

# GAAR *Green Sheet* | August 2019



The Green Sheet is a 1 page overview of the Monthly Statistical Highlights. The Green Sheet values for the previous year may differ from the GAAR Monthly Market reports. The SWMLS market areas include Albuquerque, Corrales, Placitas, Rio Rancho, Bernalillo, East Mountains/Estancia Basin and most of Valencia County.

New Listings		Pending Sales		Closed Sales	
Detached	1,494	Detached	1,276	Detached	1,241
Attached	141	Attached	141	Attached	125
One Year Ago		One Year Ago		One Year Ago	
Detached	1,538	Detached	1,115	Detached	1,157
Attached	173	Attached	103	Attached	109
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-2.9%		+14.4%		+7.3%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
-5.5%		+5.8%		+2.6%	

Median Sales Price		Average Sales Price		% of List Price Received	
Detached	\$226,000	Detached	\$258,279	Detached	98.7%
Attached	\$164,900	Attached	\$175,447	Attached	97.9%
One Year Ago		One Year Ago		One Year Ago	
Detached	\$215,000	Detached	\$253,817	Detached	98.1%
Attached	\$150,000	Attached	\$167,448	Attached	97.6%
% Change (Detached)		% Change (Detached)		% Change (Detached)	
+5.1%		+1.8%		+0.6%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
+8.0%		+7.2%		+0.4%	

Inventory of Homes for Sale		Avg. Days on Market Until Sale		Absorption Rates* (in months)	
Detached	2,418	Detached	34	Detached	2.3
Attached	215	Attached	36	Attached	2.0
One Year Ago		One Year Ago		One Year Ago	
Detached	3,483	Detached	38	Detached	3.5
Attached	336	Attached	34	Attached	3.3
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-30.6%		-10.5%		-34.3%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
N/A		-9.1%		N/A	

\*The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.