

# Local Market Update for December 2016

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



## South Socorro – 621

La Joya Wildlife Area South of Rio Salado

Single-Family Detached	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
<b>Key Metrics</b>						
New Listings	9	6	- 33.3%	100	132	+ 32.0%
Pending Sales	0	10	--	44	52	+ 18.2%
Closed Sales	3	1	- 66.7%	39	47	+ 20.5%
Days on Market Until Sale	99	0	- 100.0%	132	116	- 12.1%
Median Sales Price*	\$140,000	<b>\$94,500</b>	- 32.5%	\$131,000	<b>\$126,000</b>	- 3.8%
Average Sales Price*	\$100,833	<b>\$94,500</b>	- 6.3%	\$134,184	<b>\$129,067</b>	- 3.8%
Percent of List Price Received*	91.9%	<b>94.5%</b>	+ 2.8%	92.0%	<b>94.4%</b>	+ 2.6%
Inventory of Homes for Sale	64	77	+ 20.3%	--	--	--
Months Supply of Inventory	13.1	14.8	+ 13.0%	--	--	--

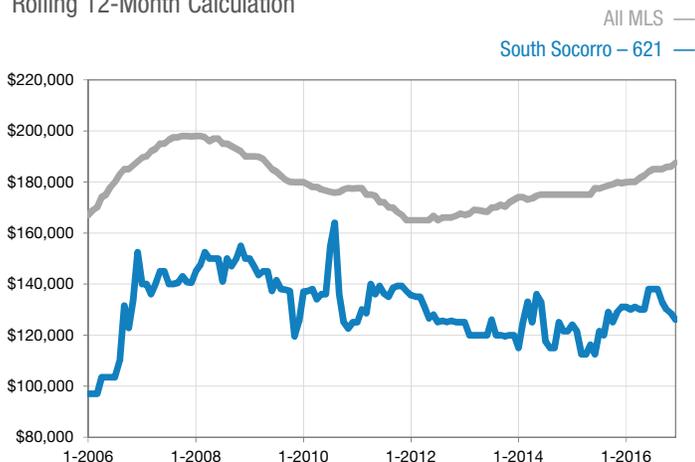
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	5	8	+ 60.0%
Pending Sales	0	0	0.0%	1	7	+ 600.0%
Closed Sales	0	0	0.0%	2	7	+ 250.0%
Days on Market Until Sale	--	--	--	25	205	+ 720.0%
Median Sales Price*	--	--	--	\$115,250	<b>\$115,000</b>	- 0.2%
Average Sales Price*	--	--	--	\$115,250	<b>\$115,643</b>	+ 0.3%
Percent of List Price Received*	--	--	--	94.4%	<b>96.6%</b>	+ 2.3%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	4.0	2.1	- 47.5%	--	--	--

\* 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.

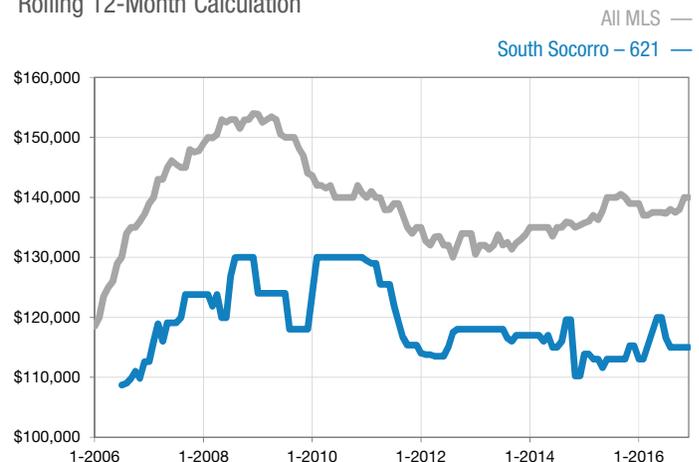
### Median Sales Price - Single-Family Detached

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.