

QUARTERLY MARKET REPORT

1st QTR 2017



New Listings

	1st QTR 2017	1st QTR 2016
Detached	4,066	4,124
Attached	470	426

Closed Sales

	1st QTR 2017	1st QTR 2016
Detached	2,296	2,153
Attached	218	209

Average Sale Price

	1st QTR 2017	1st QTR 2016
Detached	\$223,288	\$216,222
Attached	\$146,439	\$137,999

% Change (Detached)

-1.41%

% Change (Detached)

+6.64%

% Change (Detached)

+3.27%

QUARTERLY HIGHLIGHTS

- The average sale price of single-family detached homes in 1st Quarter 2017 was \$223,288, a 3.3% increase from 1st Quarter 2016.
- Single-family detached home sales totaled 2,296, an increase of 6.6% from 1st Quarter 2016.

CONTACT

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Recap for Greater Albuquerque Area



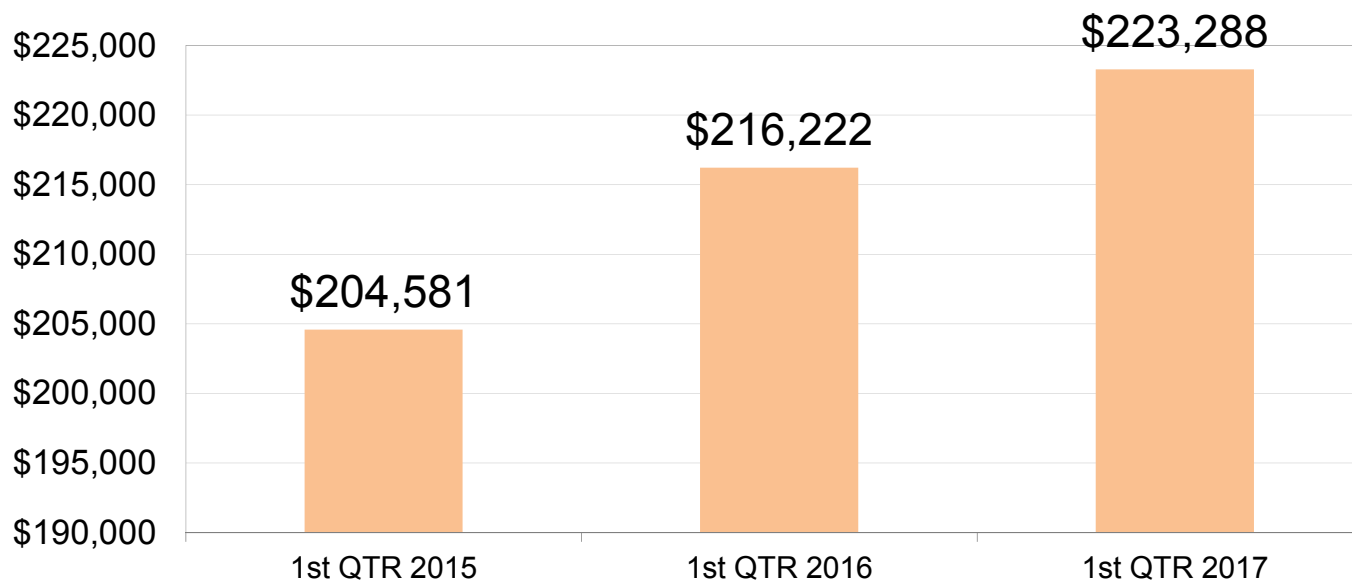
Class R1 (Existing Single-Family Detached)

Class R1	2017	2016	% of Change
Average Sale Price:	\$223,288	\$216,222	3.27%
Median Sale Price:	\$187,000	\$179,000	4.47%
Total Sold & Closed:	2,296	2,153	6.64%
Total Dollar Volume*:	\$512.6	\$465.5	10.12%
New Listings:	4,066	4,124	-1.41%
Days on Market:	58	65	-10.77%

Class R2 (Existing Condo/Townhome Attached)

Class R2	2017	2016	% of Change
Average Sale Price:	\$146,437	\$137,999	6.11%
Median Sale Price:	\$135,000	\$134,250	0.56%
Total Sold & Closed:	218	209	4.31%
Total Dollar Volume*:	\$31.9	\$28.8	10.76%
New Listings:	470	426	10.33%
Days on Market:	53	61	-13.11%

Average Sale Price for Single-Family Detached Homes



Recap for Albuquerque & Rio Rancho



Albuquerque (Areas 10 - 121)

Class R1	2017	2016	% of Change
Average Sale Price:	\$223,091	\$221,594	0.68%
Median Sale Price:	\$188,000	\$180,000	4.44%
Total Sold & Closed:	1,525	1,484	2.76%
Total Dollar Volume*:	\$340.2	\$328.8	3.47%
New Listings:	2,793	2,712	2.99%
Days on Market:	51	60	-15.00%

Rio Rancho (Areas 140 - 162)

Class R1	2017	2016	% of Change
Average Sale Price:	\$205,315	\$193,582	6.06%
Median Sale Price:	\$180,750	\$171,950	5.12%
Total Sold & Closed:	430	394	9.14%
Total Dollar Volume*:	\$88.3	\$76.2	15.88%
New Listings:	674	734	-8.17%
Days on Market:	58	66	-12.12%

Class R2	2017	2016	% of Change
Average Sale Price:	\$150,806	\$141,568	6.53%
Median Sale Price:	\$140,000	\$135,500	3.32%
Total Sold & Closed:	187	182	2.75%
Total Dollar Volume*:	\$28.2	\$25.7	9.73%
New Listings:	407	369	10.30%
Days on Market:	45	61	-26.23%

Class R2	2017	2016	% of Change
Average Sale Price:	\$122,405	\$121,367	0.86%
Median Sale Price:	\$130,000	\$122,750	5.91%
Total Sold & Closed:	20	18	11.11%
Total Dollar Volume*:	\$2.4	\$2.1	14.29%
New Listings:	39	33	18.18%
Days on Market:	37	68	-45.59%

Recap for East Mountains & Valencia County



East Mountains (Areas 210 - 293)

Class R1	2017	2016	% of Change
Average Sale Price:	\$217,601	\$223,706	-2.73%
Median Sale Price:	\$216,000	\$194,750	10.91%
Total Sold & Closed:	119	94	26.60%
Total Dollar Volume*:	\$25.9	\$21.0	23.33%
New Listings:	190	206	-7.77%
Days on Market:	82	88	-6.82%

Valencia (Areas 690 - 760)

Class R1	2017	2016	% of Change
Average Sale Price:	\$163,339	\$143,104	14.14%
Median Sale Price:	\$150,000	\$135,000	11.11%
Total Sold & Closed:	138	123	12.20%
Total Dollar Volume*:	\$22.5	\$17.6	27.84%
New Listings:	252	292	-13.70%
Days on Market:	93	99	-6.06%

Area Summary for Single-Family Home Sales



		Sales	Change from 1st QTR 2016	Average Sale Price	Change from 1st QTR 2016	Median Sale Price	Change from 1st QTR 2016
10	Sandia Heights	24	14.29%	\$458,439	-6.83%	\$371,000	-14.71%
20	North Albuquerque Acres	13	-48.00%	\$542,799	-9.22%	\$543,718	-5.44%
21	Albuquerque Acres West	45	-8.16%	\$371,534	6.78%	\$338,000	5.63%
30	Far NE Heights	95	14.46%	\$306,663	2.44%	\$270,000	-6.25%
31	Foothills North	25	56.25%	\$542,922	-10.80%	\$550,000	6.80%
32	Academy West	48	60.00%	\$250,573	14.95%	\$232,500	14.11%
40	UNM	40	-6.98%	\$286,597	11.14%	\$263,000	10.04%
41	Uptown	84	5.00%	\$169,441	4.96%	\$163,200	5.97%
42	UNM South	35	-7.89%	\$222,383	4.62%	\$198,500	-11.78%
50	NE Heights	200	21.95%	\$167,954	4.12%	\$165,000	3.48%
51	Foothills South	39	2.63%	\$297,283	2.80%	\$275,000	-3.59%
60	Four Hills	17	-19.05%	\$300,988	-3.33%	\$262,000	-12.67%
70	Fairgrounds	36	50.00%	\$148,617	-5.37%	\$149,000	1.02%
71	Southeast Heights	45	-23.73%	\$169,384	-3.07%	\$175,000	0.11%
72	Mesa Del Sol	2	-50.00%	\$193,985	-23.01%	\$193,985	-26.94%
80	Downtown	43	53.57%	\$204,397	-11.23%	\$166,000	6.92%
90	Near South Valley	40	33.33%	\$139,825	14.93%	\$134,450	41.23%
91	Valley Farms	16	-15.79%	\$154,619	-19.36%	\$136,000	-11.63%
92	Southwest Heights	147	-21.81%	\$133,405	3.20%	\$134,500	5.91%
93	Pajarito	1	-75.00%	\$259,000	81.39%	\$259,000	115.41%
100	North Valley	38	8.57%	\$283,211	-28.81%	\$222,500	-21.93%
101	Near North Valley	57	26.67%	\$218,811	-5.23%	\$173,000	4.85%
102	Far North Valley	4	-20.00%	\$621,250	127.79%	\$672,500	127.97%
103	West River Valley	4	-20.00%	\$245,500	-12.88%	\$202,500	-19.00%
110	Northwest Heights	146	10.61%	\$248,398	-1.82%	\$231,745	3.23%
111	Ladera Heights	89	-5.32%	\$168,452	9.18%	\$162,500	8.88%
112	Canoncito	0	N/A	\$0	N/A	\$0	N/A
120	Paradise West	135	14.41%	\$192,547	4.77%	\$187,000	6.10%
121	Paradise East	57	-33.72%	\$225,984	2.52%	\$204,000	0.74%
130	Corrales	25	-3.85%	\$589,336	41.86%	\$520,000	40.54%
140	Rio Rancho South	61	24.49%	\$224,488	3.99%	\$213,900	7.22%
141	Rio Rancho Southwest	1	0.00%	\$143,000	167.29%	\$143,000	167.29%
150	Rio Rancho Mid	139	-0.71%	\$191,103	-3.80%	\$168,000	2.44%
151	Rio Rancho Mid-North	71	26.79%	\$243,275	16.46%	\$210,000	12.00%
152	Rio Rancho Mid-West	4	-84.62%	\$153,738	10.91%	\$181,225	15.49%
160	Rio Rancho North	76	38.18%	\$229,318	-0.10%	\$215,000	-2.27%
161	Rio Rancho Central	78	16.42%	\$161,152	9.03%	\$154,250	10.18%
162	Rio Rancho Northwest	0	N/A	\$0	N/A	\$0	N/A
170	Bernalillo/Algodones	22	37.50%	\$257,305	21.63%	\$253,000	25.72%
180	Placitas	37	131.25%	\$414,587	-12.63%	\$418,000	-0.48%
210-293	East Mountain Area	119	26.60%	\$217,601	-2.73%	\$216,000	10.91%
690-760	Valencia County	138	12.20%	\$163,339	14.14%	\$150,000	11.11%

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

2017 1Q Sales

ALBUQUERQUE and Central Bernalillo County

130
Sales: 25
Avg: \$589,336
Med: \$520,000

120
Sales: 135
Avg: \$192,547
Med: \$187,000

121
Sales: 57
Avg: \$225,984
Med: \$204,000

102
Sales: 4
Avg: \$621,250
Med: \$672,500

21
Sales: 45
Avg: \$371,534
Med: \$338,000

20
Sales: 13
Avg: \$542,799
Med: \$543,718

10
Sales: 24
Avg: \$458,439
Med: \$371,000

103
Sales: 4
Avg: \$245,500
Med: \$202,500

100
Sales: 38
Avg: \$283,211
Med: \$222,500

32
Sales: 48
Avg: \$250,573
Med: \$232,500

30
Sales: 95
Avg: \$306,663
Med: \$270,000

31
Sales: 25
Avg: \$542,922
Med: \$550,000

110
Sales: 146
Avg: \$248,398
Med: \$231,745

101
Sales: 57
Avg: \$218,811
Med: \$173,000

41
Sales: 84
Avg: \$169,441
Med: \$163,200

50
Sales: 200
Avg: \$167,954
Med: \$165,000

111
Sales: 89
Avg: \$168,452
Med: \$162,500

80
Sales: 43
Avg: \$204,397
Med: \$166,000

40
Sales: 40
Avg: \$286,597
Med: \$263,000

70
Sales: 36
Avg: \$148,617
Med: \$149,000

51
Sales: 39
Avg: \$297,283
Med: \$275,000

92
Sales: 147
Avg: \$133,405
Med: \$134,500

90
Sales: 40
Avg: \$139,825
Med: \$134,450

42
Sales: 35
Avg: \$222,383
Med: \$198,500

71
Sales: 45
Avg: \$169,384
Med: \$175,000

60
Sales: 17
Avg: \$300,988
Med: \$262,000

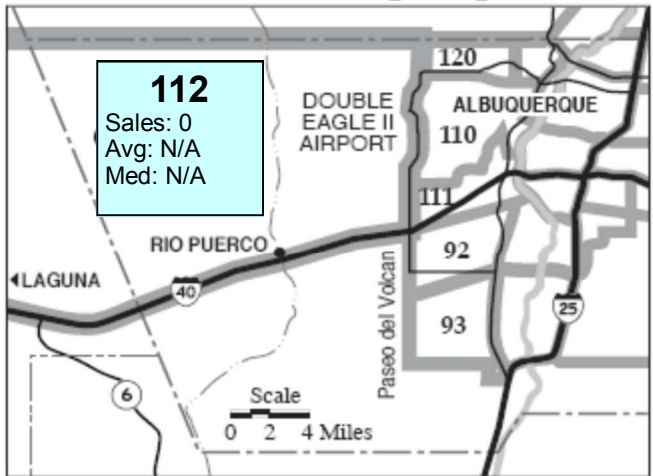
72
Sales: 2
Avg: \$193,985
Med: \$193,985

93
Sales: 1
Avg: \$259,000
Med: \$259,000

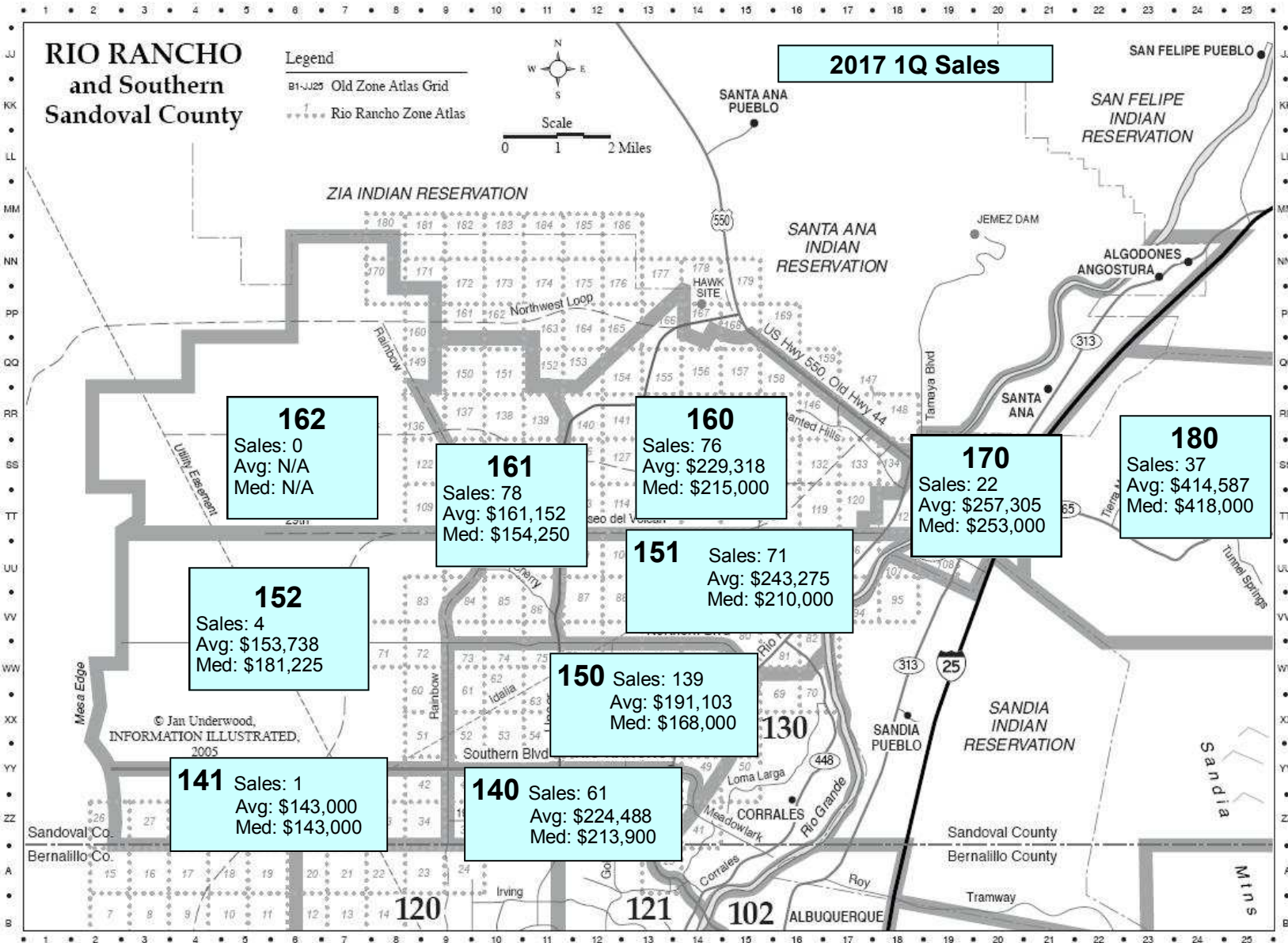
91
Sales: 16
Avg: \$154,619
Med: \$136,000

112
Sales: 0
Avg: N/A
Med: N/A

Scale
0 1 2 Miles



ISLETA INDIAN
RESERVATION



East Mountain Area and Estancia Basin

2017 1Q Sales

220
Sales: 28
Avg: \$240,438
Med: \$231,250

240
Sales: 19
Avg: \$292,317
Med: \$275,000

230
Sales: 12
Avg: \$275,908
Med: \$252,500

250
Sales: 21
Avg: \$256,763
Med: \$250,000

260
Sales: 8
Avg: \$145,950
Med: \$107,500

270 Sales: 7
Avg: \$154,237
Med: \$156,000

280 Sales: 3
Avg: \$169,000
Med: \$170,000

271
Sales: 1
Avg: \$190,000
Med: \$190,000

290
Sales: 2
Avg: \$240,000
Med: \$240,000

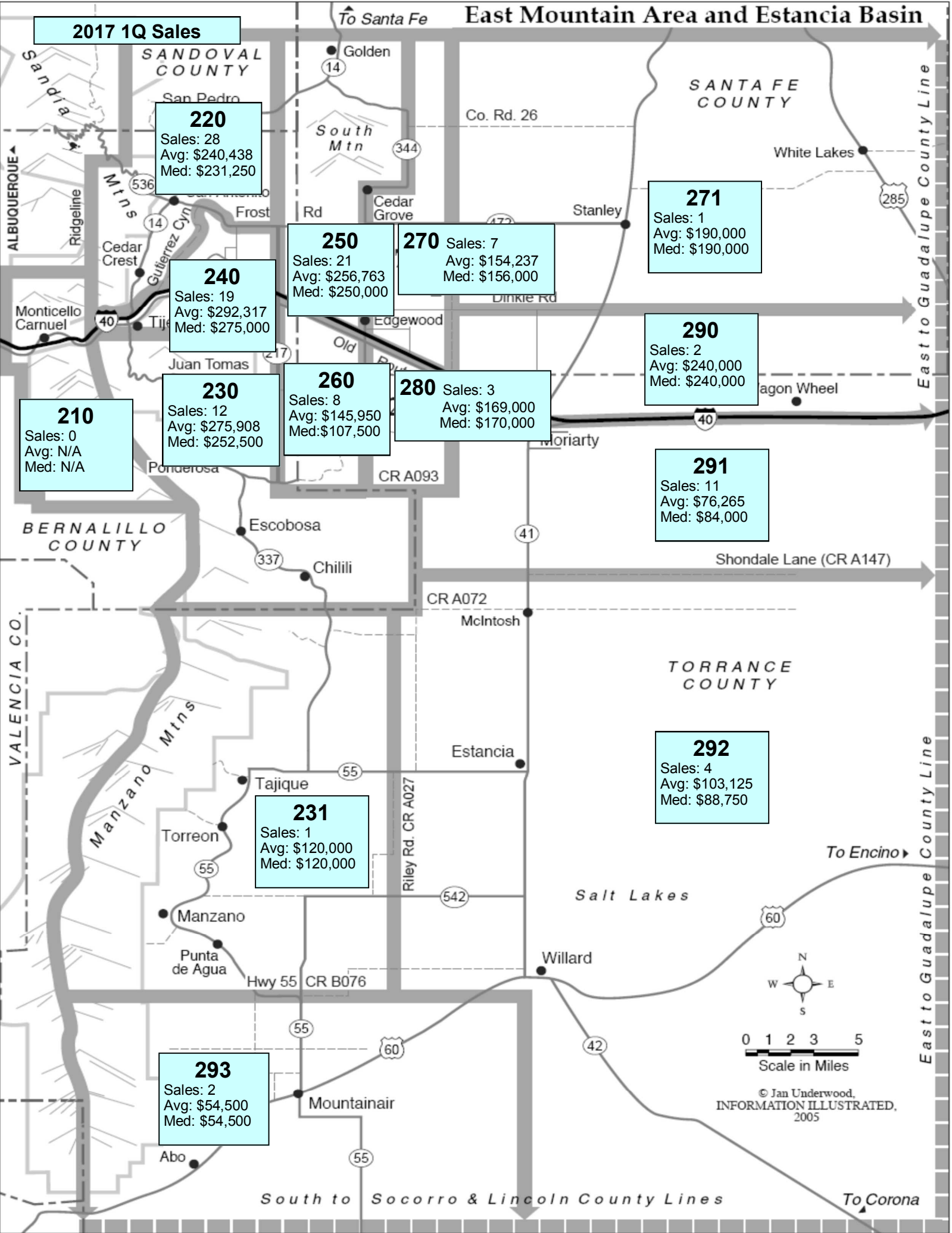
291
Sales: 11
Avg: \$76,265
Med: \$84,000

292
Sales: 4
Avg: \$103,125
Med: \$88,750

210
Sales: 0
Avg: N/A
Med: N/A

231
Sales: 1
Avg: \$120,000
Med: \$120,000

293
Sales: 2
Avg: \$54,500
Med: \$54,500



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VALENCIA COUNTY

2017 1Q Sales

ISLETA INDIAN RESERVATION

ISLETA INDIAN RESERVATION

700
Sales: 27
Avg: \$160,350
Med: \$158,000

710
Sales: 17
Avg: \$293,631
Med: \$280,000

701
Sales: 28
Avg: \$172,610
Med: \$168,250

720
Sales: 0
Avg: N/A
Med: N/A

690
Sales: 0
Avg: N/A
Med: N/A

711
Sales: 6
Avg: \$170,567
Med: \$161,950

740
Sales: 9
Avg: \$151,522
Med: \$150,000

721
Sales: 16
Avg: \$115,547
Med: \$125,000

730
Sales: 1
Avg: \$190,000
Med: \$190,000

750
Sales: 5
Avg: \$153,330
Med: \$115,000

741
Sales: 11
Avg: \$131,743
Med: \$82,000

742
Sales: 1
Avg: \$40,000
Med: \$40,000

760
Sales: 17
Avg: \$100,283
Med: \$99,900

620
NORTH SOCORRO:
VALENCIA COUNTY LINE
SOUTH TO RIO SALADO

621
SOUTH SOCORRO:
RIO SALADO SOUTH

