

Local Market Update for December 2016

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



Los Chavez – 740

North of I-25 Bypass, South of Miller Rd, East of I-25, West of Rio Grande River

Single-Family Detached	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
Key Metrics						
New Listings	2	1	- 50.0%	71	52	- 26.8%
Pending Sales	3	1	- 66.7%	31	33	+ 6.5%
Closed Sales	4	2	- 50.0%	28	32	+ 14.3%
Days on Market Until Sale	86	34	- 60.5%	85	111	+ 30.6%
Median Sales Price*	\$181,250	\$297,500	+ 64.1%	\$180,000	\$147,000	- 18.3%
Average Sales Price*	\$156,125	\$297,500	+ 90.6%	\$192,578	\$157,164	- 18.4%
Percent of List Price Received*	91.4%	92.2%	+ 0.9%	97.4%	94.9%	- 2.6%
Inventory of Homes for Sale	27	12	- 55.6%	--	--	--
Months Supply of Inventory	10.5	4.0	- 61.9%	--	--	--

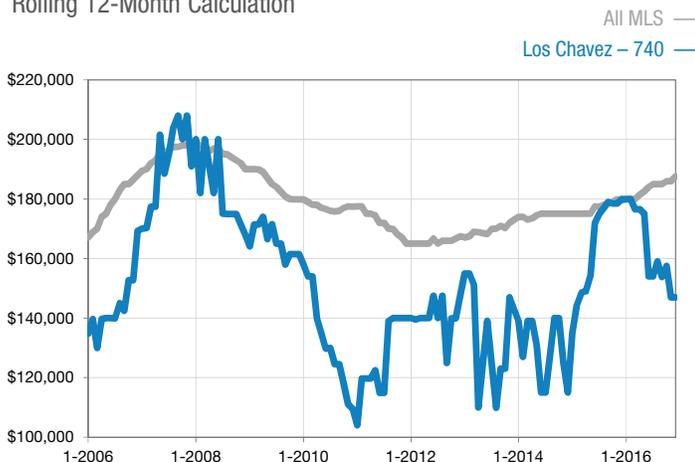
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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



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.