Local Market Update for February 2017

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

gaar

Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached

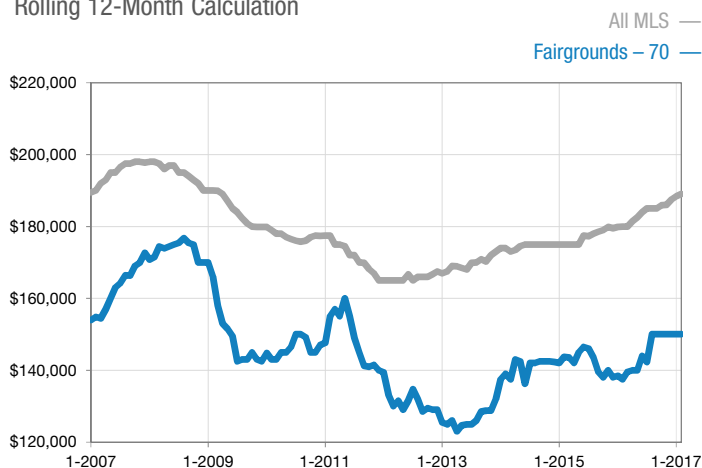| Key Metrics	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	22	18	- 18.2%	36	41	+ 13.9%
Pending Sales	7	14	+ 100.0%	19	32	+ 68.4%
Closed Sales	6	7	+ 16.7%	14	18	+ 28.6%
Days on Market Until Sale	28	81	+ 189.3%	59	87	+ 47.5%
Median Sales Price*	$122,950	$162,000	+ 31.8%	$122,950	$136,000	+ 10.6%
Average Sales Price*	$135,383	$147,643	+ 9.1%	$128,014	$146,367	+ 14.3%
Percent of List Price Received*	99.6%	96.3%	- 3.3%	95.2%	96.6%	+ 1.5%
Inventory of Homes for Sale	45	43	- 4.4%	--	--	--
Months Supply of Inventory	4.4	3.3	- 25.0%	--	--	--

* 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.

Single-Family Attached

Key Metrics	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	1	0	- 100.0%	3	1	- 66.7%
Pending Sales	0	1	--	0	1	--
Closed Sales	1	1	0.0%	1	1	0.0%
Days on Market Until Sale	104	49	- 52.9%	104	49	- 52.9%
Median Sales Price*	$130,900	$150,000	+ 14.6%	$130,900	$150,000	+ 14.6%
Average Sales Price*	$130,900	$150,000	+ 14.6%	$130,900	$150,000	+ 14.6%
Percent of List Price Received*	97.0%	100.0%	+ 3.1%	97.0%	100.0%	+ 3.1%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	3.0	0.7	- 76.7%	--	--	--

* 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.
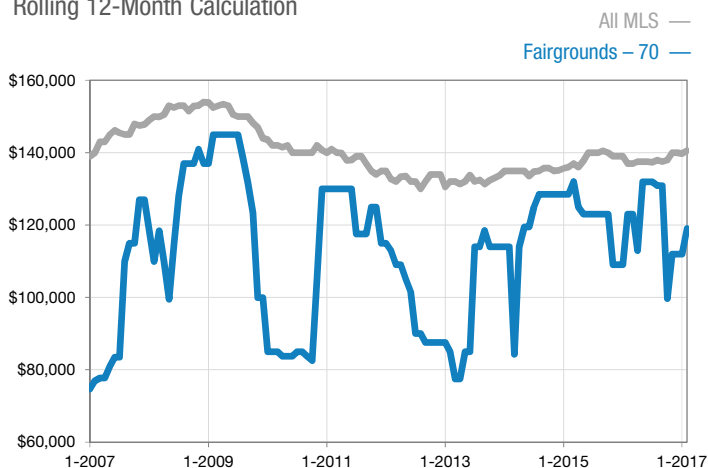
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

All MLS —
Fairgrounds – 70 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

All MLS —
Fairgrounds – 70 —

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.