

Local Market Update for October 2016

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



Los Chavez – 740

North of I-25 Bypass, South of Miller Rd, East of I-25, West of Rio Grande River

Single-Family Detached	October			Year to Date		
	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
Key Metrics						
New Listings	3	6	+ 100.0%	61	45	- 26.2%
Pending Sales	2	4	+ 100.0%	27	29	+ 7.4%
Closed Sales	2	1	- 50.0%	22	27	+ 22.7%
Days on Market Until Sale	114	2	- 98.2%	88	126	+ 43.2%
Median Sales Price*	\$186,725	\$245,000	+ 31.2%	\$179,500	\$144,000	- 19.8%
Average Sales Price*	\$186,725	\$245,000	+ 31.2%	\$200,031	\$146,195	- 26.9%
Percent of List Price Received*	97.3%	100.0%	+ 2.8%	98.3%	95.2%	- 3.2%
Inventory of Homes for Sale	29	18	- 37.9%	--	--	--
Months Supply of Inventory	11.6	6.0	- 48.3%	--	--	--

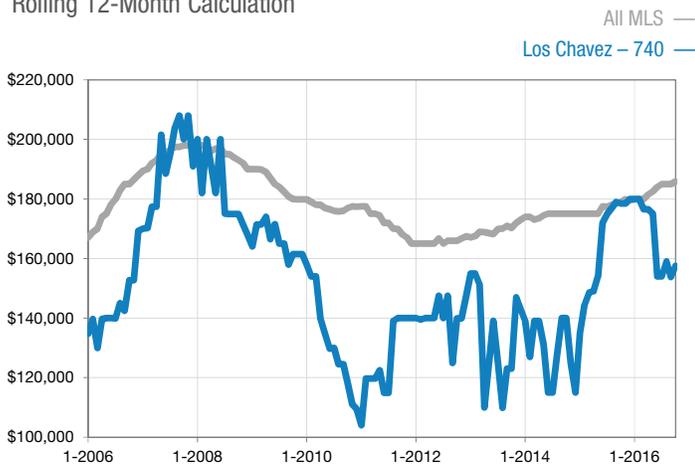
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

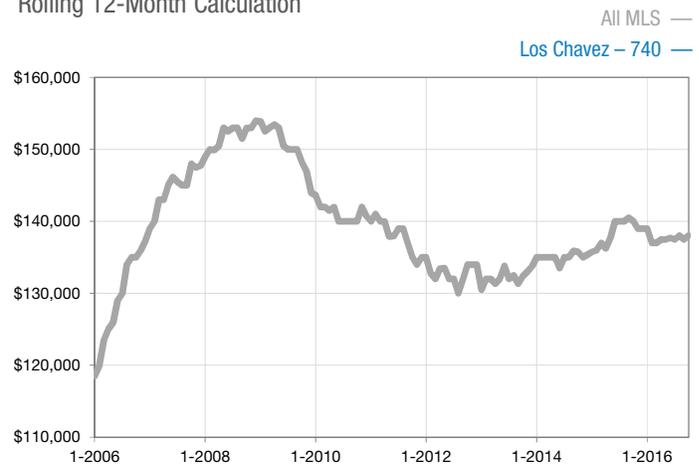
Median Sales Price - Single-Family Detached

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.