

GAAR *Green Sheet* | January 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	1,178	Detached	1,022	Detached	741
Attached	110	Attached	94	Attached	79
One Year Ago		One Year Ago		One Year Ago	
Detached	1,254	Detached	906	Detached	734
Attached	126	Attached	109	Attached	79
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-6.1%		+12.8%		+1.0%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
-6.1%		+12.8%		+1.0%	

Median Sales Price		Average Sales Price		% of List Price Received	
Detached	\$200,000	Detached	\$249,755	Detached	97.7%
Attached	\$145,000	Attached	\$147,144	Attached	96.0%
One Year Ago		One Year Ago		One Year Ago	
Detached	\$189,000	Detached	\$218,069	Detached	97.8%
Attached	\$147,000	Attached	\$166,348	Attached	97.2%
% Change (Detached)		% Change (Detached)		% Change (Detached)	
+5.8%		+14.5%		-0.1%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
+5.8%		+14.5%		-0.1%	

Inventory of Homes for Sale		Avg. Days on Market Until Sale		Absorption Rates* (in months)	
Detached	2,449	Detached	51	Detached	2.4
Attached	212	Attached	47	Attached	2.0
One Year Ago		One Year Ago		One Year Ago	
Detached	3,021	Detached	57	Detached	3.1
Attached	269	Attached	53	Attached	2.7
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-18.9%		-10.5%		-22.6%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
N/A		-10.5%		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.