

Local Market Update for October 2016

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



87031

Single-Family Detached	October			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
New Listings	55	37	- 32.7%	545	556	+ 2.0%
Pending Sales	26	32	+ 23.1%	329	376	+ 14.3%
Closed Sales	32	31	- 3.1%	323	341	+ 5.6%
Days on Market Until Sale	58	87	+ 50.0%	82	74	- 9.8%
Median Sales Price*	\$124,500	\$166,897	+ 34.1%	\$130,000	\$155,000	+ 19.2%
Average Sales Price*	\$158,466	\$194,501	+ 22.7%	\$150,480	\$165,707	+ 10.1%
Percent of List Price Received*	97.5%	95.4%	- 2.2%	97.1%	97.1%	0.0%
Inventory of Homes for Sale	224	159	- 29.0%	--	--	--
Months Supply of Inventory	7.1	4.6	- 35.2%	--	--	--

* 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.

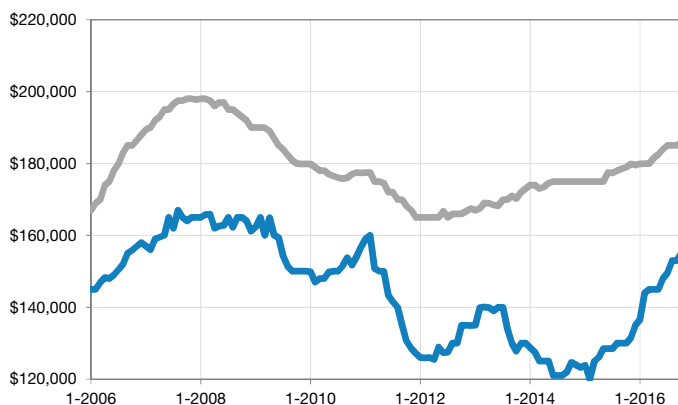
Single-Family Attached	October			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
New Listings	1	4	+ 300.0%	18	26	+ 44.4%
Pending Sales	2	2	0.0%	17	14	- 17.6%
Closed Sales	2	1	- 50.0%	13	12	- 7.7%
Days on Market Until Sale	27	13	- 51.9%	76	52	- 31.6%
Median Sales Price*	\$97,450	\$110,000	+ 12.9%	\$100,000	\$111,000	+ 11.0%
Average Sales Price*	\$97,450	\$110,000	+ 12.9%	\$101,879	\$116,242	+ 14.1%
Percent of List Price Received*	100.0%	95.7%	- 4.3%	96.8%	98.3%	+ 1.5%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	3.2	5.8	+ 81.3%	--	--	--

* 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.

Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation

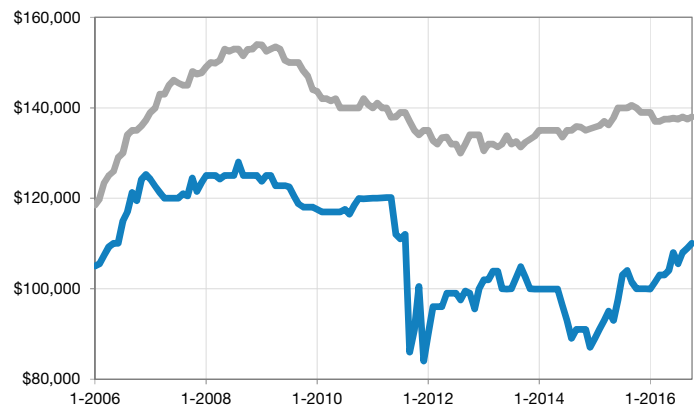
All MLS —
87031 —



Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —
87031 —



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.