

# Local Market Update for July 2016

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



## Southwest Heights – 92

East of Cancito Reservation, South of Central Ave, West of Coors Blvd SW, North of Dennis Chavez Blvd

Single-Family Detached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	93	78	- 16.1%	621	579	- 6.8%
Pending Sales	67	69	+ 3.0%	478	495	+ 3.6%
Closed Sales	77	73	- 5.2%	444	456	+ 2.7%
Days on Market Until Sale	45	38	- 15.6%	54	43	- 20.4%
Median Sales Price*	\$120,000	\$130,000	+ 8.3%	\$121,400	\$130,000	+ 7.1%
Average Sales Price*	\$119,284	\$130,671	+ 9.5%	\$122,627	\$131,142	+ 6.9%
Percent of List Price Received*	98.8%	98.5%	- 0.3%	98.4%	98.6%	+ 0.2%
Inventory of Homes for Sale	197	125	- 36.5%	--	--	--
Months Supply of Inventory	3.3	1.9	- 42.4%	--	--	--

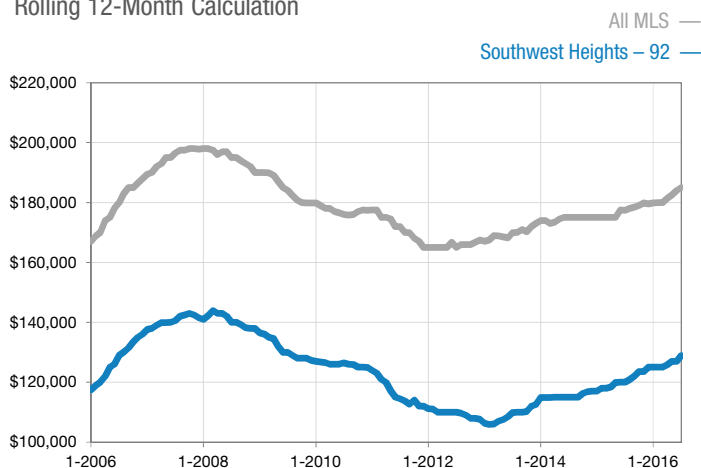
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	1	1	0.0%	10	12	+ 20.0%
Pending Sales	1	0	- 100.0%	6	6	0.0%
Closed Sales	0	0	0.0%	6	7	+ 16.7%
Days on Market Until Sale	--	--	--	54	75	+ 38.9%
Median Sales Price*	--	--	--	\$69,950	\$50,000	- 28.5%
Average Sales Price*	--	--	--	\$73,379	\$73,236	- 0.2%
Percent of List Price Received*	--	--	--	94.5%	94.6%	+ 0.1%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	2.0	3.9	+ 95.0%	--	--	--

\* 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.

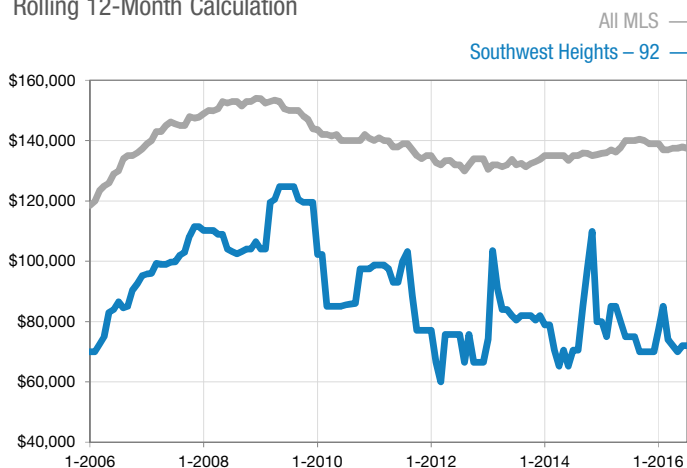
### Median Sales Price - Single-Family Detached

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.