

Portland 97266

ZIP code · OR · Oregon > Multnomah County > Portland

SELLER'S MARKET

\$405K

MEDIAN SALE PRICE

+1.7%

1-YR CHANGE

382

SALES (12 MO)

\$392K

MEDIAN VALUE (AVM)

Market temperature

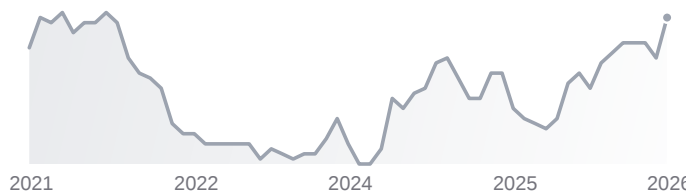
Seller's market · 62 / 100



MARKET TRENDS (5 YEARS)

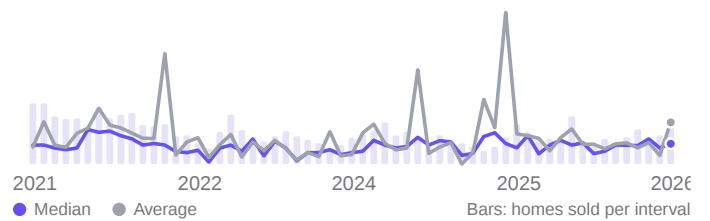
Market temperature (0–100)

62 / 100



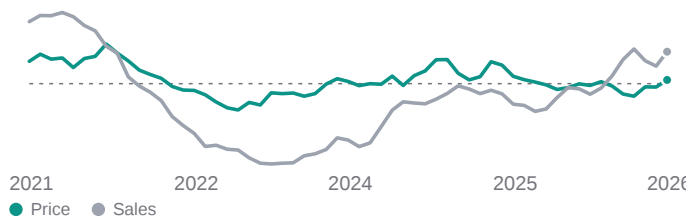
Sale prices

Median \$404K · Average \$473K



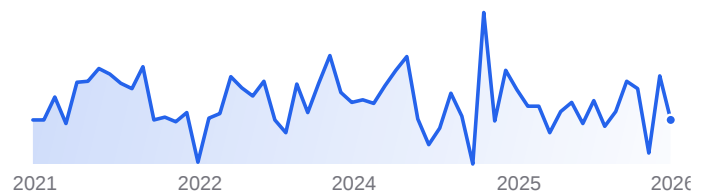
Growth (year over year)

Price +1.7% · Sales +15.1%



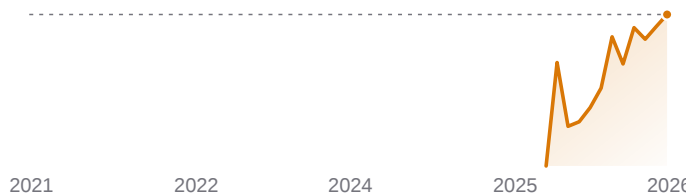
Price per square foot

\$286/ft²



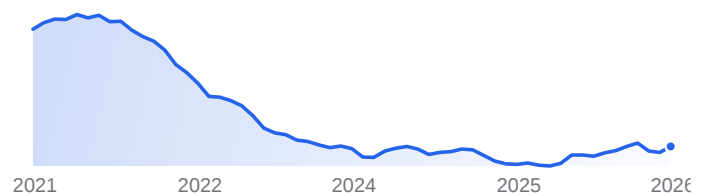
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

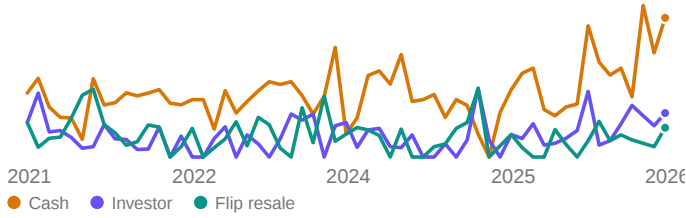
3.8%



BUYERS & OUTCOMES

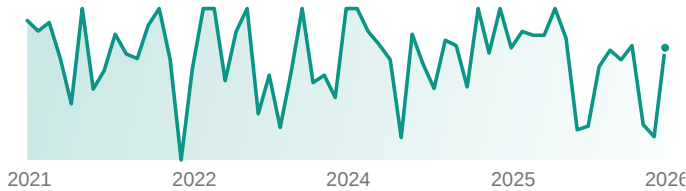
Buyer mix

Cash 40% · Investor 13% · Flip resale 8.5%



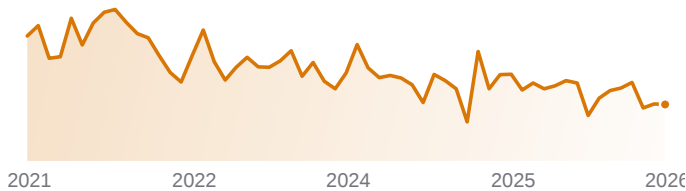
Sellers who sold at a gain

94%

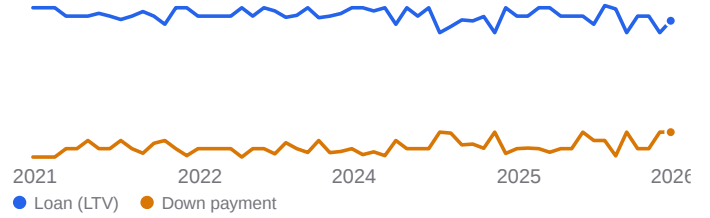


Median annualized return at resale

+3.4%

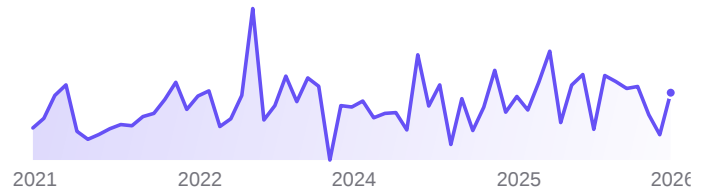


Financing (share of purchase price) Loan (LTV) 87% · Down payment 20%



Typical hold before selling

9.2 yrs



Preforeclosure filings

Filings 7 · Auction stage 7



HOUSING STOCK

Homes	9,947
Median value (AVM)	\$392K
Median size	1,296 ft²
Median bedrooms	3
Median year built	1963
Single family	82%
Condos	6.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	51%
Underwater (LTV 125% or more)	1.3%
Owner occupied	74%
Company owned	14%
Median loan-to-value	50%

Typical ownership tenure

10.9 yrs

COMMUNITY

Population	34,912
Density	5,795 / mi²
Median household income	\$72K
Average household income	\$94K
Crime index (US avg 100)	93
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	183
Homes occupied	95%
Bachelor's or higher	20%
Poverty rate	15.7%
Unemployment	1.3%
Average temp	53°F
Annual precip	48 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.