

Local Market Update for February 2017

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



South of I-40 – 230

South of Tijeras, North of CR A072, West of Valencia / Torrance County Line, East of Sandia Mountains

Single-Family Detached	February			Year to Date		
Key Metrics	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
New Listings	4	7	+ 75.0%	7	11	+ 57.1%
Pending Sales	7	5	- 28.6%	14	10	- 28.6%
Closed Sales	6	5	- 16.7%	8	7	- 12.5%
Days on Market Until Sale	138	151	+ 9.4%	111	151	+ 36.0%
Median Sales Price*	\$265,500	\$285,000	+ 7.3%	\$265,500	\$285,000	+ 7.3%
Average Sales Price*	\$217,667	\$308,180	+ 41.6%	\$223,063	\$303,986	+ 36.3%
Percent of List Price Received*	99.1%	98.3%	- 0.8%	98.9%	97.5%	- 1.4%
Inventory of Homes for Sale	18	28	+ 55.6%	--	--	--
Months Supply of Inventory	3.7	7.6	+ 105.4%	--	--	--

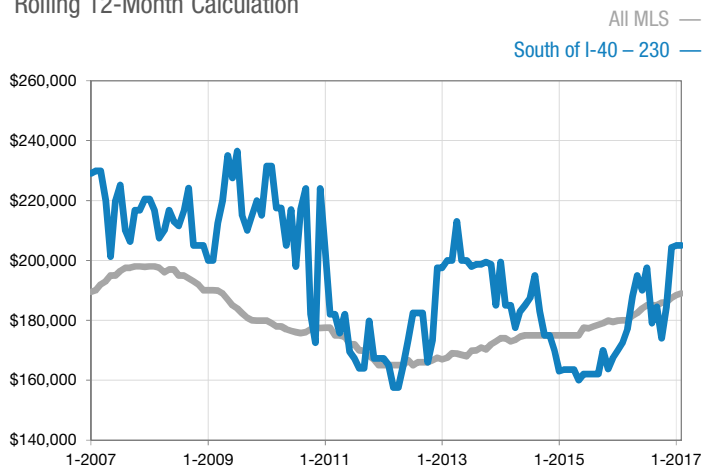
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	--	0	1	--
Pending Sales	0	0	0.0%	0	0	0.0%
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	0	1	--	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

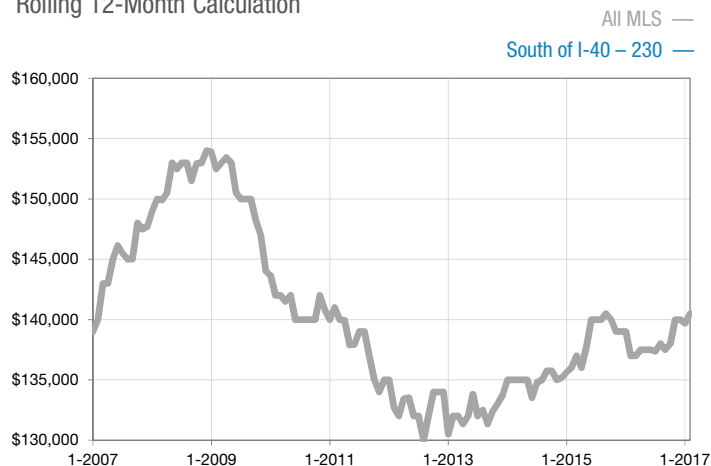
Median Sales Price - Single-Family Detached

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.