



Portland Housing Bureau

Portland’s Inclusionary Housing Units – Private Market Projects Only

Open

IH Units	Restricted Bedrooms	Estimated People Housed
332	433	587

Under Construction

IH Units	Restricted Bedrooms	Estimated People Housed
274	395	576

In Permitting

IH Units	Restricted Bedrooms	Estimated People Housed
327*	484	582

*Does not include IH units from projects that have yet to determine their IH option

Pre-Development

Total Units	Projected IH Units
12,376	990

Inclusionary Housing Units by Bedroom

Studio	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
376	347	106	99	5

Inclusionary Housing Units by Affordability

60% AMI	80% AMI
445	488



Portland Housing Bureau

New Construction Rents by Neighborhood Areas

	Overall		Studio	One Bed	Two Bed	Three Bed
	Units	Avg Rent	Avg Rent	Avg Rent	Avg Rent	Avg Rent
Portland	13,282	\$ 1,836	\$ 1,367	\$ 1,771	\$ 2,664	\$ 3,343
60% AMI			\$ 1,119	\$ 1,198	\$ 1,438	\$ 1,662
80% AMI			\$ 1,492	\$ 1,598	\$ 1,918	\$ 2,216
122nd	0	-	-	-	-	-
Belmont	699	\$ 1,511	\$ 1,316	\$ 1,518	\$ 1,998	\$ -
Centennial	107	\$ 1,145	\$ 1,104	\$ 1,069	\$ 1,217	\$ -
Central City	4409	\$ 1,874	\$ 1,387	\$ 1,780	\$ 2,726	\$ 3,769
Forest Park	0	-	-	-	-	-
Gateway	90	\$ 1,227	\$ -	\$ 1,115	\$ 1,301	\$ -
Hayden Island	473	\$ 1,757	\$ 1,503	\$ 1,554	\$ 2,053	\$ -
Hillsdale	42	\$ 1,850	\$ 1,448	\$ 1,803	\$ 2,795	\$ -
Hollywood	1197	\$ 1,476	\$ 1,259	\$ 1,511	\$ 2,243	\$ -
Interstate	2026	\$ 1,653	\$ 1,280	\$ 1,750	\$ 2,278	\$ 2,232
Lents	174	\$ 1,379	\$ 1,220	\$ 1,378	\$ 1,631	\$ -
MLK-Alberta	367	\$ 1,545	\$ 1,306	\$ 1,453	\$ 2,228	\$ 2,223
Montavilla	318	\$ 1,513	\$ 1,227	\$ 1,451	\$ 1,920	\$ -
Northwest	2496	\$ 2,308	\$ 1,505	\$ 2,118	\$ 3,276	\$ 5,458
Parkrose	67	\$ 2,212	\$ -	\$ -	\$ 2,219	\$ 2,200
Pleasant Valley	0	-	-	-	-	-
Raleigh Hills	268	\$ 1,660	\$ 1,399	\$ 1,664	\$ -	\$ -
Roseway-Cully	19	\$ 1,911	\$ -	\$ 1,517	\$ 2,016	\$ -
Sellwood	893	\$ 1,636	\$ 1,386	\$ 1,689	\$ 2,356	\$ 2,138
South Portland	435	\$ 1,899	\$ 1,312	\$ 1,791	\$ 2,693	\$ 3,003
St. Johns	340	\$ 1,644	\$ 1,322	\$ 1,558	\$ 1,992	\$ 1,819
Tryon Creek	0	-	-	-	-	-
West Portland	0	-	-	-	-	-
Woodstock	210	\$ 1,531	\$ 1,306	\$ 1,451	\$ 1,785	\$ 2,194

Data Source: CoStar market data for buildings 20+ units constructed in 2018 - November 2022