

# Local Market Update for October 2016

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



## 87121

Single-Family Detached	October			Year to Date		
	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
<b>Key Metrics</b>						
New Listings	94	<b>70</b>	- 25.5%	996	<b>951</b>	- 4.5%
Pending Sales	69	<b>76</b>	+ 10.1%	729	<b>748</b>	+ 2.6%
Closed Sales	76	<b>56</b>	- 26.3%	707	<b>704</b>	- 0.4%
Days on Market Until Sale	35	<b>40</b>	+ 14.3%	49	<b>40</b>	- 18.4%
Median Sales Price*	\$130,000	<b>\$133,000</b>	+ 2.3%	\$125,000	<b>\$133,900</b>	+ 7.1%
Average Sales Price*	\$130,887	<b>\$126,994</b>	- 3.0%	\$124,773	<b>\$133,278</b>	+ 6.8%
Percent of List Price Received*	100.4%	<b>99.0%</b>	- 1.4%	98.8%	<b>98.6%</b>	- 0.2%
Inventory of Homes for Sale	234	<b>143</b>	- 38.9%	--	--	--
Months Supply of Inventory	3.4	<b>2.0</b>	- 41.2%	--	--	--

\* 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.

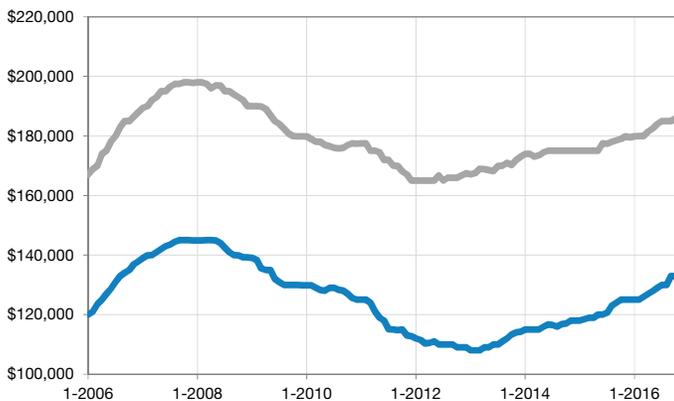
Single-Family Attached	October			Year to Date		
	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
<b>Key Metrics</b>						
New Listings	3	<b>1</b>	- 66.7%	22	<b>17</b>	- 22.7%
Pending Sales	0	<b>1</b>	--	9	<b>11</b>	+ 22.2%
Closed Sales	2	<b>0</b>	- 100.0%	10	<b>11</b>	+ 10.0%
Days on Market Until Sale	44	--	--	69	<b>70</b>	+ 1.4%
Median Sales Price*	\$87,750	--	--	\$77,500	<b>\$74,000</b>	- 4.5%
Average Sales Price*	\$87,750	--	--	\$88,072	<b>\$87,323</b>	- 0.9%
Percent of List Price Received*	103.1%	--	--	96.9%	<b>96.5%</b>	- 0.4%
Inventory of Homes for Sale	8	<b>1</b>	- 87.5%	--	--	--
Months Supply of Inventory	5.3	<b>0.7</b>	- 86.8%	--	--	--

\* 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.

### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation

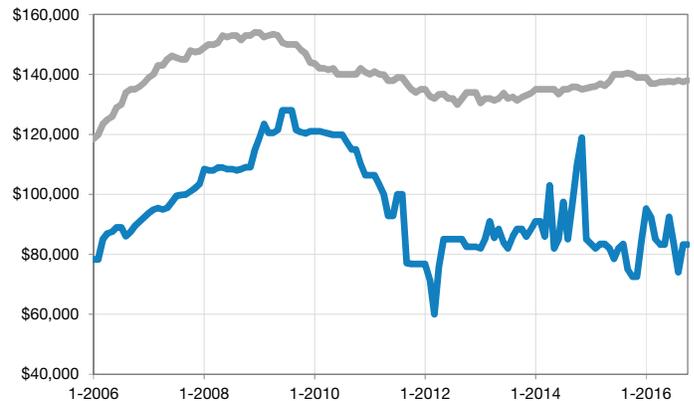
All MLS —  
87121 —



### Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —  
87121 —



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.