

Portland 97236

ZIP code · OR · Oregon · Multnomah County · Portland

BALANCED MARKET

\$429K

MEDIAN SALE PRICE

-0.6%

1-YR CHANGE

343

SALES (12 MO)

\$419K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 51 / 100



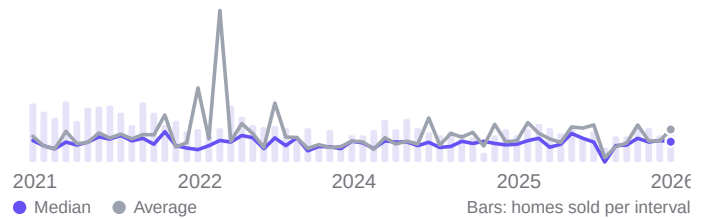
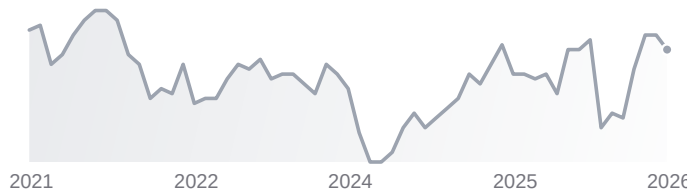
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

51 / 100

Sale prices

Median \$427K · Average \$510K

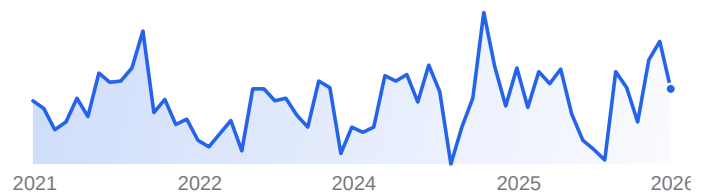
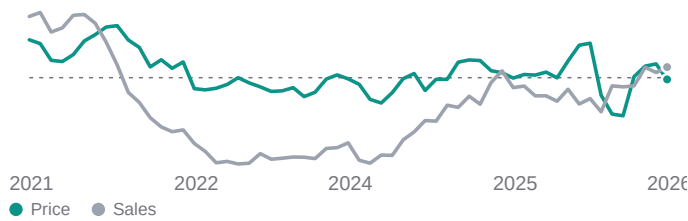


Growth (year over year)

Price -0.6% · Sales +3.6%

Price per square foot

\$281/ft²

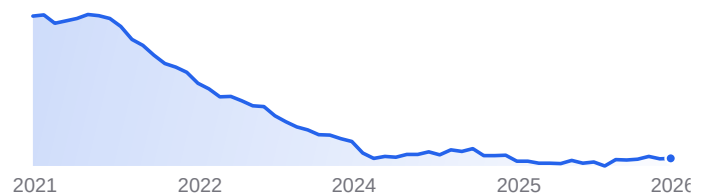
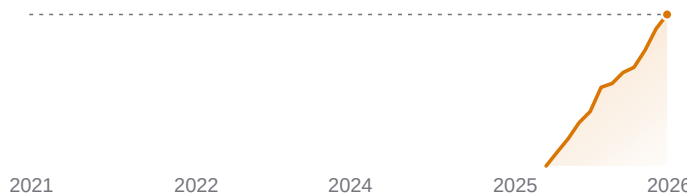


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

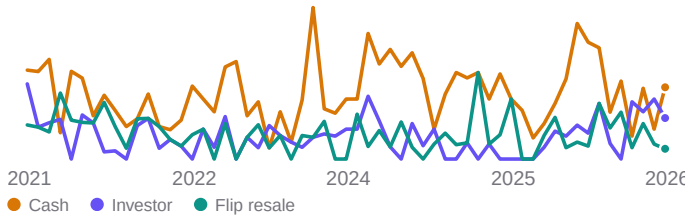
3.4%



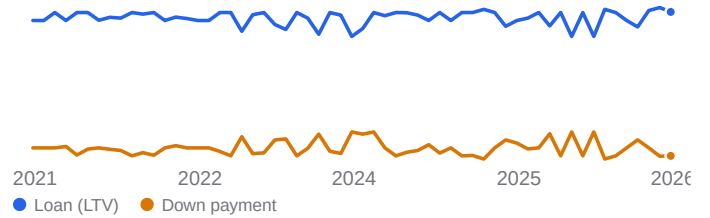
BUYERS & OUTCOMES

Buyer mix

Cash 18% · Investor 11% · Flip resale 2.6%

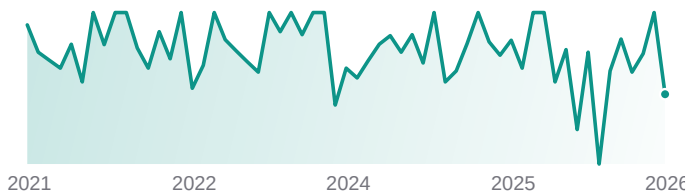


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



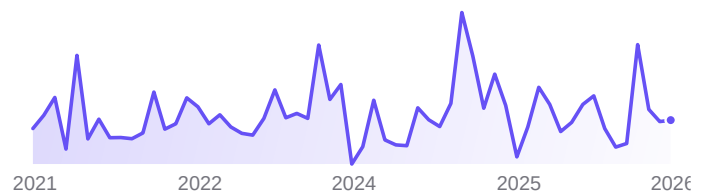
Sellers who sold at a gain

85%



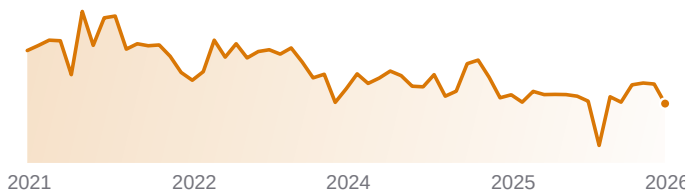
Typical hold before selling

7.8 yrs



Median annualized return at resale

+3.7%



Preforeclosure filings

Filings 5 · Auction stage 4



HOUSING STOCK

Homes	10,114
Median value (AVM)	\$419K
Median size	1,506 ft²
Median bedrooms	3
Median year built	1979
Single family	76%
Condos	7.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.3%
Owner occupied	78%
Company owned	15%
Median loan-to-value	53%

Typical ownership tenure

11.6 yrs

COMMUNITY

Population	38,775
Density	5,042 / mi²
Median household income	\$73K
Average household income	\$98K
Crime index (US avg 100)	69
Air pollution index (US avg 100)	107
Earthquake index (US avg 100)	184
Homes occupied	96%
Bachelor's or higher	16%
Poverty rate	11.4%
Unemployment	1.3%
Average temp	52°F
Annual precip	51 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.