

Local Market Update for February 2017

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



87112

Single-Family Detached	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
Key Metrics						
New Listings	70	54	- 22.9%	121	115	- 5.0%
Pending Sales	47	66	+ 40.4%	88	103	+ 17.0%
Closed Sales	34	32	- 5.9%	59	60	+ 1.7%
Days on Market Until Sale	61	60	- 1.6%	57	49	- 14.0%
Median Sales Price*	\$154,000	\$165,000	+ 7.1%	\$155,000	\$165,000	+ 6.5%
Average Sales Price*	\$173,868	\$174,591	+ 0.4%	\$173,263	\$167,318	- 3.4%
Percent of List Price Received*	96.6%	98.0%	+ 1.4%	96.6%	98.0%	+ 1.4%
Inventory of Homes for Sale	144	88	- 38.9%	--	--	--
Months Supply of Inventory	3.3	1.9	- 42.4%	--	--	--

* 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		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
Key Metrics						
New Listings	4	8	+ 100.0%	14	17	+ 21.4%
Pending Sales	3	6	+ 100.0%	10	14	+ 40.0%
Closed Sales	8	6	- 25.0%	14	7	- 50.0%
Days on Market Until Sale	48	17	- 64.6%	64	22	- 65.6%
Median Sales Price*	\$139,000	\$163,000	+ 17.3%	\$137,500	\$161,000	+ 17.1%
Average Sales Price*	\$133,625	\$169,500	+ 26.8%	\$128,314	\$163,857	+ 27.7%
Percent of List Price Received*	95.9%	97.3%	+ 1.5%	95.0%	97.1%	+ 2.2%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--
Months Supply of Inventory	4.2	2.4	- 42.9%	--	--	--

* 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

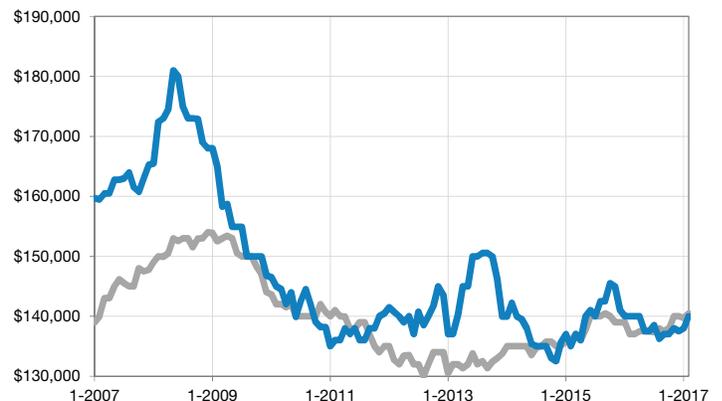
All MLS —
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Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —
87112 —



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.