

Local Market Update for July 2016

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



Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

Single-Family Detached	July			Year to Date		
	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
Key Metrics						
New Listings	6	2	- 66.7%	38	19	- 50.0%
Pending Sales	5	0	- 100.0%	20	12	- 40.0%
Closed Sales	2	3	+ 50.0%	15	16	+ 6.7%
Days on Market Until Sale	43	19	- 55.8%	66	84	+ 27.3%
Median Sales Price*	\$199,500	\$345,000	+ 72.9%	\$181,000	\$298,750	+ 65.1%
Average Sales Price*	\$199,500	\$312,833	+ 56.8%	\$202,993	\$307,272	+ 51.4%
Percent of List Price Received*	99.5%	98.6%	- 0.9%	95.7%	96.5%	+ 0.8%
Inventory of Homes for Sale	21	11	- 47.6%	--	--	--
Months Supply of Inventory	7.7	4.6	- 40.3%	--	--	--

* 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		
	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
Key Metrics						
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.

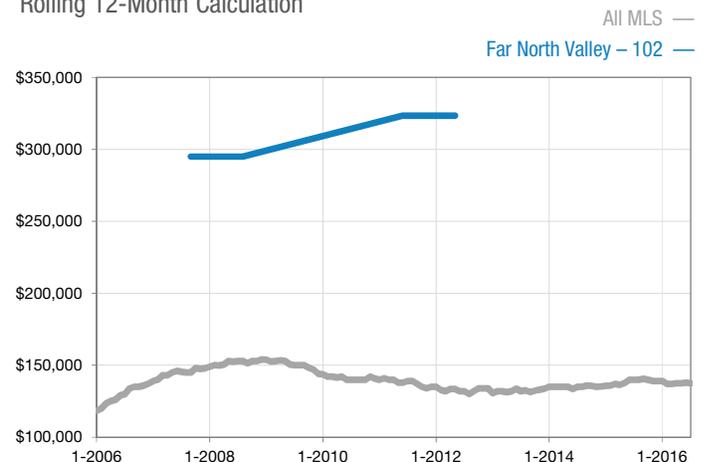
Median Sales Price - Single-Family Detached

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.