

Local Market Update for September 2016

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



Rio Rancho Mid – 150

East of Rainbow Blvd, South of Northern Blvd, West of Corrales, North of Southern Blvd

Single-Family Detached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	67	81	+ 20.9%	772	752	- 2.6%
Pending Sales	57	70	+ 22.8%	542	587	+ 8.3%
Closed Sales	57	51	- 10.5%	514	536	+ 4.3%
Days on Market Until Sale	65	37	- 43.1%	63	49	- 22.2%
Median Sales Price*	\$166,500	\$181,000	+ 8.7%	\$156,000	\$165,000	+ 5.8%
Average Sales Price*	\$172,575	\$209,576	+ 21.4%	\$176,443	\$195,877	+ 11.0%
Percent of List Price Received*	98.1%	98.1%	0.0%	97.8%	98.0%	+ 0.2%
Inventory of Homes for Sale	207	161	- 22.2%	--	--	--
Months Supply of Inventory	3.7	2.7	- 27.0%	--	--	--

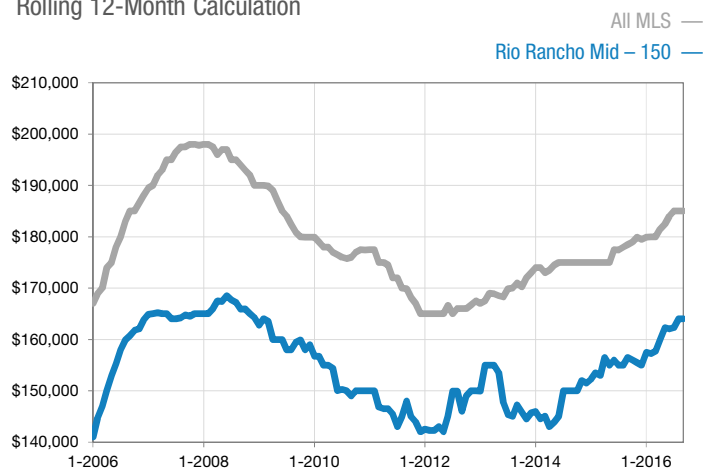
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	5	4	- 20.0%	78	52	- 33.3%
Pending Sales	9	6	- 33.3%	63	38	- 39.7%
Closed Sales	10	2	- 80.0%	59	39	- 33.9%
Days on Market Until Sale	105	58	- 44.8%	79	56	- 29.1%
Median Sales Price*	\$107,500	\$91,000	- 15.3%	\$85,000	\$122,500	+ 44.1%
Average Sales Price*	\$112,200	\$91,000	- 18.9%	\$107,773	\$120,974	+ 12.2%
Percent of List Price Received*	94.3%	99.6%	+ 5.6%	95.6%	97.4%	+ 1.9%
Inventory of Homes for Sale	20	11	- 45.0%	--	--	--
Months Supply of Inventory	3.2	2.4	- 25.0%	--	--	--

* 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.

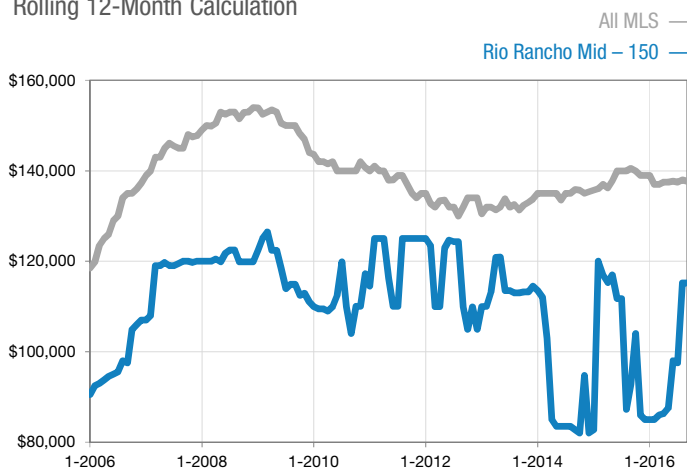
Median Sales Price - Single-Family Detached

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.