

This Week

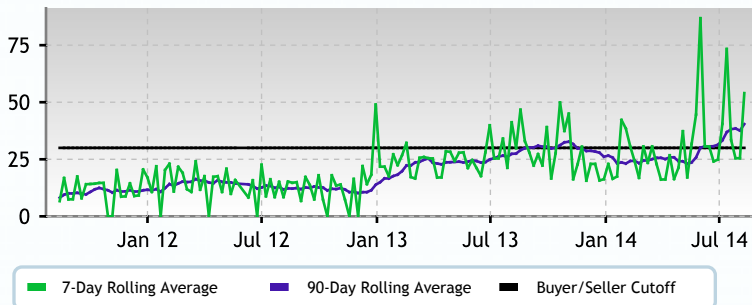
The median list price in DUNDEE, OR 97115 this week is \$399,000.

The Market Action Index has been trending down recently, but as days-on-market decreases also, there are not strong signals for the direction of the market.

Supply and Demand

- The market continues to get hotter. More sales demand and fewer homes listed have contributed to a relatively long run of increasing prices. Current supply and demand levels show no sign of prices changing from their current trend.

Market Action Index



The Market Action Index answers the question "How's the Market?" by measuring the current rate of sale versus the amount of the inventory. Index above 30 implies Seller's Market conditions. Below 30, conditions favor the buyer.

Quartiles

Characteristics per Quartile

Quartile	Median Price	Sq. Ft.	Lot Size	Beds	Baths	Age	Inventory	New	Absorbed	DOM	
Top/First	\$ 850,000	3800	5.0 - 10 acres	4.0	3.0	13	5	0	0	97	Most expensive 25% of properties
Upper/Second	\$ 525,000	3360	5.0 - 10 acres	4.0	3.0	24	5	1	2	126	Upper-middle 25% of properties
Lower/Third	\$ 360,000	1828	1.0 - 2.5 acres	3.0	2.0	18	5	0	0	237	Lower-middle 25% of properties
Bottom/Fourth	\$ 229,950	1536	6,501 - 8,000 sqft	3.0	2.0	18	6	1	2	85	Least expensive 25% of properties

Investigate the market in quartiles - where each quartile is 25% of homes ordered by price.

Real-Time Market Profile

		Trend
Median List Price	\$ 399,000	↑↑
Asking Price Per Square Foot	\$ 168	↑↑
Average Days on Market (DOM)	134	↓
Percent of Properties with Price Decrease	38 %	
Percent Relisted (reset DOM)	0 %	
Percent Flip (price increased)	10 %	
Median House Size (sq ft)	2898	
Median Lot Size	0.50 - 1.0 acre	
Median Number of Bedrooms	4.0	
Median Number of Bathrooms	3.0	
Market Action Index Seller's Advantage	40.4	↑↑

- ↔ No change
- ↑↑ Strong upward trend
- ↓↓ Strong downward trend
- ↑ Slight upward trend
- ↓ Slight downward trend

Price

- Prices in this zip code hit another all time high this week. You can see that prices continue to march higher. Look for a persistent downtrend in the Market Action Index into the Buyer's zone as a leading indicator of the price strength finally abating.

Price Trends

