

# Local Market Update for February 2017

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



## Southwest Heights – 92

East of Cancito Reservation, South of Central Ave, West of Coors Blvd SW, North of Dennis Chavez Blvd

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	76	<b>81</b>	+ 6.6%	159	<b>151</b>	- 5.0%
Pending Sales	74	<b>74</b>	0.0%	144	<b>135</b>	- 6.3%
Closed Sales	56	<b>36</b>	- 35.7%	111	<b>77</b>	- 30.6%
Days on Market Until Sale	47	<b>37</b>	- 21.3%	47	<b>33</b>	- 29.8%
Median Sales Price*	\$125,000	<b>\$135,000</b>	+ 8.0%	\$125,000	<b>\$131,000</b>	+ 4.8%
Average Sales Price*	\$122,500	<b>\$136,799</b>	+ 11.7%	\$123,715	<b>\$130,943</b>	+ 5.8%
Percent of List Price Received*	96.2%	<b>99.6%</b>	+ 3.5%	97.3%	<b>98.7%</b>	+ 1.4%
Inventory of Homes for Sale	155	<b>123</b>	- 20.6%	--	--	--
Months Supply of Inventory	2.4	<b>2.0</b>	- 16.7%	--	--	--

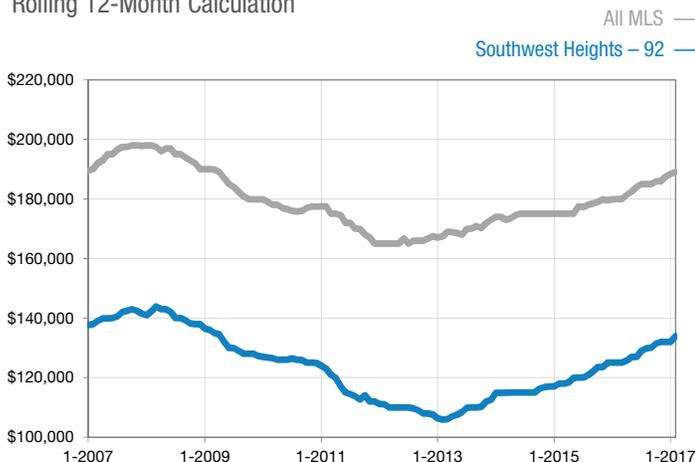
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	2	<b>0</b>	- 100.0%	3	<b>0</b>	- 100.0%
Pending Sales	0	<b>0</b>	0.0%	1	<b>0</b>	- 100.0%
Closed Sales	2	<b>0</b>	- 100.0%	2	<b>1</b>	- 50.0%
Days on Market Until Sale	19	--	--	19	<b>50</b>	+ 163.2%
Median Sales Price*	\$83,250	--	--	\$83,250	<b>\$70,000</b>	- 15.9%
Average Sales Price*	\$83,250	--	--	\$83,250	<b>\$70,000</b>	- 15.9%
Percent of List Price Received*	93.5%	--	--	93.5%	<b>96.0%</b>	+ 2.7%
Inventory of Homes for Sale	9	<b>0</b>	- 100.0%	--	--	--
Months Supply of Inventory	9.0	--	--	--	--	--

\* 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.

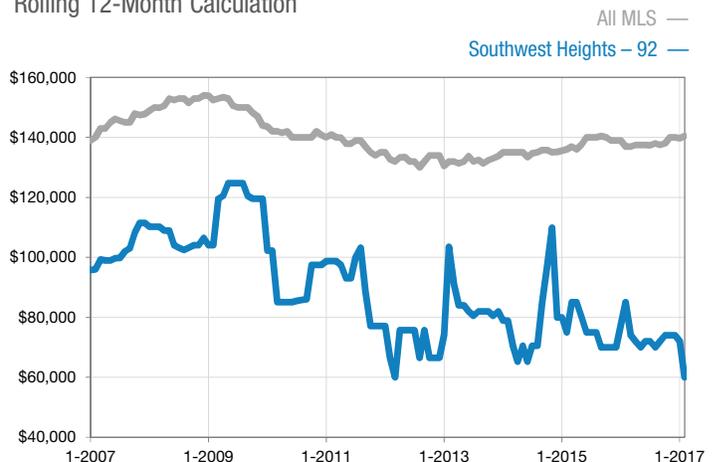
### Median Sales Price - Single-Family Detached

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.