

Local Market Update for February 2017

This is a research tool provided by the Greater Albuquerque Association of REALTORS®.



Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	86	75	- 12.8%	173	154	- 11.0%
Pending Sales	79	84	+ 6.3%	138	150	+ 8.7%
Closed Sales	47	53	+ 12.8%	83	112	+ 34.9%
Days on Market Until Sale	53	62	+ 17.0%	53	51	- 3.8%
Median Sales Price*	\$145,000	\$152,500	+ 5.2%	\$150,000	\$159,950	+ 6.6%
Average Sales Price*	\$145,585	\$156,308	+ 7.4%	\$154,308	\$159,499	+ 3.4%
Percent of List Price Received*	97.0%	96.4%	- 0.6%	96.8%	96.9%	+ 0.1%
Inventory of Homes for Sale	200	126	- 37.0%	--	--	--
Months Supply of Inventory	3.1	1.9	- 38.7%	--	--	--

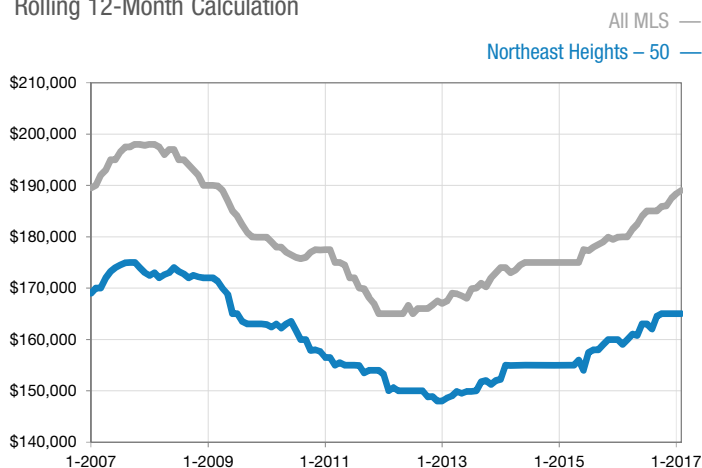
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	11	7	- 36.4%	32	18	- 43.8%
Pending Sales	11	7	- 36.4%	25	15	- 40.0%
Closed Sales	9	7	- 22.2%	15	13	- 13.3%
Days on Market Until Sale	72	53	- 26.4%	88	45	- 48.9%
Median Sales Price*	\$140,000	\$161,000	+ 15.0%	\$137,500	\$159,000	+ 15.6%
Average Sales Price*	\$145,656	\$166,071	+ 14.0%	\$127,587	\$153,492	+ 20.3%
Percent of List Price Received*	96.4%	98.6%	+ 2.3%	95.6%	98.7%	+ 3.2%
Inventory of Homes for Sale	30	12	- 60.0%	--	--	--
Months Supply of Inventory	3.4	1.4	- 58.8%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

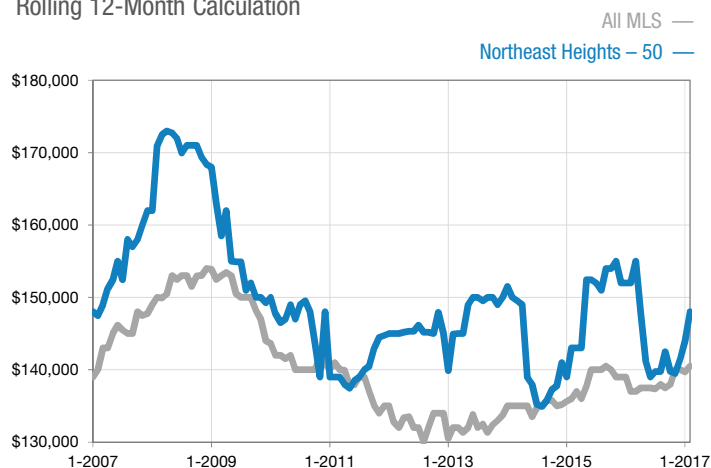
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.