

# Local Market Update for February 2017

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



## Rio Rancho Mid – 150

East of Rainbow Blvd, South of Northern Blvd, West of Corrales, North of Southern Blvd

Single-Family Detached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	77	59	- 23.4%	126	135	+ 7.1%
Pending Sales	66	64	- 3.0%	112	117	+ 4.5%
Closed Sales	39	34	- 12.8%	76	72	- 5.3%
Days on Market Until Sale	74	47	- 36.5%	74	61	- 17.6%
Median Sales Price*	\$150,000	<b>\$161,500</b>	+ 7.7%	\$170,950	<b>\$162,000</b>	- 5.2%
Average Sales Price*	\$179,659	<b>\$182,683</b>	+ 1.7%	\$199,234	<b>\$186,633</b>	- 6.3%
Percent of List Price Received*	96.2%	<b>98.8%</b>	+ 2.7%	96.4%	<b>98.5%</b>	+ 2.2%
Inventory of Homes for Sale	170	134	- 21.2%	--	--	--
Months Supply of Inventory	3.0	2.3	- 23.3%	--	--	--

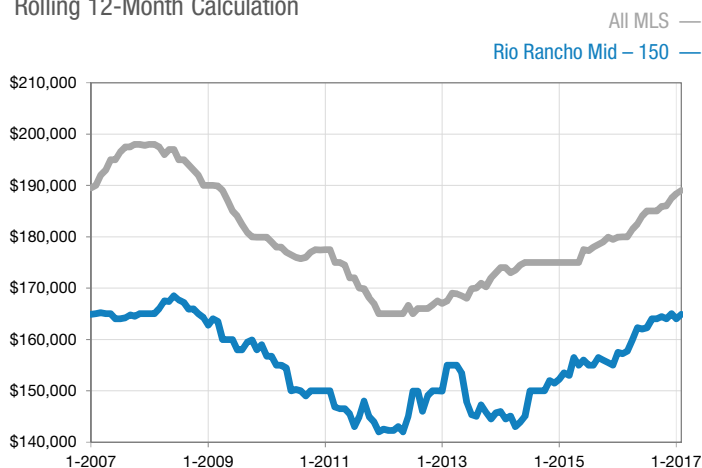
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	7	9	+ 28.6%	13	19	+ 46.2%
Pending Sales	3	5	+ 66.7%	7	12	+ 71.4%
Closed Sales	5	3	- 40.0%	10	7	- 30.0%
Days on Market Until Sale	111	14	- 87.4%	70	24	- 65.7%
Median Sales Price*	\$150,900	<b>\$65,000</b>	- 56.9%	\$129,000	<b>\$84,000</b>	- 34.9%
Average Sales Price*	\$139,380	<b>\$102,500</b>	- 26.5%	\$129,100	<b>\$92,000</b>	- 28.7%
Percent of List Price Received*	96.9%	<b>93.5%</b>	- 3.5%	96.3%	<b>97.7%</b>	+ 1.5%
Inventory of Homes for Sale	16	14	- 12.5%	--	--	--
Months Supply of Inventory	2.5	3.2	+ 28.0%	--	--	--

\* 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.

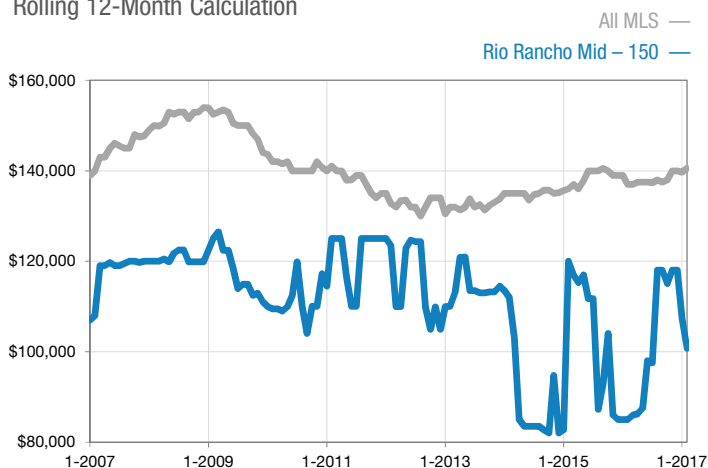
### Median Sales Price - Single-Family Detached

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.