Local Market Update for December 2016

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

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Single-Family Detached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	27	31	+ 14.8%	628	628	0.0%
Pending Sales	15	33	+ 120.0%	370	431	+ 16.5%
Closed Sales	33	25	- 24.2%	384	401	+ 4.4%
Days on Market Until Sale	70	51	- 27.1%	80	73	- 8.8%
Median Sales Price*	$139,900	$169,900	+ 21.4%	$135,000	$155,000	+ 14.8%
Average Sales Price*	$162,524	$191,006	+ 17.5%	$153,125	$165,642	+ 8.2%
Percent of List Price Received*	97.6%	95.4%	- 2.3%	97.1%	97.0%	- 0.1%
Inventory of Homes for Sale	202	136	- 32.7%	--	--	--
Months Supply of Inventory	6.6	3.8	- 42.4%	--	--	--

* 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.
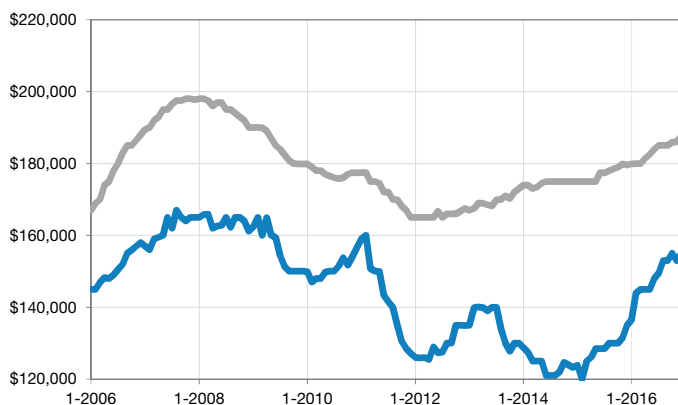
Single-Family Attached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	0	0	0.0%	18	26	+ 44.4%
Pending Sales	0	3	--	17	18	+ 5.9%
Closed Sales	0	1	--	16	14	- 12.5%
Days on Market Until Sale	--	23	--	72	47	- 34.7%
Median Sales Price*	--	$105,000	--	$99,950	$110,000	+ 10.1%
Average Sales Price*	--	$105,000	--	$100,333	$114,271	+ 13.9%
Percent of List Price Received*	--	97.3%	--	97.4%	98.4%	+ 1.0%
Inventory of Homes for Sale	5	2	- 60.0%	--	--	--
Months Supply of Inventory	2.6	1.2	- 53.8%	--	--	--

* 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
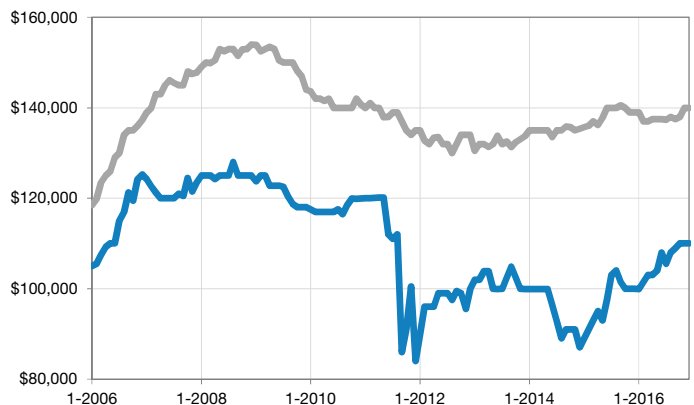Rolling 12-Month Calculation

All MLS —
87031 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

All MLS —
87031 —

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.