

# Monthly Market Report

## June 2014



# Green Sheet

Please recycle after using!

| Active Listings                                  | Pending Sales                                   | Closed Sales                                          | Average Sale \$                                            |
|--------------------------------------------------|-------------------------------------------------|-------------------------------------------------------|------------------------------------------------------------|
| Detached: 4,937<br>Attached: 465                 | Detached: 939<br>Attached: 90                   | Detached: 800<br>Attached: 71                         | Detached: \$213,504<br>Attached: \$142,291                 |
| One year ago<br>Detached: 4,388<br>Attached: 407 | One year ago<br>Detached: 992*<br>Attached: 95* | One year ago<br>Detached: 859<br>Attached: 94         | One year ago<br>Detached: \$212,456<br>Attached: \$147,401 |
| % Change (Detached)<br><b>+12.51%</b>            | % Change (Detached)<br><b>-5.34%*</b>           | % Change (Detached)<br><b>-6.87%</b>                  | % Change (Detached)<br><b>+0.49%</b>                       |
| New Listings                                     | Days on Market (average)                        | Sales Volume (in millions)                            | Median Sale \$                                             |
| Detached: 1,727<br>Attached: 145                 | Detached: 60<br>Attached: 66                    | Detached: \$170.8<br>Attached: \$10.1                 | Detached: \$180,000<br>Attached: \$130,000                 |
| One year ago<br>Detached: 1,588<br>Attached: 137 | One year ago<br>Detached: 66<br>Attached: 69    | One year ago<br>Detached: \$182.5<br>Attached: \$13.9 | One year ago<br>Detached: \$172,000<br>Attached: \$144,750 |
| % Change (Detached)<br><b>+8.75%</b>             | % Change (Detached)<br><b>-9.09%</b>            | % Change (Detached)<br><b>-6.41%</b>                  | % Change (Detached)<br><b>+4.65%</b>                       |

### Closed Sales By Market Area for June only

| MLS Area      | City/County         | 2012 | 2013 | 2014 | % Change (from 2014) |
|---------------|---------------------|------|------|------|----------------------|
| Areas 10-121  | Albuquerque         | 471  | 581  | 555  | -4.48%               |
| Area 130      | Corrales            | 8    | 7    | 8    | +14.29%              |
| Areas 140-162 | Rio Rancho          | 129  | 180  | 146  | -18.89%              |
| Area 170      | Bernalillo          | 6    | 4    | 4    | +0.00%               |
| Area 180      | Placitas            | 4    | 9    | 6    | -33.33%              |
| Areas 210-293 | East Mtns./Estancia | 34   | 34   | 28   | -17.65%              |
| Areas 690-760 | Valencia County     | 33   | 44   | 53   | +20.45%              |

\*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.