

# Local Market Update for November 2016

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



## Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	November			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 11-2015	Thru 11-2016	Percent Change
New Listings	16	21	+ 31.3%	361	343	- 5.0%
Pending Sales	10	18	+ 80.0%	218	212	- 2.8%
Closed Sales	9	11	+ 22.2%	209	203	- 2.9%
Days on Market Until Sale	83	54	- 34.9%	57	43	- 24.6%
Median Sales Price*	\$349,900	\$294,360	- 15.9%	\$336,000	\$330,000	- 1.8%
Average Sales Price*	\$376,544	\$401,272	+ 6.6%	\$377,553	\$370,183	- 2.0%
Percent of List Price Received*	96.6%	98.3%	+ 1.8%	97.5%	97.6%	+ 0.1%
Inventory of Homes for Sale	55	67	+ 21.8%	--	--	--
Months Supply of Inventory	2.9	3.7	+ 27.6%	--	--	--

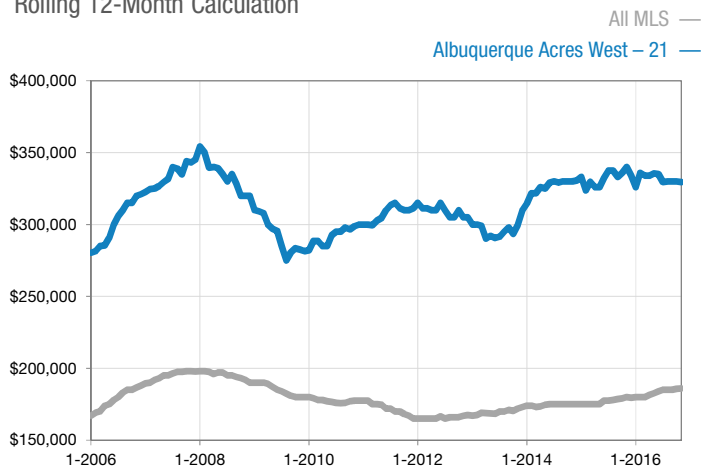
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 11-2015	Thru 11-2016	Percent Change
New Listings	1	0	- 100.0%	11	11	0.0%
Pending Sales	2	1	- 50.0%	7	6	- 14.3%
Closed Sales	0	2	--	6	5	- 16.7%
Days on Market Until Sale	--	8	--	13	73	+ 461.5%
Median Sales Price*	--	\$223,500	--	\$224,000	\$180,000	- 19.6%
Average Sales Price*	--	\$223,500	--	\$222,000	\$189,450	- 14.7%
Percent of List Price Received*	--	97.5%	--	97.5%	96.8%	- 0.7%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	1.4	3.3	+ 135.7%	--	--	--

\* 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.

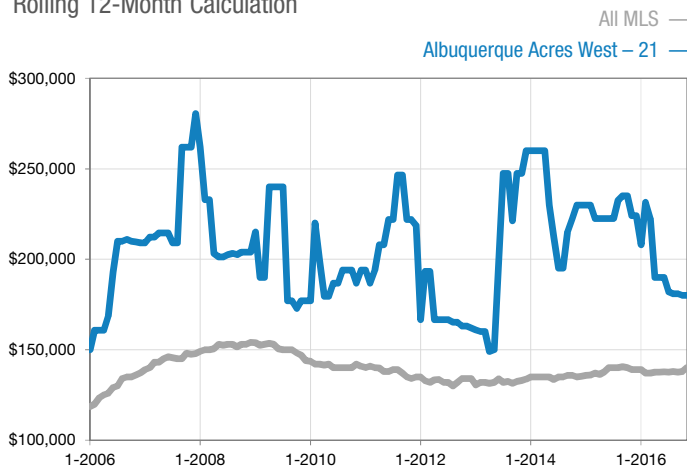
### Median Sales Price - Single-Family Detached

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.