

Local Market Update for September 2016

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



Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	82	94	+ 14.6%	845	903	+ 6.9%
Pending Sales	64	64	0.0%	651	627	- 3.7%
Closed Sales	53	66	+ 24.5%	614	581	- 5.4%
Days on Market Until Sale	47	35	- 25.5%	59	48	- 18.6%
Median Sales Price*	\$153,500	\$178,000	+ 16.0%	\$159,500	\$163,500	+ 2.5%
Average Sales Price*	\$157,771	\$176,556	+ 11.9%	\$162,366	\$168,313	+ 3.7%
Percent of List Price Received*	97.4%	98.3%	+ 0.9%	97.6%	98.1%	+ 0.5%
Inventory of Homes for Sale	235	224	- 4.7%	--	--	--
Months Supply of Inventory	3.6	3.5	- 2.8%	--	--	--

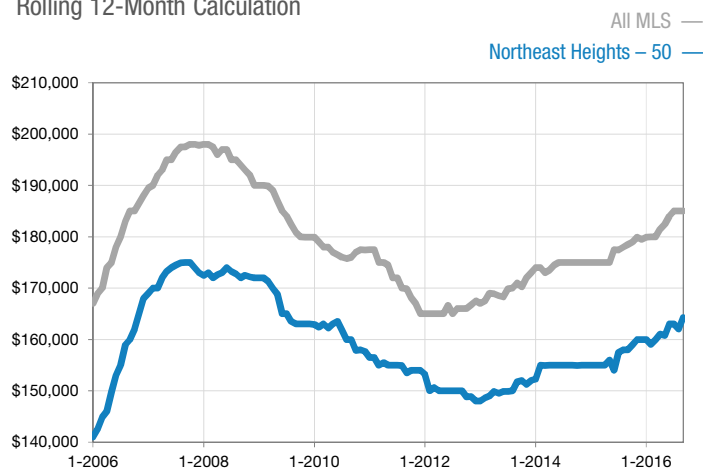
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	14	13	- 7.1%	115	125	+ 8.7%
Pending Sales	3	4	+ 33.3%	80	93	+ 16.3%
Closed Sales	10	12	+ 20.0%	80	88	+ 10.0%
Days on Market Until Sale	64	39	- 39.1%	61	48	- 21.3%
Median Sales Price*	\$162,500	\$163,750	+ 0.8%	\$152,000	\$142,500	- 6.3%
Average Sales Price*	\$165,380	\$156,808	- 5.2%	\$144,314	\$140,707	- 2.5%
Percent of List Price Received*	98.4%	98.7%	+ 0.3%	97.1%	97.0%	- 0.1%
Inventory of Homes for Sale	37	25	- 32.4%	--	--	--
Months Supply of Inventory	4.5	2.7	- 40.0%	--	--	--

* 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.

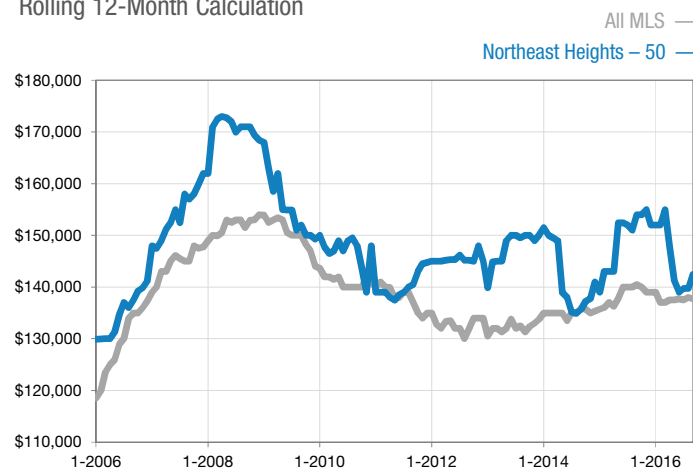
Median Sales Price - Single-Family Detached

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.