

Local Market Update for July 2016

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



Northwest Edgewood – 250

North of I-40, East of Hwy 217, South of and Including Golden, West of Hwy 344

| 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% | 92 | 90 | - 2.2% |
| Pending Sales | 10 | 5 | - 50.0% | 52 | 57 | + 9.6% |
| Closed Sales | 14 | 10 | - 28.6% | 50 | 52 | + 4.0% |
| Days on Market Until Sale | 103 | 90 | - 12.6% | 112 | 88 | - 21.4% |
| Median Sales Price* | \$218,000 | \$254,500 | + 16.7% | \$213,500 | \$241,000 | + 12.9% |
| Average Sales Price* | \$244,464 | \$275,373 | + 12.6% | \$227,462 | \$261,541 | + 15.0% |
| Percent of List Price Received* | 96.5% | 93.9% | - 2.7% | 96.7% | 96.1% | - 0.6% |
| Inventory of Homes for Sale | 62 | 46 | - 25.8% | -- | -- | -- |
| Months Supply of Inventory | 9.1 | 6.2 | - 31.9% | -- | -- | -- |

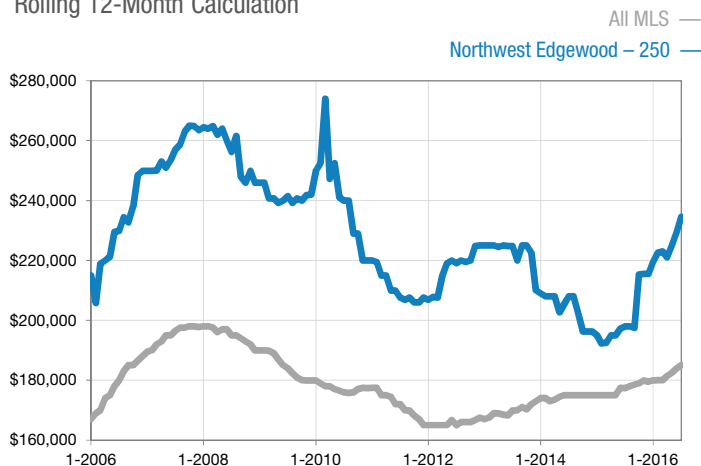
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| 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.

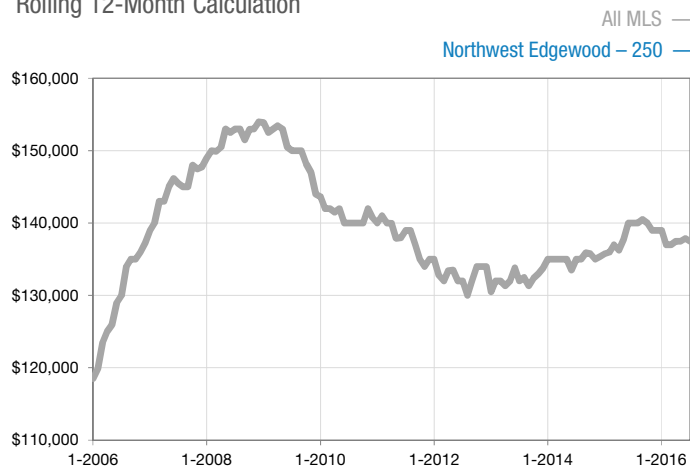
Median Sales Price - Single-Family Detached

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.