

# Local Market Update for December 2016

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



## Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

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	57	<b>59</b>	+ 3.5%	1,057	<b>1,120</b>	+ 6.0%
Pending Sales	42	<b>69</b>	+ 64.3%	788	<b>814</b>	+ 3.3%
Closed Sales	59	<b>69</b>	+ 16.9%	787	<b>765</b>	- 2.8%
Days on Market Until Sale	57	<b>53</b>	- 7.0%	58	<b>49</b>	- 15.5%
Median Sales Price*	\$165,000	<b>\$160,000</b>	- 3.0%	\$160,000	<b>\$165,000</b>	+ 3.1%
Average Sales Price*	\$158,821	<b>\$163,575</b>	+ 3.0%	\$163,042	<b>\$168,913</b>	+ 3.6%
Percent of List Price Received*	96.8%	<b>97.5%</b>	+ 0.7%	97.5%	<b>98.1%</b>	+ 0.6%
Inventory of Homes for Sale	214	<b>153</b>	- 28.5%	--	--	--
Months Supply of Inventory	3.3	<b>2.3</b>	- 30.3%	--	--	--

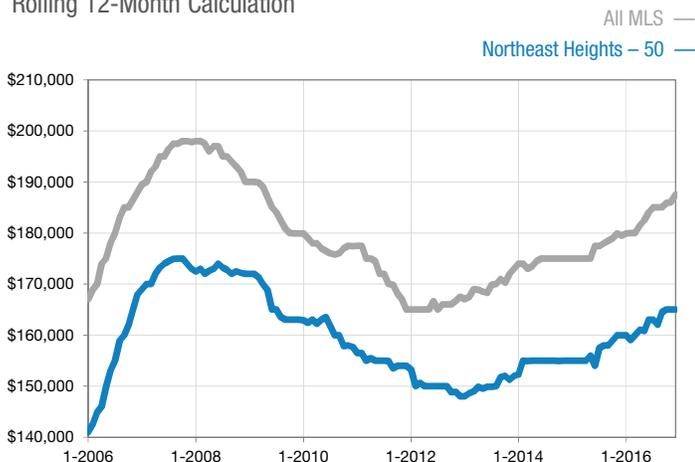
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	4	<b>1</b>	- 75.0%	141	<b>142</b>	+ 0.7%
Pending Sales	6	<b>4</b>	- 33.3%	98	<b>109</b>	+ 11.2%
Closed Sales	10	<b>7</b>	- 30.0%	96	<b>110</b>	+ 14.6%
Days on Market Until Sale	70	<b>54</b>	- 22.9%	63	<b>48</b>	- 23.8%
Median Sales Price*	\$122,000	<b>\$143,000</b>	+ 17.2%	\$152,000	<b>\$141,500</b>	- 6.9%
Average Sales Price*	\$118,500	<b>\$144,414</b>	+ 21.9%	\$141,793	<b>\$139,613</b>	- 1.5%
Percent of List Price Received*	92.1%	<b>97.2%</b>	+ 5.5%	96.6%	<b>96.8%</b>	+ 0.2%
Inventory of Homes for Sale	27	<b>16</b>	- 40.7%	--	--	--
Months Supply of Inventory	3.3	<b>1.8</b>	- 45.5%	--	--	--

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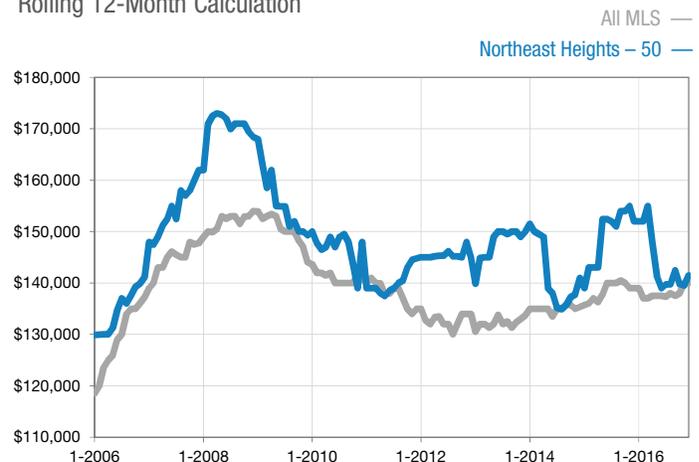
### Median Sales Price - Single-Family Detached

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.