

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		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	76	81	+ 6.6%	159	151	- 5.0%
Pending Sales	74	74	0.0%	144	135	- 6.3%
Closed Sales	56	36	- 35.7%	111	77	- 30.6%
Days on Market Until Sale	47	37	- 21.3%	47	33	- 29.8%
Median Sales Price*	\$125,000	\$135,000	+ 8.0%	\$125,000	\$131,000	+ 4.8%
Average Sales Price*	\$122,500	\$136,799	+ 11.7%	\$123,715	\$130,943	+ 5.8%
Percent of List Price Received*	96.2%	99.6%	+ 3.5%	97.3%	98.7%	+ 1.4%
Inventory of Homes for Sale	155	123	- 20.6%	--	--	--
Months Supply of Inventory	2.4	2.0	- 16.7%	--	--	--

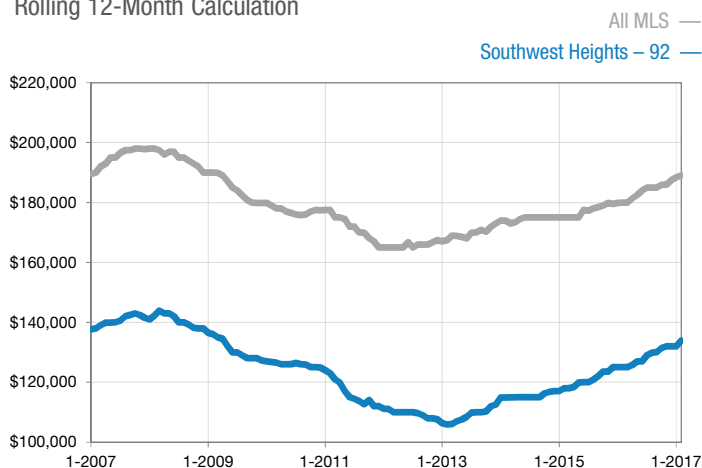
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	2	0	- 100.0%	3	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	2	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	19	--	--	19	50	+ 163.2%
Median Sales Price*	\$83,250	--	--	\$83,250	\$70,000	- 15.9%
Average Sales Price*	\$83,250	--	--	\$83,250	\$70,000	- 15.9%
Percent of List Price Received*	93.5%	--	--	93.5%	96.0%	+ 2.7%
Inventory of Homes for Sale	9	0	- 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.

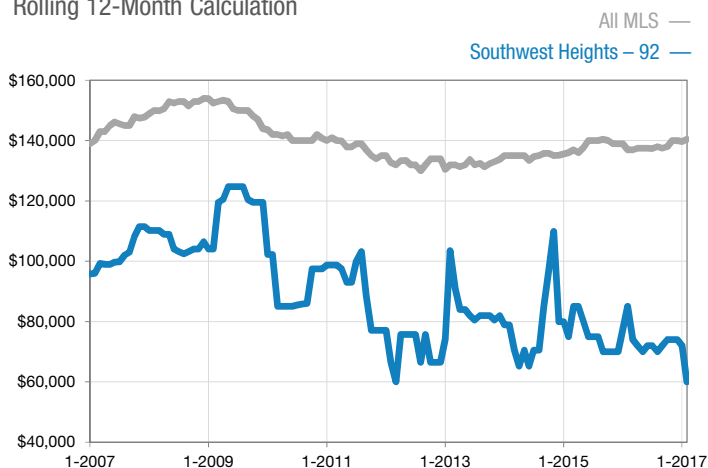
Median Sales Price - Single-Family Detached

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.