

# Local Market Update for December 2016

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



## 87123

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	34	<b>38</b>	+ 11.8%	681	<b>671</b>	- 1.5%
Pending Sales	24	<b>37</b>	+ 54.2%	414	<b>441</b>	+ 6.5%
Closed Sales	25	<b>24</b>	- 4.0%	404	<b>430</b>	+ 6.4%
Days on Market Until Sale	82	<b>62</b>	- 24.4%	66	<b>54</b>	- 18.2%
Median Sales Price*	\$185,000	<b>\$178,250</b>	- 3.6%	\$204,000	<b>\$202,500</b>	- 0.7%
Average Sales Price*	\$219,530	<b>\$218,852</b>	- 0.3%	\$220,017	<b>\$219,151</b>	- 0.4%
Percent of List Price Received*	95.8%	<b>97.6%</b>	+ 1.9%	97.5%	<b>97.3%</b>	- 0.2%
Inventory of Homes for Sale	131	<b>97</b>	- 26.0%	--	--	--
Months Supply of Inventory	3.8	<b>2.6</b>	- 31.6%	--	--	--

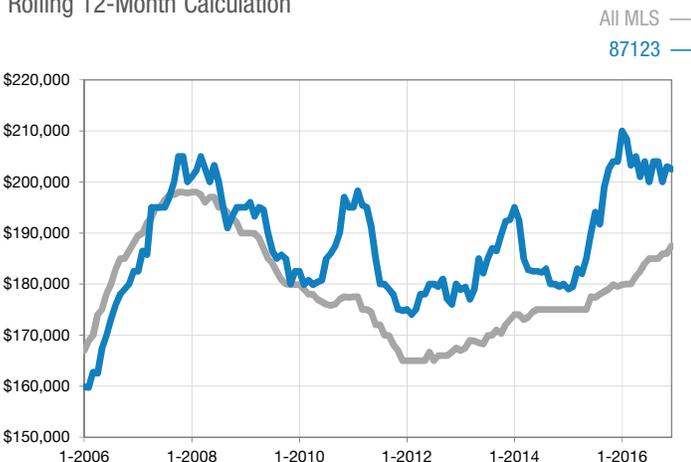
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	3	<b>21</b>	+ 600.0%	116	<b>185</b>	+ 59.5%
Pending Sales	4	<b>5</b>	+ 25.0%	70	<b>79</b>	+ 12.9%
Closed Sales	7	<b>3</b>	- 57.1%	69	<b>79</b>	+ 14.5%
Days on Market Until Sale	78	<b>31</b>	- 60.3%	49	<b>52</b>	+ 6.1%
Median Sales Price*	\$126,663	<b>\$153,000</b>	+ 20.8%	\$154,000	<b>\$150,000</b>	- 2.6%
Average Sales Price*	\$123,223	<b>\$127,667</b>	+ 3.6%	\$149,164	<b>\$146,232</b>	- 2.0%
Percent of List Price Received*	91.9%	<b>94.9%</b>	+ 3.3%	96.9%	<b>97.8%</b>	+ 0.9%
Inventory of Homes for Sale	20	<b>45</b>	+ 125.0%	--	--	--
Months Supply of Inventory	3.4	<b>6.8</b>	+ 100.0%	--	--	--

\* 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.

### 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.