

# Local Market Update for October 2016

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



## 87102

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	18	19	+ 5.6%	151	191	+ 26.5%
Pending Sales	10	11	+ 10.0%	79	89	+ 12.7%
Closed Sales	14	15	+ 7.1%	73	80	+ 9.6%
Days on Market Until Sale	107	84	- 21.5%	79	53	- 32.9%
Median Sales Price*	\$148,000	<b>\$115,000</b>	- 22.3%	\$130,000	<b>\$128,500</b>	- 1.2%
Average Sales Price*	\$143,091	<b>\$152,474</b>	+ 6.6%	\$138,538	<b>\$143,816</b>	+ 3.8%
Percent of List Price Received*	98.3%	<b>97.8%</b>	- 0.5%	97.2%	<b>95.8%</b>	- 1.4%
Inventory of Homes for Sale	52	58	+ 11.5%	--	--	--
Months Supply of Inventory	6.9	7.0	+ 1.4%	--	--	--

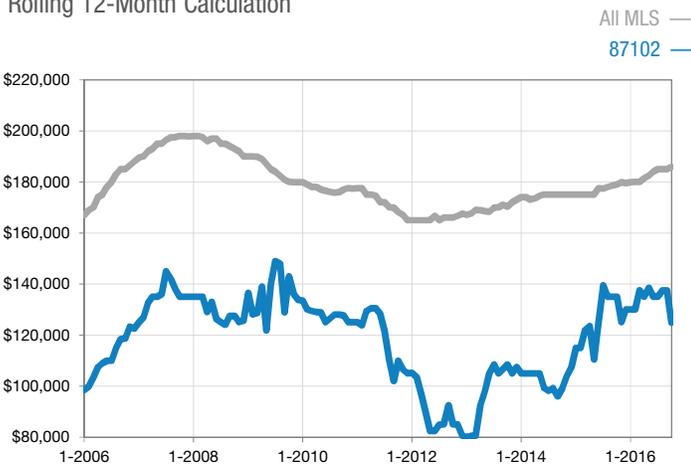
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	6	7	+ 16.7%	84	81	- 3.6%
Pending Sales	0	4	--	26	32	+ 23.1%
Closed Sales	1	2	+ 100.0%	29	28	- 3.4%
Days on Market Until Sale	8	94	+ 1075.0%	68	81	+ 19.1%
Median Sales Price*	\$123,000	<b>\$255,000</b>	+ 107.3%	\$173,940	<b>\$149,950</b>	- 13.8%
Average Sales Price*	\$123,000	<b>\$255,000</b>	+ 107.3%	\$183,084	<b>\$157,713</b>	- 13.9%
Percent of List Price Received*	100.0%	<b>95.5%</b>	- 4.5%	96.7%	<b>96.6%</b>	- 0.1%
Inventory of Homes for Sale	41	22	- 46.3%	--	--	--
Months Supply of Inventory	13.7	6.9	- 49.6%	--	--	--

\* 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.