

Local Market Update for December 2016

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



Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

Single-Family Detached	December			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	33	31	- 6.1%	676	759	+ 12.3%
Pending Sales	24	22	- 8.3%	468	523	+ 11.8%
Closed Sales	32	52	+ 62.5%	464	514	+ 10.8%
Days on Market Until Sale	59	46	- 22.0%	48	43	- 10.4%
Median Sales Price*	\$246,000	\$265,000	+ 7.7%	\$259,000	\$272,500	+ 5.2%
Average Sales Price*	\$306,991	\$290,461	- 5.4%	\$291,340	\$299,818	+ 2.9%
Percent of List Price Received*	97.1%	98.4%	+ 1.3%	97.2%	97.5%	+ 0.3%
Inventory of Homes for Sale	99	89	- 10.1%	--	--	--
Months Supply of Inventory	2.5	2.0	- 20.0%	--	--	--

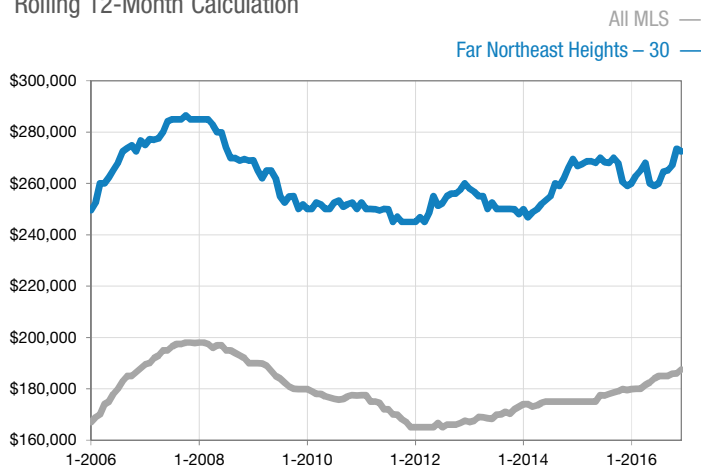
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	6	3	- 50.0%	143	162	+ 13.3%
Pending Sales	4	5	+ 25.0%	109	108	- 0.9%
Closed Sales	7	6	- 14.3%	106	107	+ 0.9%
Days on Market Until Sale	52	93	+ 78.8%	53	46	- 13.2%
Median Sales Price*	\$179,000	\$154,000	- 14.0%	\$170,325	\$177,500	+ 4.2%
Average Sales Price*	\$163,557	\$149,500	- 8.6%	\$176,636	\$182,768	+ 3.5%
Percent of List Price Received*	96.1%	96.4%	+ 0.3%	96.8%	97.2%	+ 0.4%
Inventory of Homes for Sale	20	23	+ 15.0%	--	--	--
Months Supply of Inventory	2.2	2.6	+ 18.2%	--	--	--

* 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.

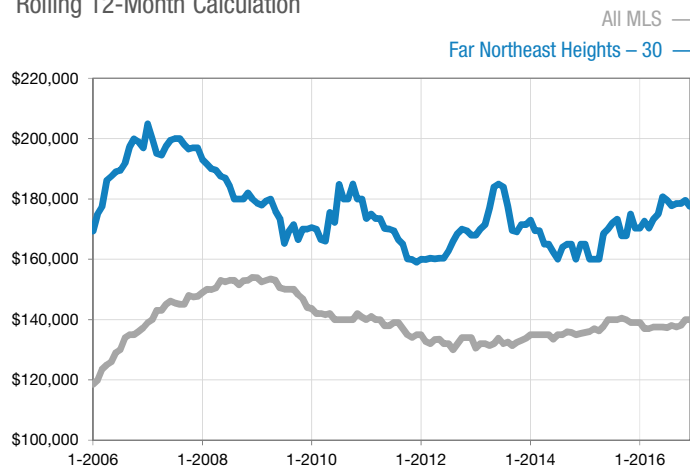
Median Sales Price - Single-Family Detached

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.