Local Market Update for February 2017

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

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87031

Single-Family Detached

Key Metrics	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	87	52	- 40.2%	134	98	- 26.9%
Pending Sales	38	39	+ 2.6%	76	67	- 11.8%
Closed Sales	28	34	+ 21.4%	44	59	+ 34.1%
Days on Market Until Sale	102	68	- 33.3%	90	78	- 13.3%
Median Sales Price*	$137,450	$159,500	+ 16.0%	$144,700	$150,000	+ 3.7%
Average Sales Price*	$150,886	$160,810	+ 6.6%	$149,706	$154,633	+ 3.3%
Percent of List Price Received*	94.9%	95.0%	+ 0.1%	95.7%	96.3%	+ 0.6%
Inventory of Homes for Sale	218	145	- 33.5%	--	--	--
Months Supply of Inventory	6.9	4.2	- 39.1%	--	--	--

* 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.
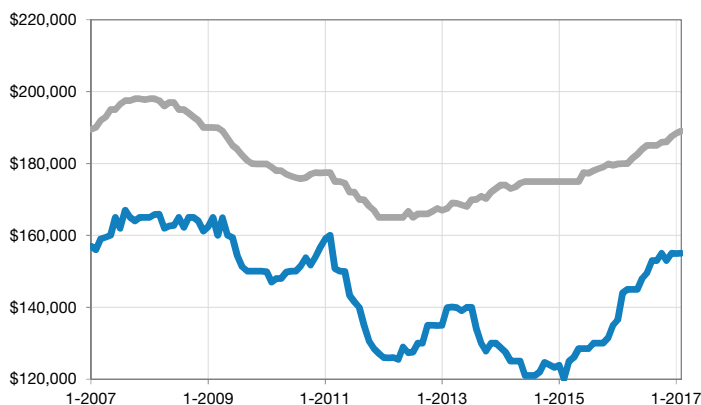
Single-Family Attached

Key Metrics	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	3	3	0.0%	7	4	- 42.9%
Pending Sales	2	2	0.0%	4	2	- 50.0%
Closed Sales	2	2	0.0%	3	4	+ 33.3%
Days on Market Until Sale	3	83	+ 2666.7%	21	67	+ 219.0%
Median Sales Price*	$114,950	$105,752	- 8.0%	$110,000	$111,000	+ 0.9%
Average Sales Price*	$114,950	$105,752	- 8.0%	$102,800	$108,376	+ 5.4%
Percent of List Price Received*	100.2%	98.7%	- 1.5%	100.4%	100.7%	+ 0.3%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	4.0	2.0	- 50.0%	--	--	--

* 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
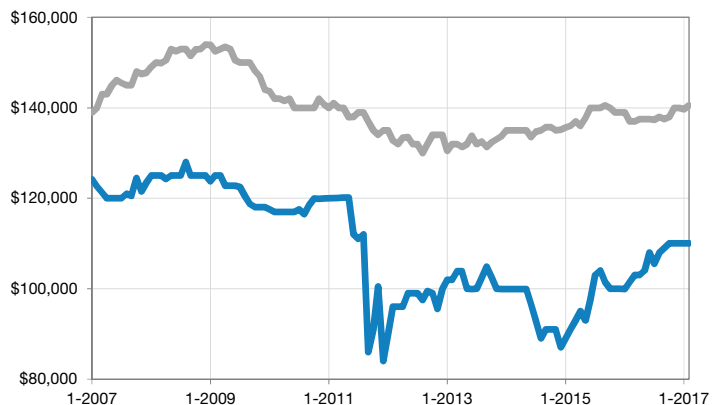Rolling 12-Month Calculation

All MLS —
87031 —

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

All MLS —
87031 —

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.

Current as of March 6, 2017. All data from the Southwest Multiple Listing Service. Report © 2017 ShowingTime.