

# Local Market Update for July 2016

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



## Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached	July			Year to Date		
	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
<b>Key Metrics</b>						
New Listings	18	23	+ 27.8%	108	136	+ 25.9%
Pending Sales	10	17	+ 70.0%	67	97	+ 44.8%
Closed Sales	14	15	+ 7.1%	64	81	+ 26.6%
Days on Market Until Sale	49	26	- 46.9%	69	59	- 14.5%
Median Sales Price*	\$142,600	<b>\$138,500</b>	- 2.9%	\$142,500	<b>\$150,000</b>	+ 5.3%
Average Sales Price*	\$147,979	<b>\$142,593</b>	- 3.6%	\$145,008	<b>\$157,963</b>	+ 8.9%
Percent of List Price Received*	96.5%	<b>96.7%</b>	+ 0.2%	96.3%	<b>95.9%</b>	- 0.4%
Inventory of Homes for Sale	44	45	+ 2.3%	--	--	--
Months Supply of Inventory	5.0	3.7	- 26.0%	--	--	--

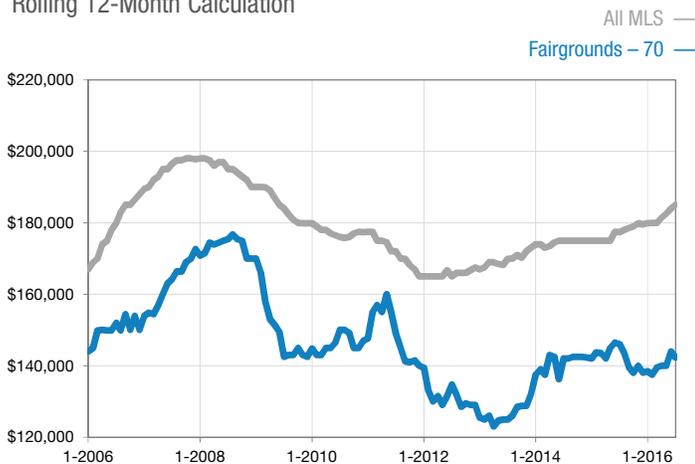
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
	2015	2016	Percent Change	Thru 7-2015	Thru 7-2016	Percent Change
<b>Key Metrics</b>						
New Listings	0	1	--	3	7	+ 133.3%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	2	2	0.0%
Days on Market Until Sale	--	--	--	115	76	- 33.9%
Median Sales Price*	--	--	--	\$109,000	<b>\$137,950</b>	+ 26.6%
Average Sales Price*	--	--	--	\$109,000	<b>\$137,950</b>	+ 26.6%
Percent of List Price Received*	--	--	--	93.1%	<b>98.5%</b>	+ 5.8%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	1.0	4.0	+ 300.0%	--	--	--

\* 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.

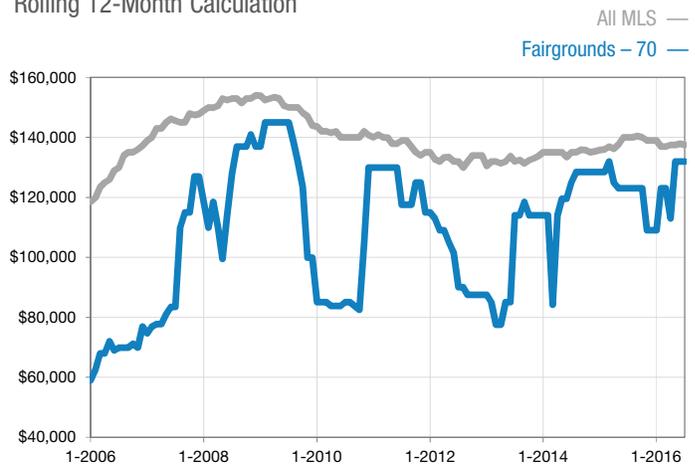
### Median Sales Price - Single-Family Detached

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.