

Monthly Market Report

July 2014



Green Sheet

Please recycle after using!

<p>Active Listings</p> <p>Detached: 4,967 Attached: 461</p> <p>One year ago Detached: 4,497 Attached: 413</p> <p>% Change (Detached) +10.45%</p>	<p>Pending Sales</p> <p>Detached: 986 Attached: 85</p> <p>One year ago Detached: 997* Attached: 106*</p> <p>% Change (Detached) -1.10%*</p>	<p>Closed Sales</p> <p>Detached: 823 Attached: 75</p> <p>One year ago Detached: 939 Attached: 107</p> <p>% Change (Detached) -12.35%</p>	<p>Average Sale \$</p> <p>Detached: \$230,750 Attached: \$142,363</p> <p>One year ago Detached: \$222,505 Attached: \$139,787</p> <p>% Change (Detached) +3.71%</p>
<p>New Listings</p> <p>Detached: 1,592 Attached: 131</p> <p>One year ago Detached: 1,578 Attached: 156</p> <p>% Change (Detached) +0.89%</p>	<p>Days on Market (average)</p> <p>Detached: 60 Attached: 73</p> <p>One year ago Detached: 60 Attached: 60</p> <p>% Change (Detached) +0.00%</p>	<p>Sales Volume (in millions)</p> <p>Detached: \$190.0 Attached: \$10.7</p> <p>One year ago Detached: \$209.0 Attached: \$15.0</p> <p>% Change (Detached) -9.09%</p>	<p>Median Sale \$</p> <p>Detached: \$190,000 Attached: \$136,000</p> <p>One year ago Detached: \$182,000 Attached: \$129,900</p> <p>% Change (Detached) +4.40%</p>

Closed Sales By Market Area for July only

MLS Area	City/County	2012	2013	2014	% Change (from 2014)
Areas 10-121	Albuquerque	511	642	565	-11.99%
Area 130	Corrales	9	11	21	+90.91%
Areas 140-162	Rio Rancho	117	178	143	-19.66%
Area 170	Bernalillo	9	10	8	-20.00%
Area 180	Placitas	7	7	6	-14.29%
Areas 210-293	East Mtns./Estancia	34	46	39	-15.22%
Areas 690-760	Valencia County	32	45	41	-8.89%

*Due to an MLS system change in October 2013 the data collection methods for pending sales changed. Pending sales are now calculated only once for a particular property, whether or not that property goes under contract multiple times during the month. Pending sales from 2013 have been adjusted in this report to adjust for the change.

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed. The SWMLS market areas include: City of Albuquerque, Corrales, Placitas, Rio Rancho, Bernalillo, East Mountains/Estancia Basin and most of Valencia County. The green sheet contains the same information reported on the full monthly report.