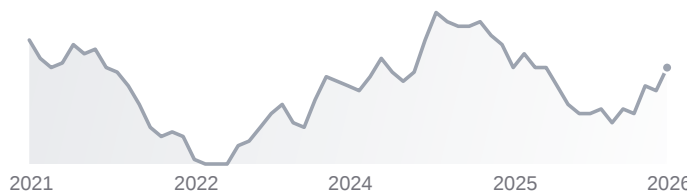
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

53 / 100

Sale prices

Median \$549K · Average \$601K

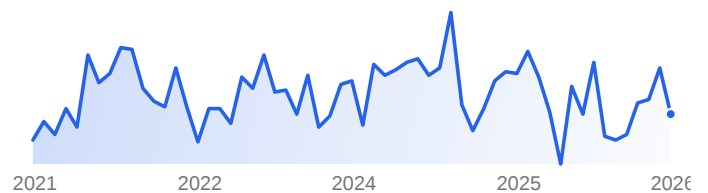
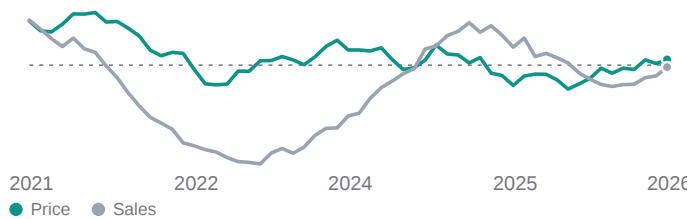


Growth (year over year)

Price +2.4% · Sales -0.9%

Price per square foot

\$299/ft²

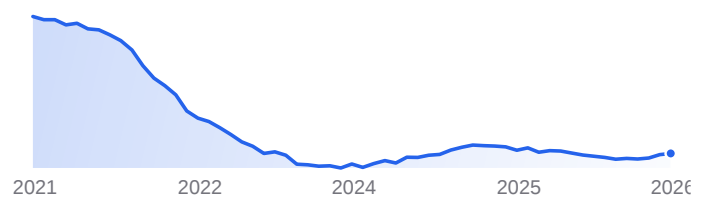
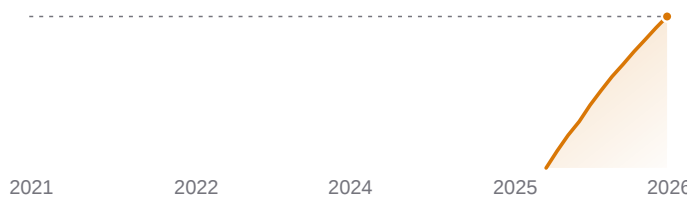


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

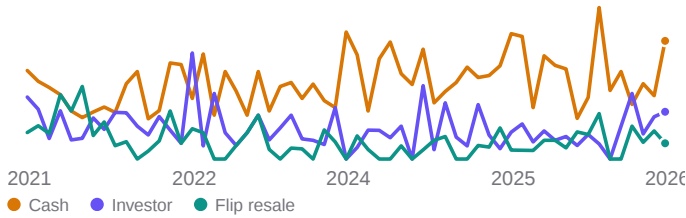
3.6%



BUYERS & OUTCOMES

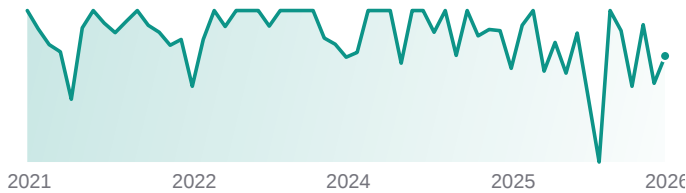
Buyer mix

Cash 30% · Investor 12% · Flip resale 4.0%



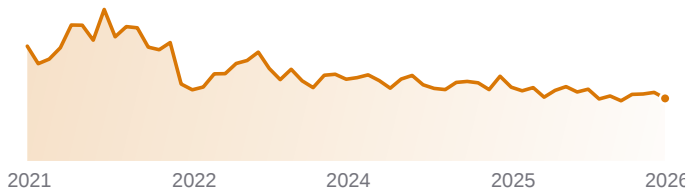
Sellers who sold at a gain

93%

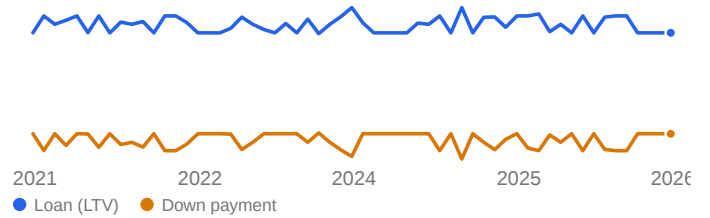


Median annualized return at resale

+4.0%



Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



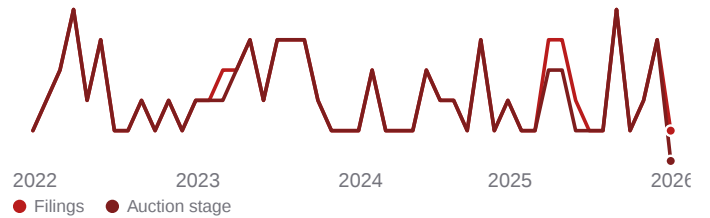
Typical hold before selling

9.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	12,727
Median value (AVM)	\$534K
Median size	1,726 ft²
Median bedrooms	3
Median year built	1995
Single family	90%
Condos	5.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.2%
Owner occupied	67%
Company owned	25%
Median loan-to-value	45%

Typical ownership tenure

12.7 yrs

COMMUNITY

Population	56,680
Density	1,297 / mi²
Median household income	\$110K
Average household income	\$131K
Crime index (US avg 100)	87
Air pollution index (US avg 100)	111
Earthquake index (US avg 100)	190
Homes occupied	96%
Bachelor's or higher	23%
Poverty rate	6.6%
Unemployment	1.4%
Average temp	52°F
Annual precip	45 in
Sunshine	48%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.