

Local Market Update for February 2017

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



Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of I-25

Single-Family Detached	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
Key Metrics						
New Listings	14	10	- 28.6%	23	20	- 13.0%
Pending Sales	10	11	+ 10.0%	16	17	+ 6.3%
Closed Sales	7	5	- 28.6%	12	9	- 25.0%
Days on Market Until Sale	52	72	+ 38.5%	46	44	- 4.3%
Median Sales Price*	\$138,000	\$137,000	- 0.7%	\$161,750	\$135,000	- 16.5%
Average Sales Price*	\$204,613	\$130,780	- 36.1%	\$186,474	\$135,878	- 27.1%
Percent of List Price Received*	99.6%	101.5%	+ 1.9%	100.4%	99.2%	- 1.2%
Inventory of Homes for Sale	36	29	- 19.4%	--	--	--
Months Supply of Inventory	5.1	3.6	- 29.4%	--	--	--

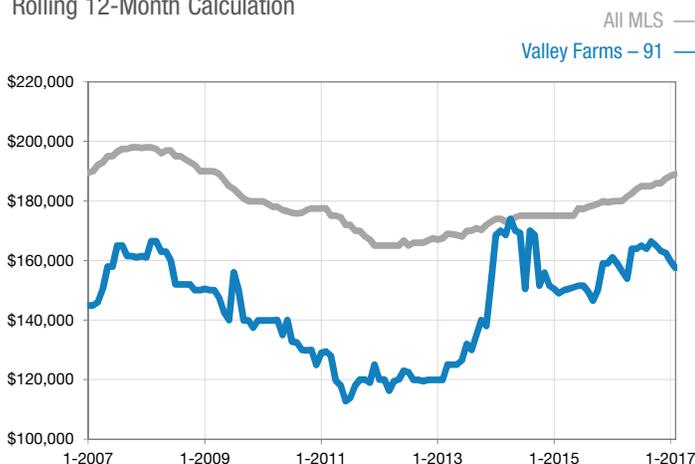
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
	2016	2017	Percent Change	Thru 2-2016	Thru 2-2017	Percent Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
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	0	0.0%	--	--	--
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.

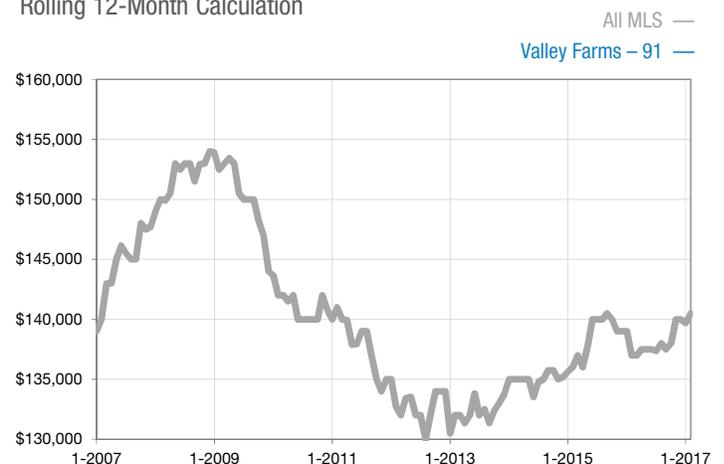
Median Sales Price - Single-Family Detached

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.