

Local Market Update for September 2016

This is a research tool provided by the Greater Albuquerque Association of REALTORS®.



Belen – 741

North of Castillo Rd, South of I-25 Bypass, East of I-25, West of Rio Grande River / Hwy 304

Single-Family Detached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	7	11	+ 57.1%	103	83	- 19.4%
Pending Sales	3	7	+ 133.3%	54	42	- 22.2%
Closed Sales	5	5	0.0%	52	38	- 26.9%
Days on Market Until Sale	43	61	+ 41.9%	86	96	+ 11.6%
Median Sales Price*	\$64,900	\$175,000	+ 169.6%	\$60,200	\$85,000	+ 41.2%
Average Sales Price*	\$58,340	\$194,980	+ 234.2%	\$70,535	\$116,455	+ 65.1%
Percent of List Price Received*	95.4%	96.5%	+ 1.2%	92.8%	95.3%	+ 2.7%
Inventory of Homes for Sale	57	47	- 17.5%	--	--	--
Months Supply of Inventory	10.1	8.8	- 12.9%	--	--	--

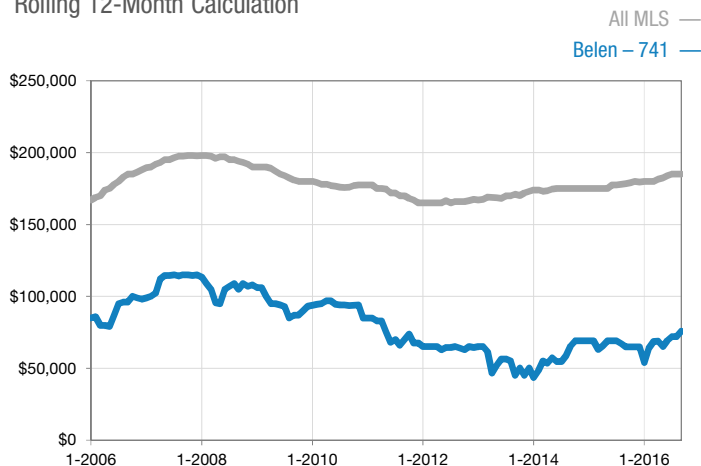
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	0	0	0.0%	2	2	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	15	--
Median Sales Price*	--	--	--	--	\$80,000	--
Average Sales Price*	--	--	--	--	\$80,000	--
Percent of List Price Received*	--	--	--	--	97.0%	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	1.0	--	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

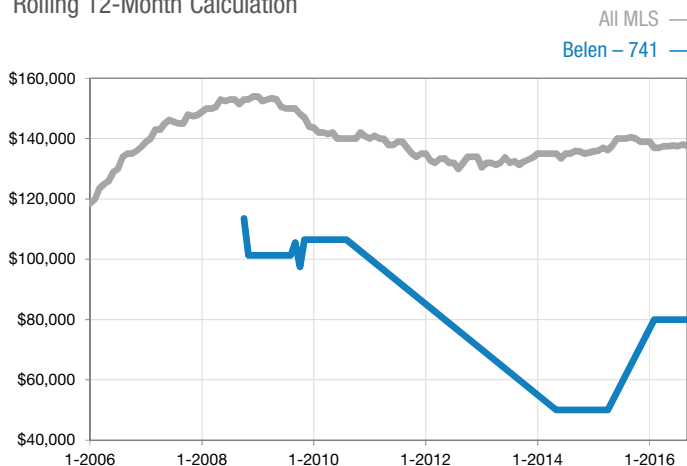
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.