

# Local Market Update for February 2017

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



## Paradise West – 120

East of West Mesa, South of Sandoval County Line, West of Unser Blvd NW, North of Paseo del Norte Blvd NE

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	70	51	- 27.1%	133	105	- 21.1%
Pending Sales	51	55	+ 7.8%	101	104	+ 3.0%
Closed Sales	39	36	- 7.7%	62	73	+ 17.7%
Days on Market Until Sale	81	51	- 37.0%	73	54	- 26.0%
Median Sales Price*	\$165,000	<b>\$191,626</b>	+ 16.1%	\$174,250	<b>\$190,000</b>	+ 9.0%
Average Sales Price*	\$177,587	<b>\$190,376</b>	+ 7.2%	\$179,286	<b>\$190,418</b>	+ 6.2%
Percent of List Price Received*	96.9%	<b>99.1%</b>	+ 2.3%	97.2%	<b>98.6%</b>	+ 1.4%
Inventory of Homes for Sale	147	97	- 34.0%	--	--	--
Months Supply of Inventory	3.1	1.9	- 38.7%	--	--	--

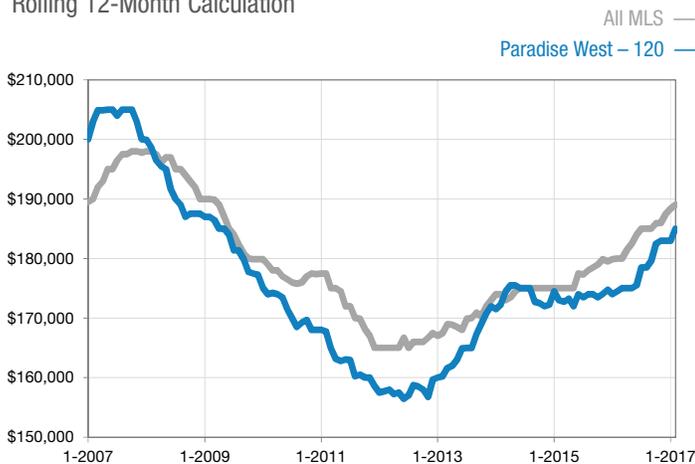
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	2	0	- 100.0%
Days on Market Until Sale	3	--	--	5	--	--
Median Sales Price*	\$159,000	--	--	\$147,500	--	--
Average Sales Price*	\$159,000	--	--	\$147,500	--	--
Percent of List Price Received*	99.4%	--	--	98.6%	--	--
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

\* 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.

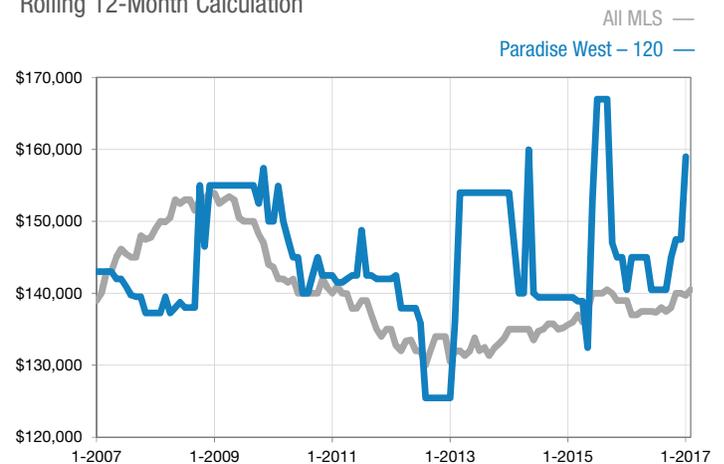
### Median Sales Price - Single-Family Detached

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.