

Quarterly market

R E P O R T

**1st
QTR
2015**

Quarterly Highlights

- The average sale price of single-family detached homes in 1st Quarter 2015 was \$204,581 a 1.7 % increase from 1st Quarter 2014.
- Single-family detached home sales increased 8.29% from 1st Quarter 2014.

New Listings	Closed Sales	Average Sale \$
Detached: 4,016 Attached: 370	Detached: 1,959 Attached: 165	Detached: \$204,581 Attached: \$147,762
1st QTR 2014 Detached: 4,106 Attached: 415	1st QTR 2014 Detached: 1,809 Attached: 168	1st QTR 2014 Detached: \$201,080 Attached: \$137,151
% Change (Detached) -2.19%	% Change (Detached) +8.29%	% Change (Detached) +1.74%



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1st QTR 2015 & 2014 RECAP for Greater Albuquerque Areas

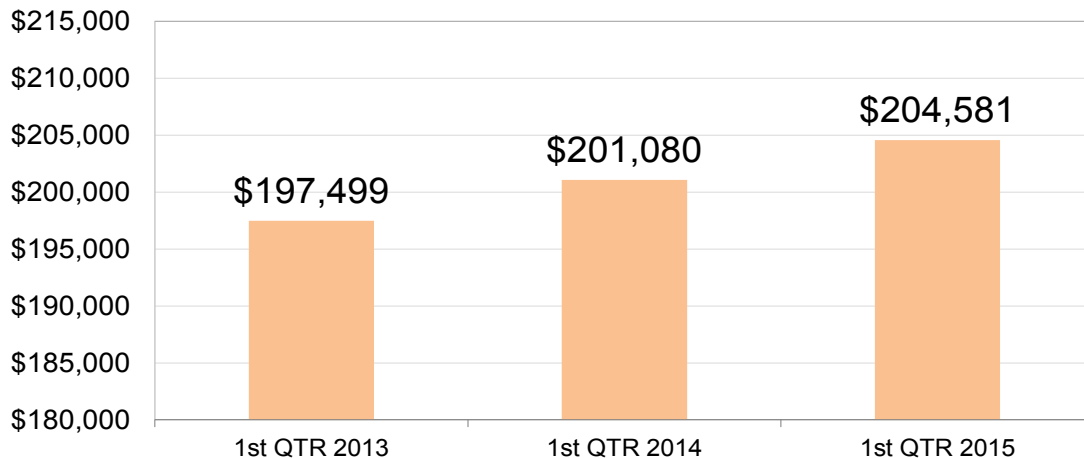
Class R1 (Existing Single-Family Detached) & Class R2 (Existing Condo/Townhome Attached)

Class R1	2015	2014	% of Change
Average Sale Price:	\$204,581	\$201,080	1.74%
Median Sale Price:	\$171,050	\$168,000	1.82%
Total Sold & Closed:	1,959	1,809	8.29%
Total Dollar Volume*:	\$400.8	\$363.8	10.17%
New Listings:	4,016	4,106	-2.19%
Days on Market:	76	78	-2.56%

Class R2	2015	2014	% of Change
Average Sale Price:	\$147,762	\$137,151	7.74%
Median Sale Price:	\$140,000	\$133,500	4.87%
Total Sold & Closed:	165	168	-1.79%
Total Dollar Volume*:	\$24.4	\$23.0	6.09%
New Listings:	370	415	-10.84%
Days on Market:	68	72	-5.56%

The numbers above reflect the time period between January 1 and March 31 of 2014 and 2015.

Average Sale Price for single-family detached homes



SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.

1st QTR 2015 & 2014 RECAP for Albuquerque (Areas 10-121)

Class R1	2015	2014	% of Change
Average Sale Price:	\$212,025	\$206,526	2.66%
Median Sale Price:	\$175,000	\$172,700	1.33%
Total Sold & Closed:	1,294	1,230	5.20%
Total Dollar Volume*:	\$274.4	\$254.0	8.03%
New Listings:	2,615	2,610	0.19%
Days on Market:	69	73	-5.48%

Class R2	2015	2014	% of Change
Average Sale Price:	\$156,361	\$144,848	7.95%
Median Sale Price:	\$147,500	\$136,000	8.46%
Total Sold & Closed:	137	135	1.48%
Total Dollar Volume*:	\$21.4	\$19.6	9.18%
New Listings:	318	337	-5.64%
Days on Market:	67	73	-8.22%

1st QTR 2015 & 2014 RECAP for Rio Rancho (Areas 140-162)

Class R1	2015	2014	% of Change
Average Sale Price:	\$175,616	\$174,515	0.63%
Median Sale Price:	\$160,000	\$157,000	1.91%
Total Sold & Closed:	367	323	13.62%
Total Dollar Volume*:	\$64.5	\$56.4	14.36%
New Listings:	763	684	11.55%
Days on Market:	72	75	-4.00%

Class R2	2015	2014	% of Change
Average Sale Price:	\$107,879	\$104,434	3.30%
Median Sale Price:	\$117,000	\$82,750	41.39%
Total Sold & Closed:	21	22	-4.55%
Total Dollar Volume*:	\$2.3	\$2.3	0.00%
New Listings:	37	52	-28.85%
Days on Market:	69	74	-6.76%

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.

1st QTR 2015 & 2014 RECAP for East Mountains (Areas 210-293)

Class R1	2015	2014	% of Change
Average Sale Price:	\$211,066	\$216,961	-2.72%
Median Sale Price:	\$189,900	\$213,000	-10.85%
Total Sold & Closed:	87	89	-2.25%
Total Dollar Volume*:	\$18.4	\$19.3	-4.66%
New Listings:	213	279	-23.66%
Days on Market:	119	130	-8.46%

1st QTR 2015 & 2014 RECAP for Valencia County (Areas 690-760)

Class R1	2015	2014	% of Change
Average Sale Price:	\$140,077	\$127,628	9.75%
Median Sale Price:	\$125,500	\$112,000	12.05%
Total Sold & Closed:	148	117	26.50%
Total Dollar Volume*:	\$20.7	\$15.0	38.00%
New Listings:	252	312	-19.23%
Days on Market:	102	81	25.93%

The numbers above reflect the time period between January 1 and March 31 of 2014 and 2015.

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.

1st QTR 2015 Area Summary for single-family home sales

		Sales	Change from 1st QTR 2014	Average Sale Price	Change from 1st QTR 2014	Median Sale Price	Change from 1st QTR 2014
10	Sandia Heights	11	-26.67%	\$523,861	11.70%	\$407,770	4.56%
20	North Albuquerque Acres	22	15.79%	\$482,914	-11.64%	\$379,750	-33.38%
21	Albuquerque Acres West	42	44.83%	\$374,758	11.73%	\$302,500	-8.05%
30	Far NE Heights	82	-10.87%	\$277,647	-5.46%	\$256,000	2.40%
31	Foothills North	20	66.67%	\$470,765	-5.40%	\$437,938	7.47%
32	Academy West	32	23.08%	\$227,909	17.58%	\$218,500	15.00%
40	UNM	37	-19.57%	\$254,655	-1.67%	\$245,000	3.38%
41	Uptown	45	-25.00%	\$147,476	-1.78%	\$139,000	-2.97%
42	UNM South	24	0.00%	\$213,188	-12.90%	\$204,500	-5.76%
50	NE Heights	184	26.90%	\$159,666	0.30%	\$157,950	1.25%
51	Foothills South	26	8.33%	\$274,538	4.67%	\$276,250	1.10%
60	Four Hills	14	-12.50%	\$342,748	16.65%	\$322,850	22.64%
70	Fairgrounds	21	23.53%	\$134,233	-1.01%	\$133,500	7.14%
71	Southeast Heights	41	10.81%	\$195,120	15.13%	\$200,000	14.29%
72	Mesa Del Sol	0	-100.00%	\$0	-100.00%	\$0	-100.00%
80	Downtown	23	-25.81%	\$209,668	-5.28%	\$180,000	-10.00%
90	Near South Valley	22	-40.54%	\$126,102	25.02%	\$114,750	47.12%
91	Valley Farms	17	21.43%	\$175,959	-14.18%	\$163,500	-7.50%
92	Southwest Heights	172	16.22%	\$121,721	9.83%	\$120,350	9.41%
93	Pajarito	3	-25.00%	\$101,667	-21.79%	\$115,000	-4.56%
100	North Valley	44	22.22%	\$323,885	12.82%	\$232,750	-0.96%
101	Near North Valley	37	-13.95%	\$211,890	-1.08%	\$146,975	-11.94%
102	Far North Valley	8	33.33%	\$208,488	0.35%	\$190,000	9.51%
103	West River Valley	5	25.00%	\$730,920	24.41%	\$643,700	3.41%
110	Northwest Heights	94	4.44%	\$234,952	5.51%	\$198,950	1.38%
111	Ladera Heights	87	10.13%	\$151,870	0.80%	\$145,000	-2.36%
112	Canoncito	0	N/A	N/A	N/A	N/A	N/A
120	Paradise West	107	15.05%	\$180,168	0.39%	\$175,000	1.16%
121	Paradise East	74	-6.33%	\$211,237	2.56%	\$197,000	1.55%
130	Corrales	24	4.35%	\$440,547	-7.75%	\$413,500	-17.30%
140	Rio Rancho South	65	25.00%	\$205,819	7.38%	\$197,000	2.20%
141	Rio Rancho Southwest	1	N/A	\$95,000	N/A	\$95,000	N/A
150	Rio Rancho Mid	130	-1.52%	\$169,285	2.35%	\$151,500	4.48%
151	Rio Rancho Mid-North	46	9.52%	\$229,439	2.99%	\$184,500	-13.58%
152	Rio Rancho Mid-West	16	433.33%	\$127,322	-9.12%	\$125,000	-12.89%
160	Rio Rancho North	42	16.67%	\$194,135	-2.68%	\$176,500	-7.59%
161	Rio Rancho Central	67	15.52%	\$122,772	-6.44%	\$125,000	-3.25%
162	Rio Rancho Northwest	0	N/A	\$0	N/A	N/A	N/A
170	Bernalillo/Algodones	25	150.00%	\$248,792	1.92%	\$273,000	12.56%
180	Placitas	14	-17.65%	\$433,891	29.61%	\$409,625	26.33%
210-290	East Mountain Area	87	-2.25%	\$211,066	-2.72%	\$189,900	-10.85%
690-760	Valencia County	148	26.50%	\$140,077	9.75%	\$125,500	12.05%

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.

2015 1st QTR Sales

ALBUQUERQUE and Central Bernalillo County

120
Sales: 107
Avg: \$180,168
Med: \$175,000

121
Sales: 74
Avg: \$211,237
Med: \$197,000

130
Sales: 24
Avg: \$440,547
Med: \$413,500

102
Sales: 8
Avg: \$208,488
Med: \$190,000

21
Sales: 42
Avg: \$374,758
Med: \$302,500

20
Sales: 22
Avg: \$482,914
Med: \$379,750

10
Sales: 11
Avg: \$523,861
Med: \$407,770

103
Sales: 5
Avg: \$730,920
Med: \$643,700

100
Sales: 44
Avg: \$323,885
Med: \$232,750

32
Sales: 32
Avg: \$227,909
Med: \$218,500

30
Sales: 82
Avg: \$277,647
Med: \$256,000

31
Sales: 20
Avg: \$470,765
Med: \$437,938

110
Sales: 94
Avg: \$234,952
Med: \$198,950

101
Sales: 37
Avg: \$211,890
Med: \$146,975

41
Sales: 45
Avg: \$147,476
Med: \$139,000

50
Sales: 184
Avg: \$159,666
Med: \$157,950

111
Sales: 87
Avg: \$151,870
Med: \$145,000

80
Sales: 23
Avg: \$209,668
Med: \$180,000

40
Sales: 37
Avg: \$254,655
Med: \$245,000

70
Sales: 21
Avg: \$134,233
Med: \$133,500

51
Sales: 26
Avg: \$274,538
Med: \$276,250

92
Sales: 172
Avg: \$121,721
Med: \$120,350

90
Sales: 22
Avg: \$126,102
Med: \$114,750

42
Sales: 24
Avg: \$213,188
Med: \$204,500

71
Sales: 41
Avg: \$195,120
Med: \$200,000

60
Sales: 14
Avg: \$342,748
Med: \$322,850

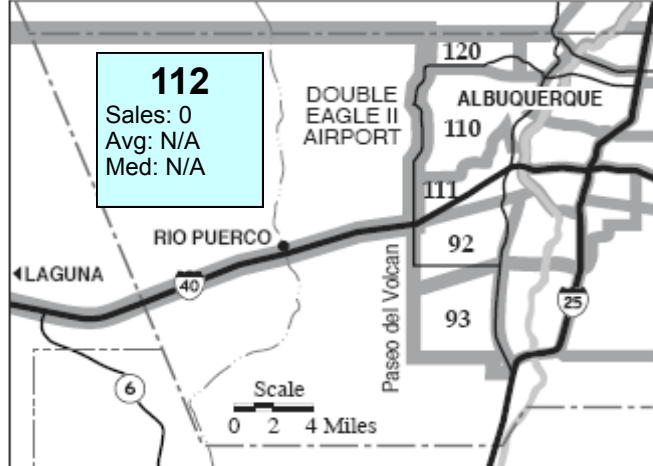
72
Sales: 0
Avg: N/A
Med: N/A

93
Sales: 3
Avg: \$101,667
Med: \$115,600

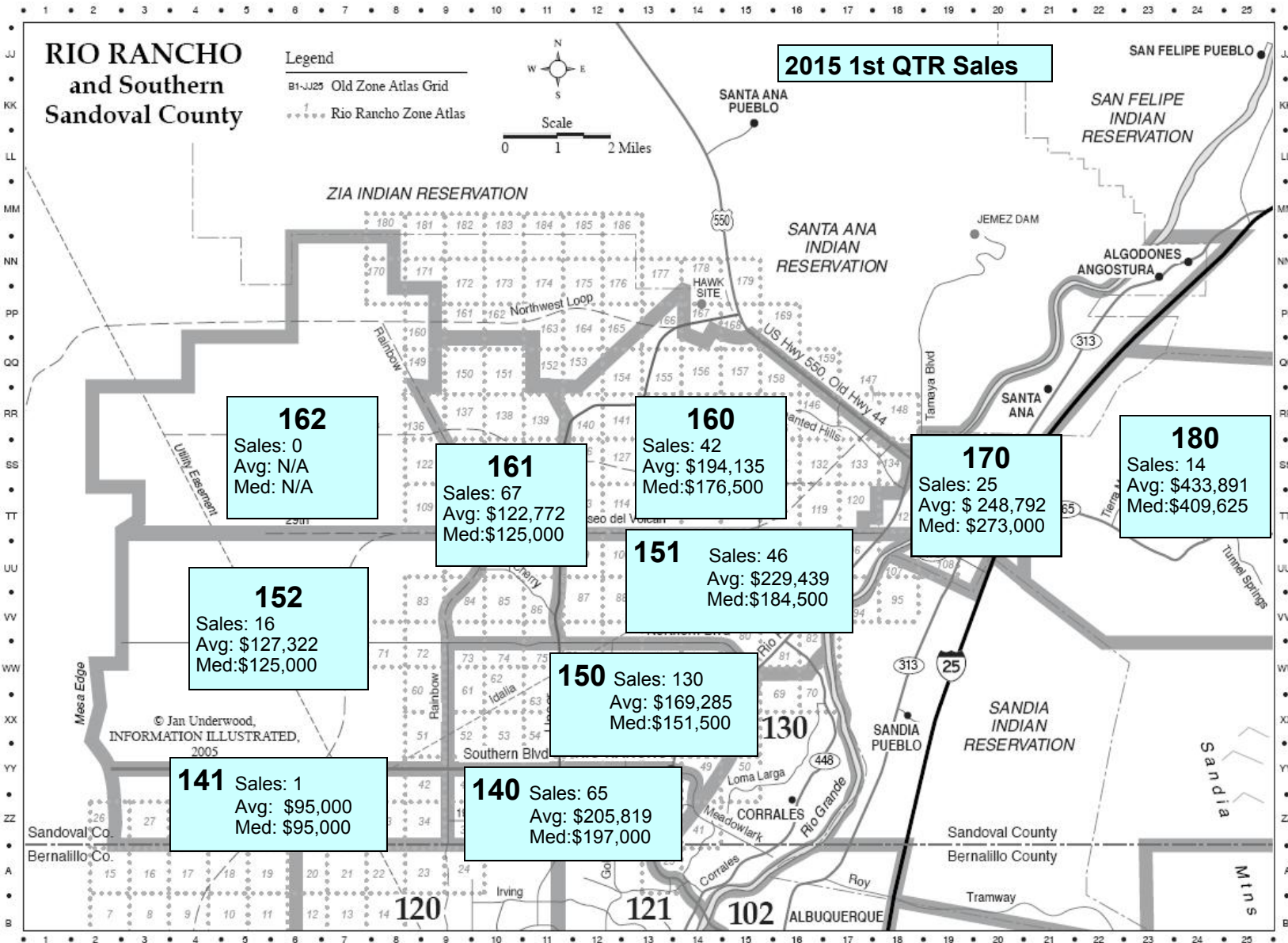
91
Sales: 17
Avg: \$175,959
Med: \$163,500

112
Sales: 0
Avg: N/A
Med: N/A

Scale
0 1 2 Miles

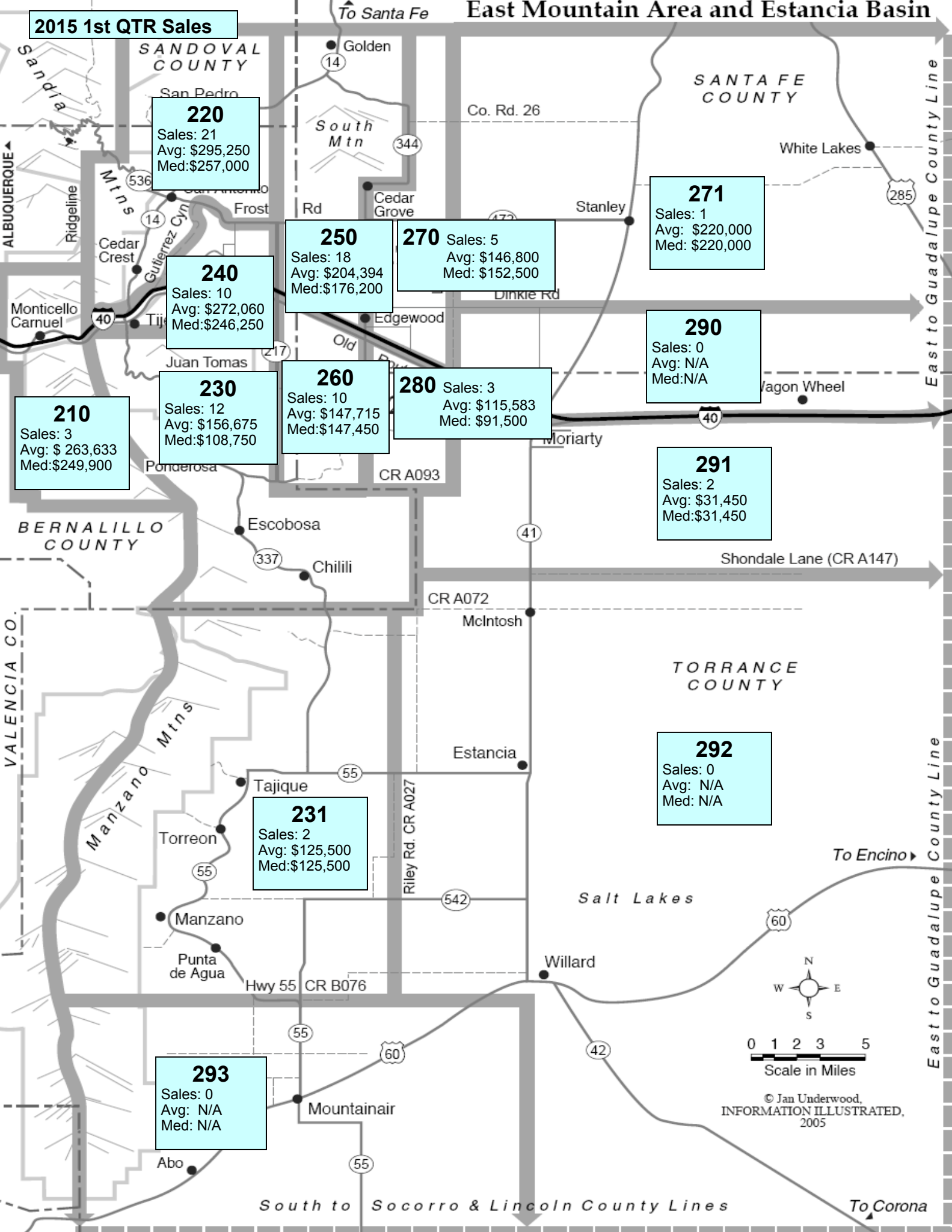


ISLETA INDIAN RESERVATION



East Mountain Area and Estancia Basin

2015 1st QTR Sales



0 1 2 3 5
Scale in Miles

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VALENCIA COUNTY

2015 1st QTR Sales

ISLETA INDIAN RESERVATION

ISLETA INDIAN RESERVATION

700
Sales: 34
Avg: \$159,166
Med: \$175,750

710
Sales: 11
Avg: \$256,545
Med: \$225,000

701
Sales: 16
Avg: \$146,222
Med: \$145,000

690
Sales: 0
Avg: N/A
Med: N/A

711
Sales: 11
Avg: \$142,727
Med: \$160,000

720
Sales: 3
Avg: \$71,067
Med: \$95,000

740
Sales: 5
Avg: \$265,109
Med: \$185,000

721
Sales: 33
Avg: \$104,444
Med: \$97,000

730
Sales: 2
Avg: \$120,000
Med: \$120,000

750
Sales: 4
Avg: \$190,125
Med: \$225,000

741
Sales: 13
Avg: \$69,724
Med: \$45,000

742
Sales: 0
Avg: N/A
Med: N/A

760
Sales: 16
Avg: \$105,994
Med: \$82,650

620
NORTH SOCORRO:
VALENCIA COUNTY LINE
SOUTH TO RIO SALADO

621
SOUTH SOCORRO:
RIO SALADO SOUTH

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