

Local Market Update for July 2016

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



Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of I-25

Single-Family Detached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	9	16	+ 77.8%	82	112	+ 36.6%
Pending Sales	8	16	+ 100.0%	54	70	+ 29.6%
Closed Sales	10	7	- 30.0%	56	53	- 5.4%
Days on Market Until Sale	46	6	- 87.0%	68	50	- 26.5%
Median Sales Price*	\$154,500	\$205,000	+ 32.7%	\$149,500	\$163,900	+ 9.6%
Average Sales Price*	\$164,900	\$193,173	+ 17.1%	\$170,022	\$190,702	+ 12.2%
Percent of List Price Received*	98.3%	98.9%	+ 0.6%	97.0%	98.0%	+ 1.0%
Inventory of Homes for Sale	42	33	- 21.4%	--	--	--
Months Supply of Inventory	5.3	4.0	- 24.5%	--	--	--

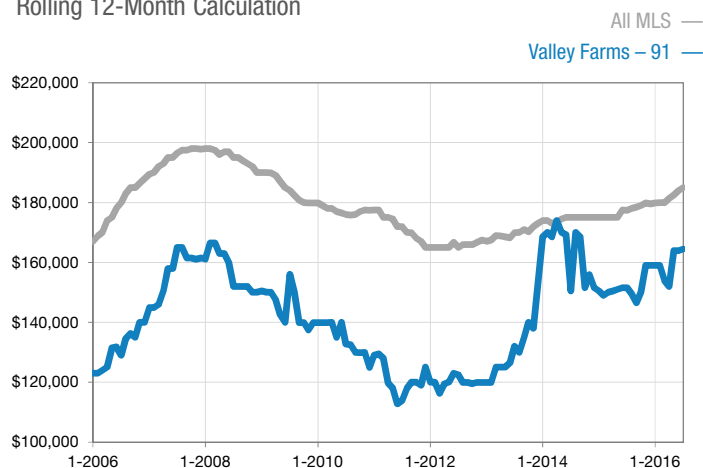
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

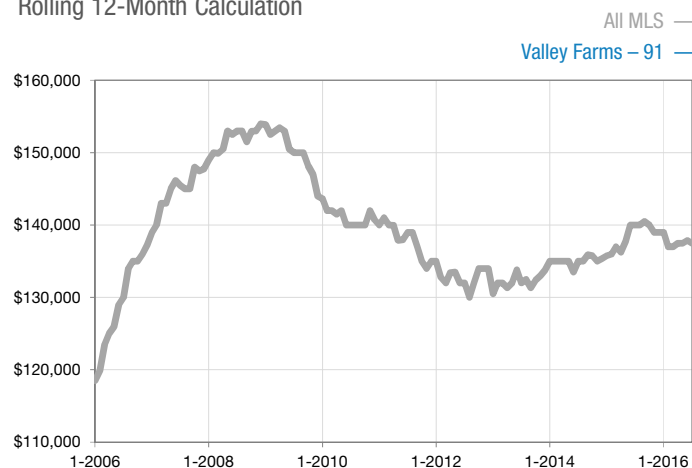
Median Sales Price - Single-Family Detached

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.