

Local Market Update for October 2016

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



87002

Single-Family Detached	October			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
New Listings	19	19	0.0%	290	242	- 16.6%
Pending Sales	16	14	- 12.5%	148	133	- 10.1%
Closed Sales	13	9	- 30.8%	135	129	- 4.4%
Days on Market Until Sale	89	56	- 37.1%	94	106	+ 12.8%
Median Sales Price*	\$89,950	\$100,000	+ 11.2%	\$89,000	\$114,500	+ 28.7%
Average Sales Price*	\$90,688	\$100,433	+ 10.7%	\$107,020	\$123,195	+ 15.1%
Percent of List Price Received*	96.8%	95.1%	- 1.8%	95.1%	96.5%	+ 1.5%
Inventory of Homes for Sale	138	101	- 26.8%	--	--	--
Months Supply of Inventory	9.6	7.5	- 21.9%	--	--	--

* 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.

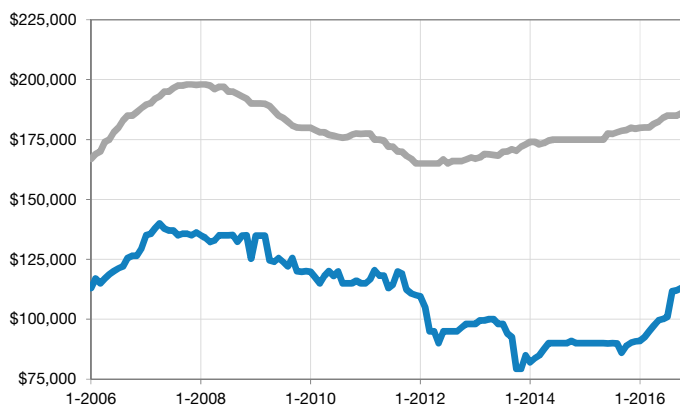
Single-Family Attached	October			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
New Listings	1	2	+ 100.0%	20	25	+ 25.0%
Pending Sales	0	0	0.0%	13	12	- 7.7%
Closed Sales	3	4	+ 33.3%	13	14	+ 7.7%
Days on Market Until Sale	176	22	- 87.5%	189	74	- 60.8%
Median Sales Price*	\$84,900	\$89,500	+ 5.4%	\$85,000	\$83,500	- 1.8%
Average Sales Price*	\$209,900	\$83,475	- 60.2%	\$114,200	\$81,478	- 28.7%
Percent of List Price Received*	97.6%	99.3%	+ 1.7%	95.3%	97.5%	+ 2.3%
Inventory of Homes for Sale	10	9	- 10.0%	--	--	--
Months Supply of Inventory	6.2	4.5	- 27.4%	--	--	--

* 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

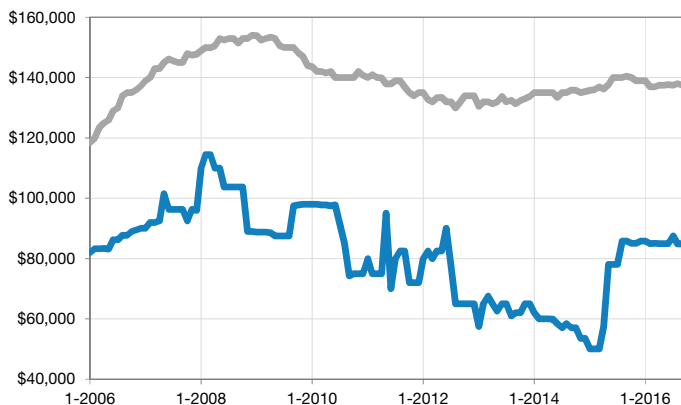
All MLS —
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Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

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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.