

Local Market Update for December 2016

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	December			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	10	6	- 40.0%	194	190	- 2.1%
Pending Sales	4	5	+ 25.0%	115	107	- 7.0%
Closed Sales	11	19	+ 72.7%	118	104	- 11.9%
Days on Market Until Sale	46	91	+ 97.8%	80	71	- 11.3%
Median Sales Price*	\$229,900	\$205,000	- 10.8%	\$231,208	\$217,750	- 5.8%
Average Sales Price*	\$226,855	\$213,968	- 5.7%	\$254,119	\$227,929	- 10.3%
Percent of List Price Received*	96.3%	96.8%	+ 0.5%	96.3%	96.2%	- 0.1%
Inventory of Homes for Sale	50	35	- 30.0%	--	--	--
Months Supply of Inventory	5.2	3.9	- 25.0%	--	--	--

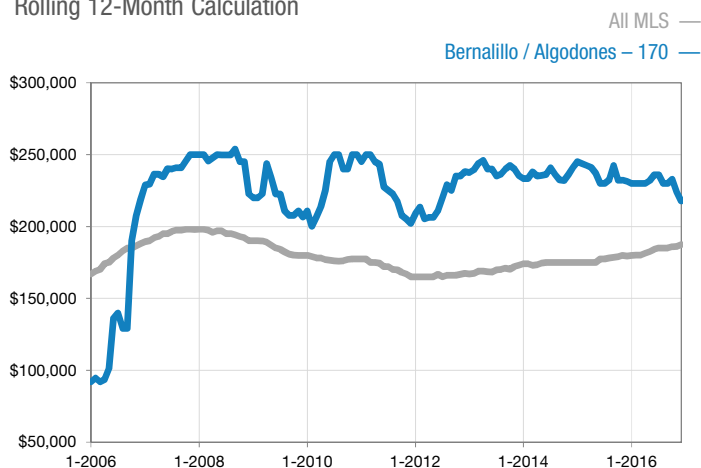
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	0	0	0.0%	3	7	+ 133.3%
Pending Sales	0	0	0.0%	2	3	+ 50.0%
Closed Sales	0	0	0.0%	4	3	- 25.0%
Days on Market Until Sale	--	--	--	39	89	+ 128.2%
Median Sales Price*	--	--	--	\$75,250	\$75,000	- 0.3%
Average Sales Price*	--	--	--	\$76,375	\$68,667	- 10.1%
Percent of List Price Received*	--	--	--	93.9%	95.1%	+ 1.3%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	1.0	1.3	+ 30.0%	--	--	--

* 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.

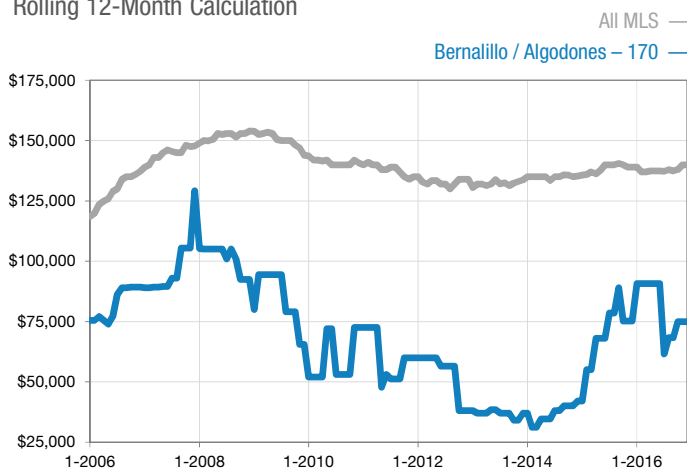
Median Sales Price - Single-Family Detached

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.