

# Local Market Update for July 2016

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



## Corrales – 130

Sandoval County

Single-Family Detached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	29	22	- 24.1%	182	186	+ 2.2%
Pending Sales	9	10	+ 11.1%	67	77	+ 14.9%
Closed Sales	13	12	- 7.7%	66	71	+ 7.6%
Days on Market Until Sale	82	52	- 36.6%	97	73	- 24.7%
Median Sales Price*	\$400,000	\$397,500	- 0.6%	\$409,950	\$395,000	- 3.6%
Average Sales Price*	\$391,454	\$425,125	+ 8.6%	\$433,296	\$421,320	- 2.8%
Percent of List Price Received*	97.0%	99.1%	+ 2.2%	96.2%	97.0%	+ 0.8%
Inventory of Homes for Sale	118	109	- 7.6%	--	--	--
Months Supply of Inventory	12.1	10.1	- 16.5%	--	--	--

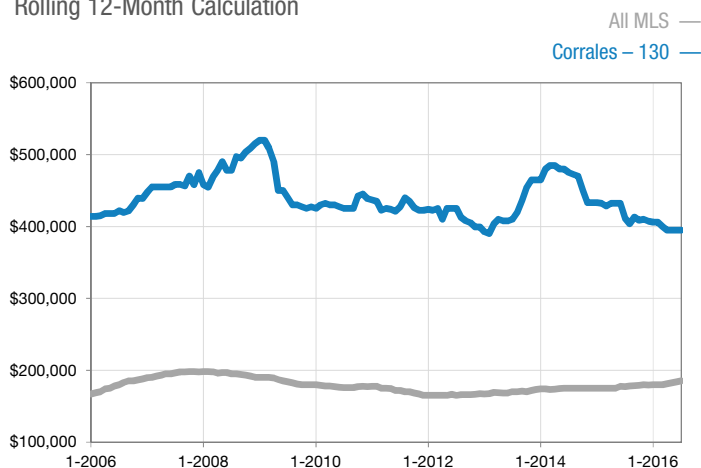
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
New Listings	0	1	--	6	6	0.0%
Pending Sales	1	1	0.0%	4	7	+ 75.0%
Closed Sales	1	1	0.0%	4	6	+ 50.0%
Days on Market Until Sale	293	94	- 67.9%	103	111	+ 7.8%
Median Sales Price*	\$330,000	\$236,218	- 28.4%	\$234,500	\$249,609	+ 6.4%
Average Sales Price*	\$330,000	\$236,218	- 28.4%	\$252,750	\$256,620	+ 1.5%
Percent of List Price Received*	95.7%	94.5%	- 1.3%	100.3%	94.7%	- 5.6%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	1.7	4.4	+ 158.8%	--	--	--

\* 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.

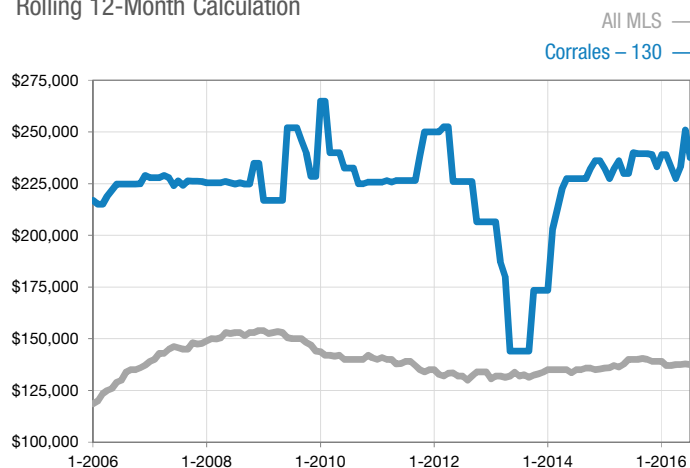
### Median Sales Price - Single-Family Detached

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.