

Multiple-Offer Market Returns



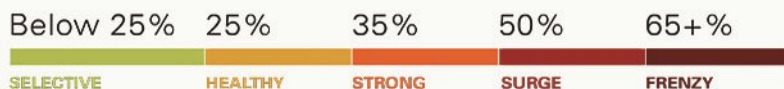
J. Lennox Scott
Chairman and CEO

The housing market is back on hot as we head into spring. The area continues to benefit from job growth, improved affordability and fantastic interest rates. As Daylight Savings Time begins in March, the market will continue its surge into spring. Buyers need to be Buyer Ready, Day One™, to ensure they get the home of their choice in the spring market.

The West Portland market is at a near frenzy level of sales activity intensity and a severe shortage level of inventory up to \$500,000; 78 percent of sales take place in this price range.

Price Range	Active Listings on March 1st	February New Listings	February Pending Sales	% Pending 1st 30 days (January List)	Sales Activity Intensity	Months Supply (Unsold)	Unsold Listing Supply
0 - 250K	73	52	61	53.3%	Surge	1.2	Severe Shortage
250K - 350K	122	111	141	62.0%	Surge	0.9	Severe Shortage
350K - 500K	222	242	245	61.8%	Surge	0.9	Severe Shortage
500K - 750K	178	121	100	46.3%	Strong	1.8	Shortage
750K - 1M	64	21	17	40.6%	Strong	3.8	Low
1M +	63	13	7	9.1%	Selective	9.0	Selective
Total Activity	722	560	571	54.9%	Surge	1.3	Severe Shortage

SCALE: PERCENT OF NEW LISTINGS (PENDING) IN THE FIRST 30 DAYS



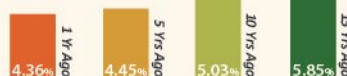
SCALE: MONTHS SUPPLY



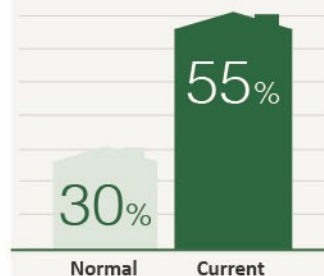
AMAZING INTEREST RATES

March 1, 2019
Source: Mortgage News Daily

4.57%



Average % of New Listings (Pending) in the First 30 Days For February 2019



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