

# Local Market Update for February 2017

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



## Near South Valley – 90

East of Coors Blvd SW, South of Central Ave / Cesar Chavez, West of I-25, North of Rio Bravo Blvd SW

Single-Family Detached	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
<b>Key Metrics</b>						
New Listings	21	29	+ 38.1%	45	56	+ 24.4%
Pending Sales	11	22	+ 100.0%	26	40	+ 53.8%
Closed Sales	5	6	+ 20.0%	15	18	+ 20.0%
Days on Market Until Sale	62	44	- 29.0%	61	49	- 19.7%
Median Sales Price*	\$144,500	<b>\$124,500</b>	- 13.8%	\$91,400	<b>\$159,250</b>	+ 74.2%
Average Sales Price*	\$123,900	<b>\$138,400</b>	+ 11.7%	\$101,220	<b>\$158,878</b>	+ 57.0%
Percent of List Price Received*	97.3%	<b>98.9%</b>	+ 1.6%	95.0%	<b>96.5%</b>	+ 1.6%
Inventory of Homes for Sale	68	49	- 27.9%	--	--	--
Months Supply of Inventory	5.7	3.5	- 38.6%	--	--	--

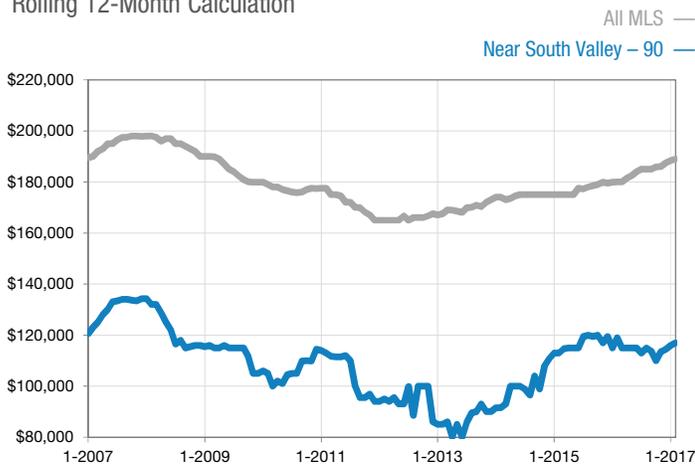
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
<b>Key Metrics</b>						
New Listings	1	0	- 100.0%	1	3	+ 200.0%
Pending Sales	0	1	--	0	2	--
Closed Sales	0	2	--	0	2	--
Days on Market Until Sale	--	31	--	--	31	--
Median Sales Price*	--	<b>\$71,250</b>	--	--	<b>\$71,250</b>	--
Average Sales Price*	--	<b>\$71,250</b>	--	--	<b>\$71,250</b>	--
Percent of List Price Received*	--	<b>94.4%</b>	--	--	<b>94.4%</b>	--
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	1.6	+ 128.6%	--	--	--

\* 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.

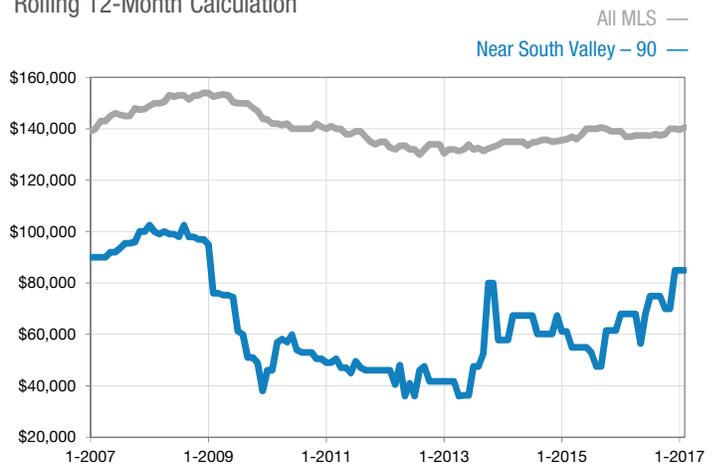
### Median Sales Price - Single-Family Detached

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.