

Local Market Update for November 2016

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



Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	November			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 11-2015	Thru 11-2016	Percent Change
New Listings	62	74	+ 19.4%	1,000	1,061	+ 6.1%
Pending Sales	43	70	+ 62.8%	746	757	+ 1.5%
Closed Sales	57	58	+ 1.8%	728	695	- 4.5%
Days on Market Until Sale	58	49	- 15.5%	58	48	- 17.2%
Median Sales Price*	\$168,000	\$169,500	+ 0.9%	\$160,000	\$165,000	+ 3.1%
Average Sales Price*	\$169,576	\$172,664	+ 1.8%	\$163,384	\$169,552	+ 3.8%
Percent of List Price Received*	97.0%	98.3%	+ 1.3%	97.6%	98.1%	+ 0.5%
Inventory of Homes for Sale	235	197	- 16.2%	--	--	--
Months Supply of Inventory	3.6	3.0	- 16.7%	--	--	--

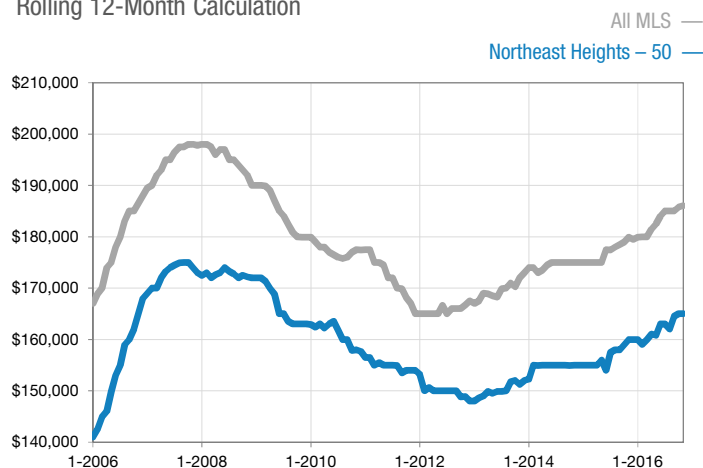
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 11-2015	Thru 11-2016	Percent Change
New Listings	9	7	- 22.2%	137	140	+ 2.2%
Pending Sales	6	6	0.0%	92	105	+ 14.1%
Closed Sales	2	7	+ 250.0%	86	103	+ 19.8%
Days on Market Until Sale	13	40	+ 207.7%	62	48	- 22.6%
Median Sales Price*	\$170,000	\$148,000	- 12.9%	\$154,500	\$140,000	- 9.4%
Average Sales Price*	\$170,000	\$138,929	- 18.3%	\$144,502	\$139,287	- 3.6%
Percent of List Price Received*	95.8%	93.5%	- 2.4%	97.1%	96.8%	- 0.3%
Inventory of Homes for Sale	38	20	- 47.4%	--	--	--
Months Supply of Inventory	4.8	2.2	- 54.2%	--	--	--

* 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.

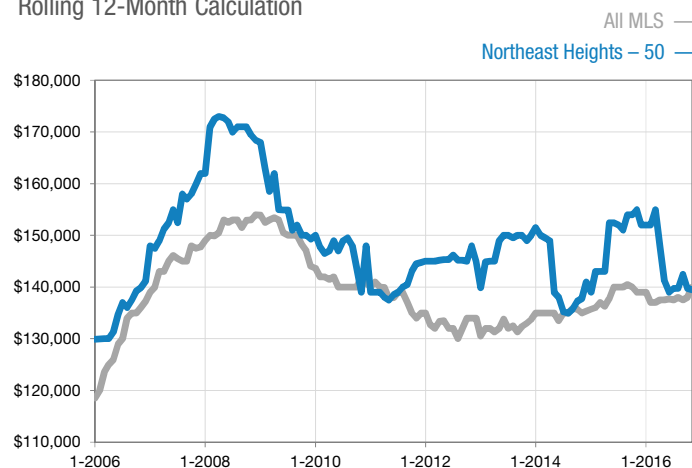
Median Sales Price - Single-Family Detached

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.