

# Local Market Update for February 2017

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



## 87107

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	42	41	- 2.4%	74	82	+ 10.8%
Pending Sales	18	30	+ 66.7%	30	41	+ 36.7%
Closed Sales	12	11	- 8.3%	30	31	+ 3.3%
Days on Market Until Sale	91	76	- 16.5%	74	61	- 17.6%
Median Sales Price*	\$235,000	<b>\$216,000</b>	- 8.1%	\$227,500	<b>\$200,000</b>	- 12.1%
Average Sales Price*	\$309,992	<b>\$310,418</b>	+ 0.1%	\$324,263	<b>\$241,955</b>	- 25.4%
Percent of List Price Received*	92.7%	<b>97.0%</b>	+ 4.6%	95.0%	<b>96.4%</b>	+ 1.5%
Inventory of Homes for Sale	118	98	- 16.9%	--	--	--
Months Supply of Inventory	5.6	4.3	- 23.2%	--	--	--

\* 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	7	2	- 71.4%	12	8	- 33.3%
Pending Sales	5	4	- 20.0%	8	8	0.0%
Closed Sales	4	3	- 25.0%	6	5	- 16.7%
Days on Market Until Sale	118	64	- 45.8%	85	47	- 44.7%
Median Sales Price*	\$160,000	<b>\$104,500</b>	- 34.7%	\$175,250	<b>\$120,000</b>	- 31.5%
Average Sales Price*	\$167,100	<b>\$150,800</b>	- 9.8%	\$169,817	<b>\$148,380</b>	- 12.6%
Percent of List Price Received*	97.3%	<b>93.2%</b>	- 4.2%	97.8%	<b>94.7%</b>	- 3.2%
Inventory of Homes for Sale	16	12	- 25.0%	--	--	--
Months Supply of Inventory	3.2	2.5	- 21.9%	--	--	--

\* 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.

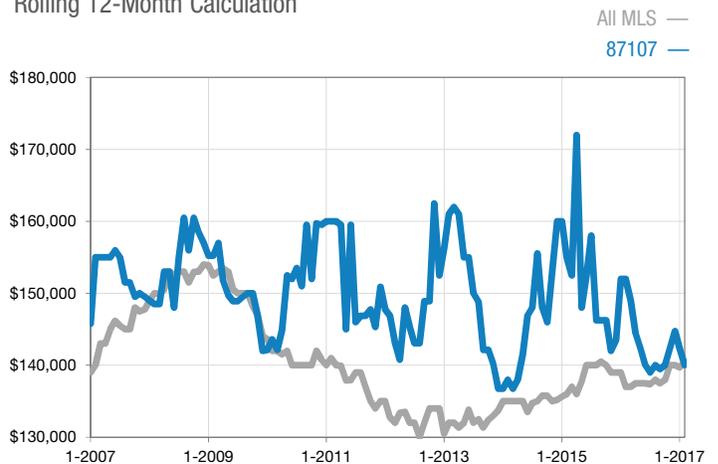
### Median Sales Price - Single-Family Detached

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.