Local Market Update for July 2016

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

gaar

Rio Rancho Central – 161

East of Rainbow Blvd, South of Northwest Loop, West of Unser Blvd NE, North of Northern Blvd

Single-Family Detached

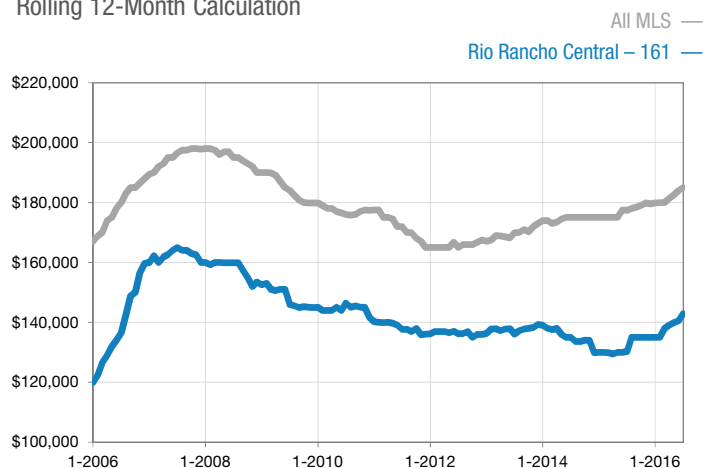| Key Metrics	July 2015	July 2016	Percent Change	Year to Date Thru 7-2015	Year to Date Thru 7-2016	Percent Change
New Listings	51	50	- 2.0%	326	328	+ 0.6%
Pending Sales	32	36	+ 12.5%	220	248	+ 12.7%
Closed Sales	28	39	+ 39.3%	198	215	+ 8.6%
Days on Market Until Sale	44	41	- 6.8%	65	44	- 32.3%
Median Sales Price*	$130,000	$150,000	+ 15.4%	$130,610	$147,000	+ 12.5%
Average Sales Price*	$137,740	$151,033	+ 9.7%	$133,236	$150,758	+ 13.2%
Percent of List Price Received*	98.1%	98.4%	+ 0.3%	97.5%	98.1%	+ 0.6%
Inventory of Homes for Sale	133	91	- 31.6%	--	--	--
Months Supply of Inventory	4.9	2.8	- 42.9%	--	--	--

* 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

Key Metrics	July 2015	July 2016	Percent Change	Year to Date Thru 7-2015	Year to Date Thru 7-2016	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	132	--	--	132	--	--
Median Sales Price*	$70,000	--	--	$70,000	--	--
Average Sales Price*	$70,000	--	--	$70,000	--	--
Percent of List Price Received*	98.6%	--	--	98.6%	--	--
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.
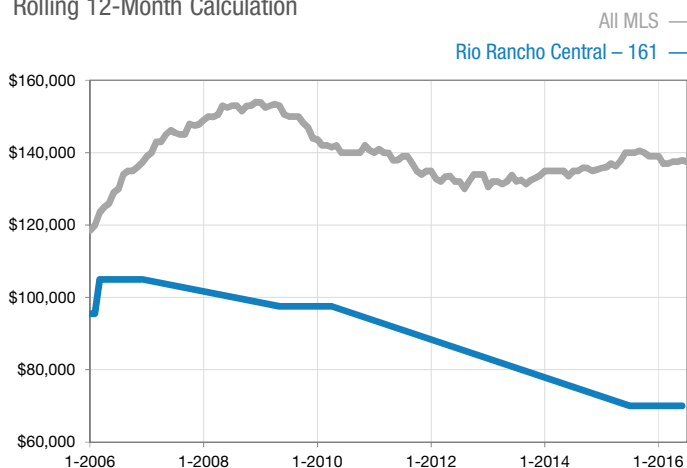
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

All MLS —
Rio Rancho Central – 161 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

All MLS —
Rio Rancho Central – 161 —

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.