

Local Market Update for July 2016

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



87120

Single-Family Detached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	141	126	- 10.6%	893	872	- 2.4%
Pending Sales	86	98	+ 14.0%	535	629	+ 17.6%
Closed Sales	88	97	+ 10.2%	470	564	+ 20.0%
Days on Market Until Sale	61	43	- 29.5%	68	54	- 20.6%
Median Sales Price*	\$175,500	\$203,000	+ 15.7%	\$178,000	\$190,000	+ 6.7%
Average Sales Price*	\$200,101	\$229,991	+ 14.9%	\$206,702	\$221,151	+ 7.0%
Percent of List Price Received*	97.7%	98.6%	+ 0.9%	97.6%	98.1%	+ 0.5%
Inventory of Homes for Sale	388	269	- 30.7%	--	--	--
Months Supply of Inventory	6.0	3.3	- 45.0%	--	--	--

* 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.

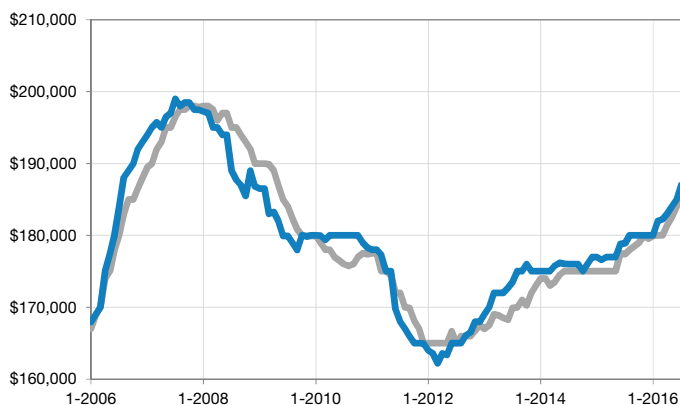
Single-Family Attached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	23	11	- 52.2%	121	111	- 8.3%
Pending Sales	10	16	+ 60.0%	71	91	+ 28.2%
Closed Sales	11	9	- 18.2%	64	82	+ 28.1%
Days on Market Until Sale	69	56	- 18.8%	72	49	- 31.9%
Median Sales Price*	\$125,000	\$113,000	- 9.6%	\$123,950	\$125,500	+ 1.3%
Average Sales Price*	\$135,545	\$145,611	+ 7.4%	\$156,077	\$142,362	- 8.8%
Percent of List Price Received*	94.9%	96.7%	+ 1.9%	96.9%	98.3%	+ 1.4%
Inventory of Homes for Sale	57	24	- 57.9%	--	--	--
Months Supply of Inventory	5.6	1.9	- 66.1%	--	--	--

* 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

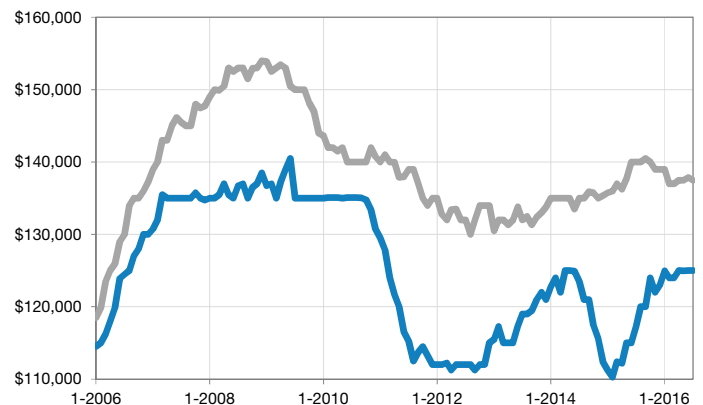
All MLS —
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Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —
87120 —



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.