

Local Market Update for February 2017

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



87109

Single-Family Detached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	41	34	- 17.1%	65	66	+ 1.5%
Pending Sales	28	32	+ 14.3%	45	60	+ 33.3%
Closed Sales	21	18	- 14.3%	34	45	+ 32.4%
Days on Market Until Sale	52	39	- 25.0%	49	51	+ 4.1%
Median Sales Price*	\$222,000	\$250,000	+ 12.6%	\$224,750	\$237,500	+ 5.7%
Average Sales Price*	\$233,734	\$248,616	+ 6.4%	\$245,850	\$248,733	+ 1.2%
Percent of List Price Received*	96.7%	96.9%	+ 0.2%	96.9%	96.7%	- 0.2%
Inventory of Homes for Sale	76	43	- 43.4%	--	--	--
Months Supply of Inventory	2.9	1.4	- 51.7%	--	--	--

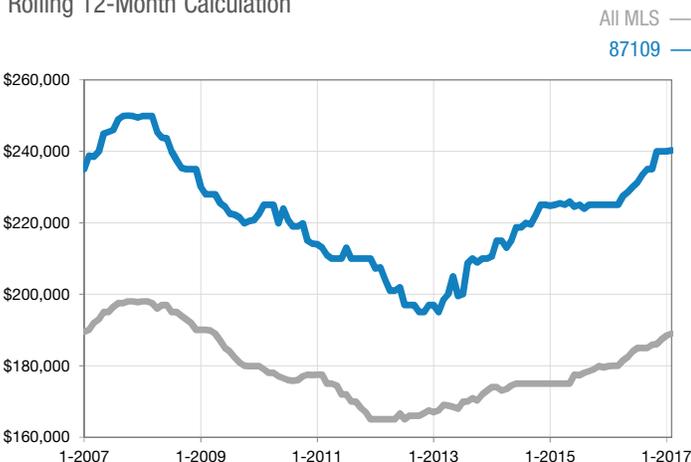
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	15	17	+ 13.3%	24	26	+ 8.3%
Pending Sales	14	15	+ 7.1%	21	23	+ 9.5%
Closed Sales	13	11	- 15.4%	15	17	+ 13.3%
Days on Market Until Sale	72	54	- 25.0%	71	40	- 43.7%
Median Sales Price*	\$153,000	\$148,000	- 3.3%	\$150,000	\$148,000	- 1.3%
Average Sales Price*	\$149,015	\$139,364	- 6.5%	\$147,813	\$144,706	- 2.1%
Percent of List Price Received*	96.1%	98.0%	+ 2.0%	96.4%	98.3%	+ 2.0%
Inventory of Homes for Sale	34	29	- 14.7%	--	--	--
Months Supply of Inventory	3.6	2.5	- 30.6%	--	--	--

* 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.

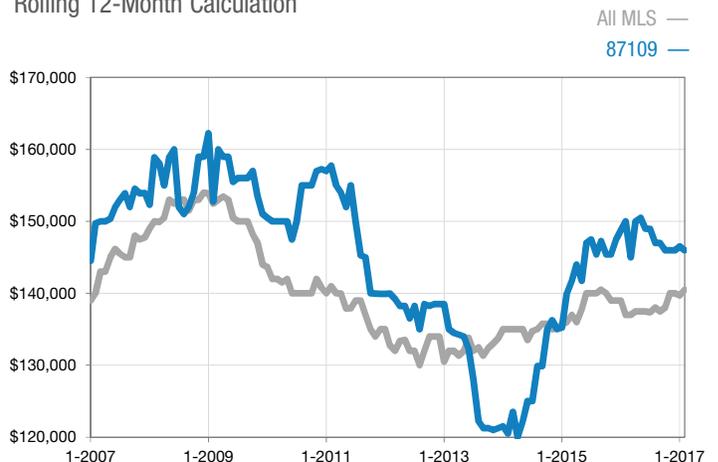
Median Sales Price - Single-Family Detached

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.