

Local Market Update for October 2016

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



87124

Single-Family Detached	October			Year to Date		
	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
Key Metrics						
New Listings	123	93	- 24.4%	1,231	1,230	- 0.1%
Pending Sales	72	83	+ 15.3%	854	923	+ 8.1%
Closed Sales	80	78	- 2.5%	835	867	+ 3.8%
Days on Market Until Sale	59	44	- 25.4%	66	49	- 25.8%
Median Sales Price*	\$172,450	\$178,500	+ 3.5%	\$169,900	\$178,000	+ 4.8%
Average Sales Price*	\$193,064	\$197,639	+ 2.4%	\$185,932	\$201,581	+ 8.4%
Percent of List Price Received*	98.7%	97.7%	- 1.0%	97.8%	97.9%	+ 0.1%
Inventory of Homes for Sale	305	234	- 23.3%	--	--	--
Months Supply of Inventory	3.8	2.7	- 28.9%	--	--	--

* 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.

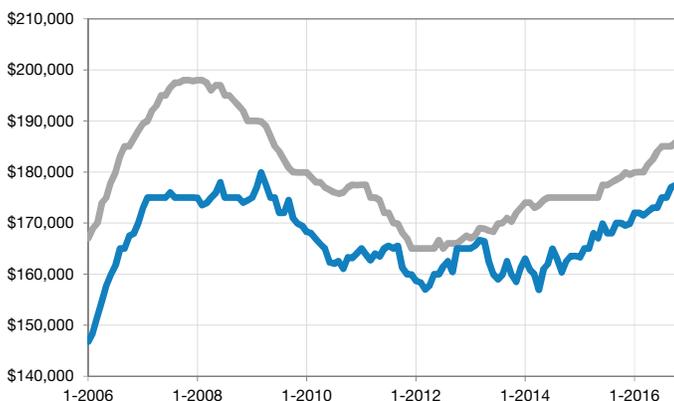
Single-Family Attached	October			Year to Date		
	2015	2016	Percent Change	Thru 10-2015	Thru 10-2016	Percent Change
Key Metrics						
New Listings	11	11	0.0%	128	96	- 25.0%
Pending Sales	4	8	+ 100.0%	97	69	- 28.9%
Closed Sales	12	6	- 50.0%	95	70	- 26.3%
Days on Market Until Sale	86	38	- 55.8%	81	54	- 33.3%
Median Sales Price*	\$89,668	\$117,950	+ 31.5%	\$98,000	\$142,250	+ 45.2%
Average Sales Price*	\$114,132	\$129,150	+ 13.2%	\$112,750	\$130,870	+ 16.1%
Percent of List Price Received*	95.7%	95.6%	- 0.1%	95.7%	97.2%	+ 1.6%
Inventory of Homes for Sale	34	20	- 41.2%	--	--	--
Months Supply of Inventory	3.8	2.7	- 28.9%	--	--	--

* 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.

Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation

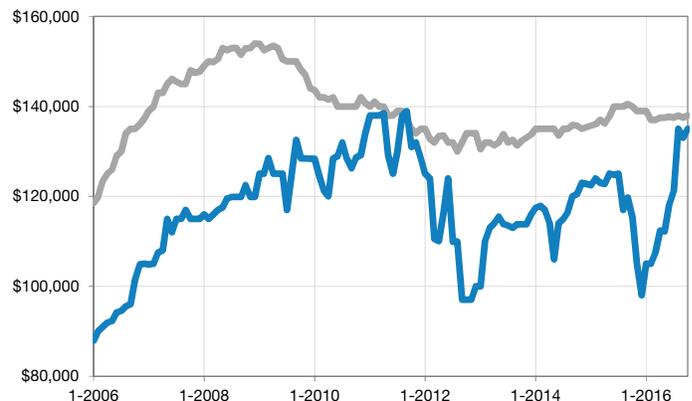
All MLS —
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Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —
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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.