

Local Market Update for September 2016

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



Corrales – 130

Sandoval County

Single-Family Detached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	19	18	- 5.3%	226	226	0.0%
Pending Sales	11	9	- 18.2%	92	104	+ 13.0%
Closed Sales	16	12	- 25.0%	87	95	+ 9.2%
Days on Market Until Sale	57	95	+ 66.7%	85	82	- 3.5%
Median Sales Price*	\$512,500	\$380,000	- 25.9%	\$417,000	\$395,000	- 5.3%
Average Sales Price*	\$523,813	\$421,167	- 19.6%	\$445,529	\$427,165	- 4.1%
Percent of List Price Received*	98.4%	98.8%	+ 0.4%	96.8%	97.4%	+ 0.6%
Inventory of Homes for Sale	105	107	+ 1.9%	--	--	--
Months Supply of Inventory	10.5	9.9	- 5.7%	--	--	--

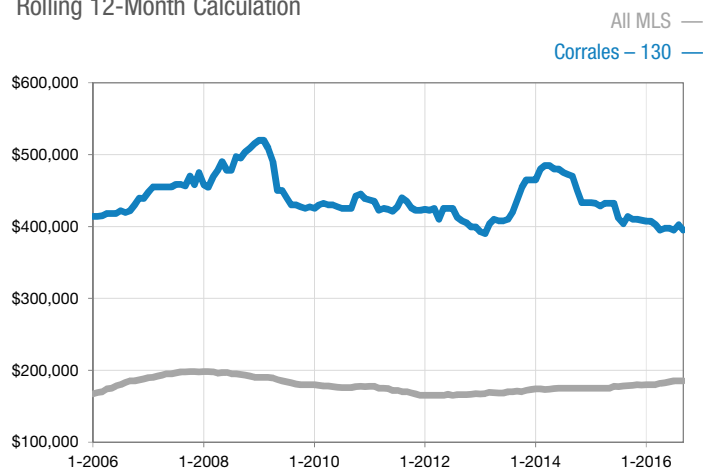
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 9-2015	Thru 9-2016	Percent Change
New Listings	1	4	+ 300.0%	10	11	+ 10.0%
Pending Sales	0	0	0.0%	4	6	+ 50.0%
Closed Sales	0	0	0.0%	5	6	+ 20.0%
Days on Market Until Sale	--	--	--	102	111	+ 8.8%
Median Sales Price*	--	--	--	\$239,000	\$249,609	+ 4.4%
Average Sales Price*	--	--	--	\$250,000	\$256,620	+ 2.6%
Percent of List Price Received*	--	--	--	100.3%	94.7%	- 5.6%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	5.0	6.0	+ 20.0%	--	--	--

* 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



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.

Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

