Local Market Update for February 2017

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

gaar

Sandia Heights – 10

North & South ZA: A23, B23, C23, D23 (East of Tennyson St NE, South of Sandoval County)

Single-Family Detached

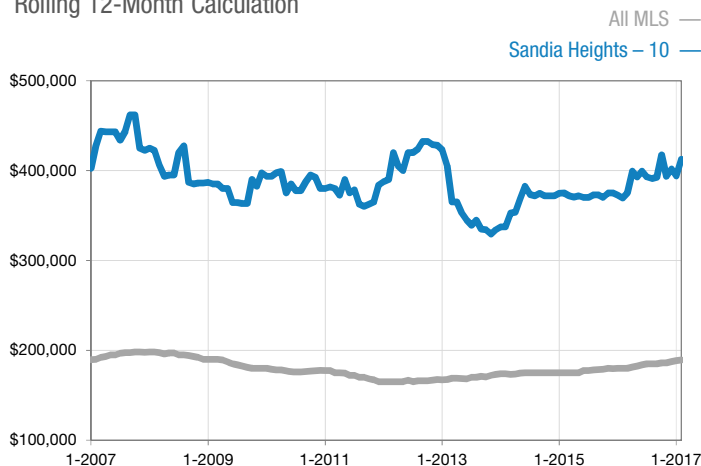| Key Metrics	February 2016	2017	Percent Change	Year to Date Thru 2-2016	Thru 2-2017	Percent Change
New Listings	11	17	+ 54.5%	19	26	+ 36.8%
Pending Sales	4	15	+ 275.0%	11	22	+ 100.0%
Closed Sales	5	6	+ 20.0%	12	14	+ 16.7%
Days on Market Until Sale	38	168	+ 342.1%	49	95	+ 93.9%
Median Sales Price*	$285,900	$414,500	+ 45.0%	$336,500	$432,500	+ 28.5%
Average Sales Price*	$329,180	$456,022	+ 38.5%	$425,050	$494,288	+ 16.3%
Percent of List Price Received*	96.9%	95.8%	- 1.1%	97.7%	95.8%	- 1.9%
Inventory of Homes for Sale	28	24	- 14.3%	--	--	--
Months Supply of Inventory	3.7	3.2	- 13.5%	--	--	--

* 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 2016	2017	Percent Change	Year to Date Thru 2-2016	Thru 2-2017	Percent Change
New Listings	0	1	--	1	2	+ 100.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	2.3	2.4	+ 4.3%	--	--	--

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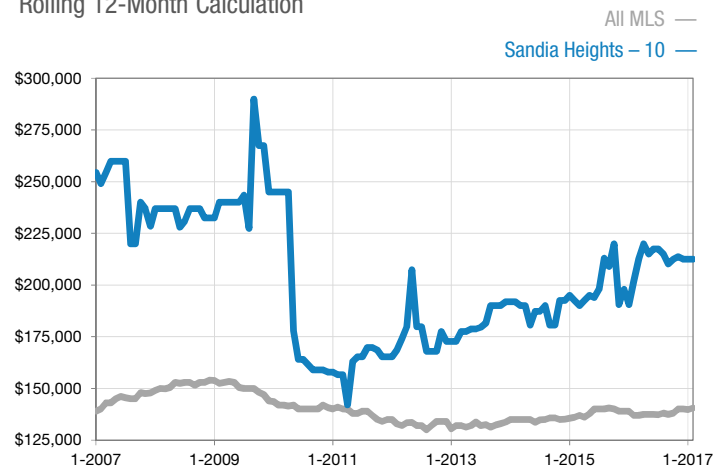
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

All MLS —
Sandia Heights – 10 —

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

All MLS —
Sandia Heights – 10 —

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.