

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	December			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	15	20	+ 33.3%	567	535	- 5.6%
Pending Sales	13	18	+ 38.5%	316	299	- 5.4%
Closed Sales	24	22	- 8.3%	303	302	- 0.3%
Days on Market Until Sale	51	86	+ 68.6%	54	52	- 3.7%
Median Sales Price*	\$395,225	\$402,875	+ 1.9%	\$421,900	\$455,000	+ 7.8%
Average Sales Price*	\$417,281	\$432,098	+ 3.6%	\$484,865	\$504,927	+ 4.1%
Percent of List Price Received*	98.1%	96.1%	- 2.0%	97.3%	97.3%	0.0%
Inventory of Homes for Sale	98	105	+ 7.1%	--	--	--
Months Supply of Inventory	3.7	4.2	+ 13.5%	--	--	--

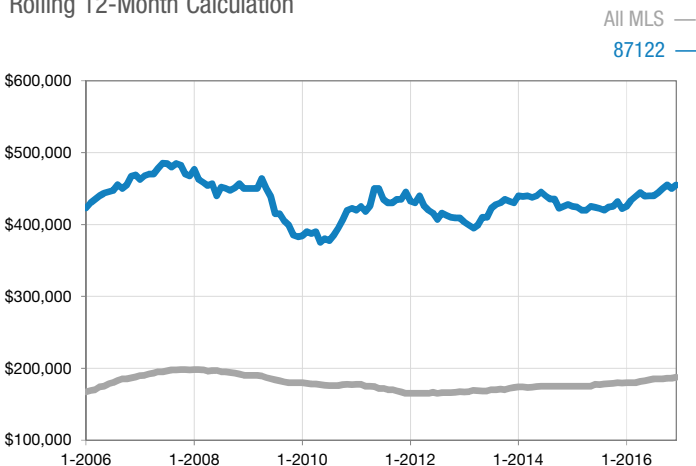
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
New Listings	0	0	0.0%	22	22	0.0%
Pending Sales	0	0	0.0%	13	12	- 7.7%
Closed Sales	2	2	0.0%	15	12	- 20.0%
Days on Market Until Sale	53	61	+ 15.1%	42	60	+ 42.9%
Median Sales Price*	\$240,250	\$183,938	- 23.4%	\$220,000	\$213,750	- 2.8%
Average Sales Price*	\$240,250	\$183,938	- 23.4%	\$232,567	\$228,606	- 1.7%
Percent of List Price Received*	97.5%	90.4%	- 7.3%	96.9%	95.9%	- 1.0%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	2.8	2.3	- 17.9%	--	--	--

* 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.

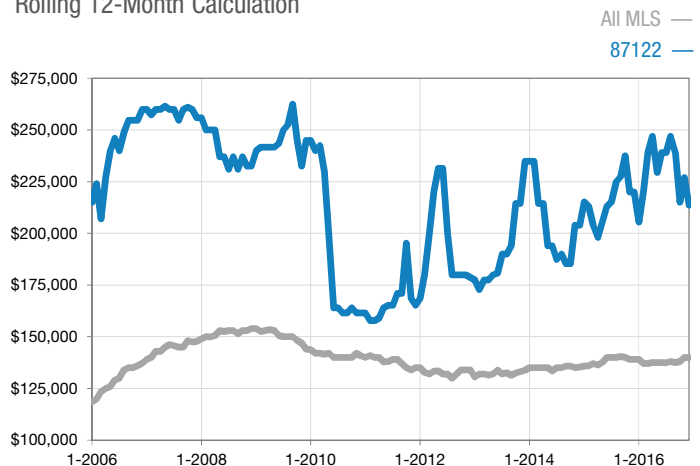
Median Sales Price - Single-Family Detached

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.