

# Local Market Update for July 2016

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



## Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

| Single-Family Detached          | July      |                  |                | Year to Date |                  |                |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics                     | 2015      | 2016             | Percent Change | Thru 7-2015  | Thru 7-2016      | Percent Change |
| New Listings                    | 79        | 86               | + 8.9%         | 443          | 504              | + 13.8%        |
| Pending Sales                   | 44        | 57               | + 29.5%        | 299          | 332              | + 11.0%        |
| Closed Sales                    | 58        | 47               | - 19.0%        | 278          | 284              | + 2.2%         |
| Days on Market Until Sale       | 39        | 52               | + 33.3%        | 54           | 48               | - 11.1%        |
| Median Sales Price*             | \$249,000 | <b>\$277,500</b> | + 11.4%        | \$268,000    | <b>\$272,500</b> | + 1.7%         |
| Average Sales Price*            | \$274,413 | <b>\$315,101</b> | + 14.8%        | \$293,153    | <b>\$303,077</b> | + 3.4%         |
| Percent of List Price Received* | 97.6%     | <b>97.0%</b>     | - 0.6%         | 97.1%        | <b>97.3%</b>     | + 0.2%         |
| Inventory of Homes for Sale     | 144       | 152              | + 5.6%         | --           | --               | --             |
| Months Supply of Inventory      | 3.7       | 3.6              | - 2.7%         | --           | --               | --             |

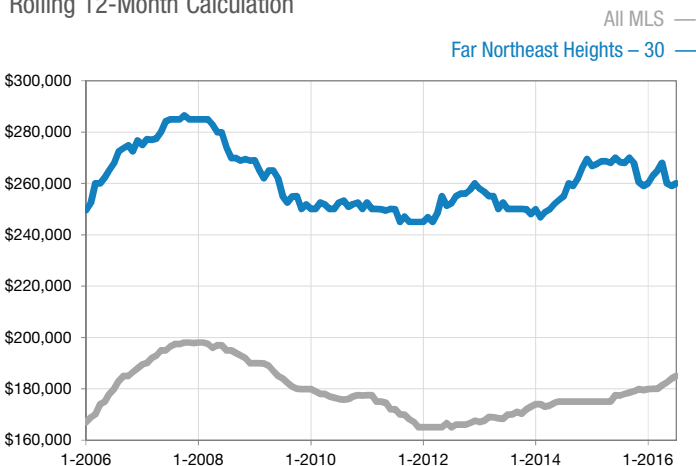
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached          | July      |                  |                | Year to Date |                  |                |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics                     | 2015      | 2016             | Percent Change | Thru 7-2015  | Thru 7-2016      | Percent Change |
| New Listings                    | 17        | 22               | + 29.4%        | 93           | 108              | + 16.1%        |
| Pending Sales                   | 8         | 8                | 0.0%           | 67           | 73               | + 9.0%         |
| Closed Sales                    | 14        | 10               | - 28.6%        | 63           | 69               | + 9.5%         |
| Days on Market Until Sale       | 46        | 42               | - 8.7%         | 55           | 52               | - 5.5%         |
| Median Sales Price*             | \$179,500 | <b>\$158,500</b> | - 11.7%        | \$174,000    | <b>\$187,000</b> | + 7.5%         |
| Average Sales Price*            | \$178,279 | <b>\$167,850</b> | - 5.8%         | \$177,351    | <b>\$183,104</b> | + 3.2%         |
| Percent of List Price Received* | 97.6%     | <b>97.2%</b>     | - 0.4%         | 96.8%        | <b>97.2%</b>     | + 0.4%         |
| Inventory of Homes for Sale     | 34        | 31               | - 8.8%         | --           | --               | --             |
| Months Supply of Inventory      | 4.2       | 3.2              | - 23.8%        | --           | --               | --             |

\* 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.

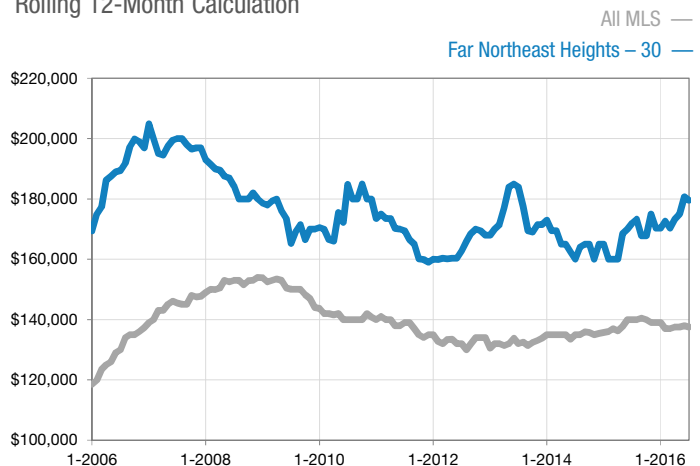
### Median Sales Price - Single-Family Detached

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.