

Local Market Update for February 2017

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



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	14	23	+ 64.3%	40	50	+ 25.0%
Pending Sales	24	24	0.0%	46	37	- 19.6%
Closed Sales	14	18	+ 28.6%	24	31	+ 29.2%
Days on Market Until Sale	58	85	+ 46.6%	55	74	+ 34.5%
Median Sales Price*	\$357,000	\$306,000	- 14.3%	\$316,500	\$338,000	+ 6.8%
Average Sales Price*	\$355,571	\$359,931	+ 1.2%	\$347,000	\$386,444	+ 11.4%
Percent of List Price Received*	97.6%	97.4%	- 0.2%	97.7%	97.5%	- 0.2%
Inventory of Homes for Sale	39	44	+ 12.8%	--	--	--
Months Supply of Inventory	2.0	2.4	+ 20.0%	--	--	--

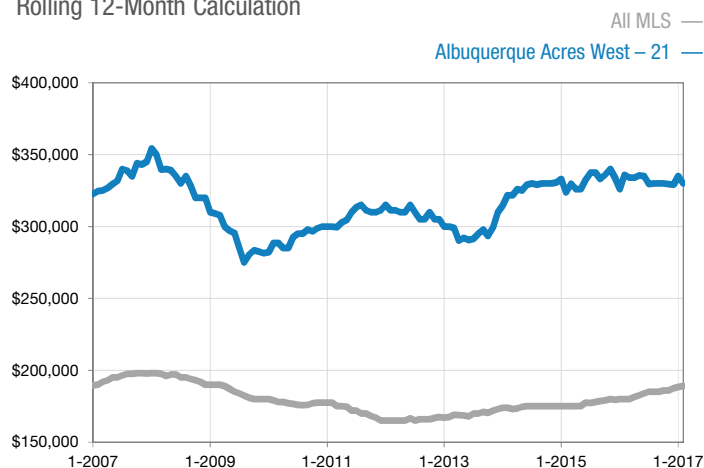
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	0	1	--	1	3	+ 200.0%
Pending Sales	0	2	--	1	2	+ 100.0%
Closed Sales	0	1	--	0	3	--
Days on Market Until Sale	--	89	--	--	111	--
Median Sales Price*	--	\$168,500	--	--	\$168,500	--
Average Sales Price*	--	\$168,500	--	--	\$195,500	--
Percent of List Price Received*	--	99.4%	--	--	97.1%	--
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.7	1.7	+ 142.9%	--	--	--

* 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.

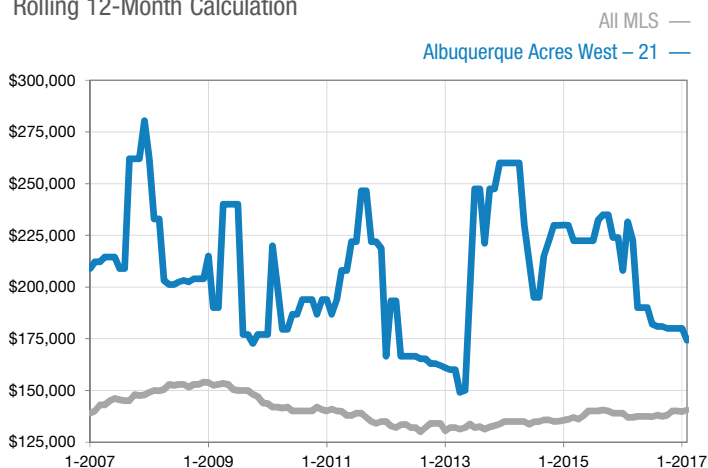
Median Sales Price - Single-Family Detached

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.