

Local Market Update for December 2016

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



North Valley – 100

East of Rio Grande River, South of Alameda Blvd NE, West of I-25, North of Montano Rd

| Single-Family Detached | December | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2015 | 2016 | Percent Change | Thru 12-2015 | Thru 12-2016 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 15 | 16 | + 6.7% | 341 | 331 | - 2.9% |
| Pending Sales | 11 | 18 | + 63.6% | 193 | 196 | + 1.6% |
| Closed Sales | 13 | 9 | - 30.8% | 186 | 191 | + 2.7% |
| Days on Market Until Sale | 50 | 61 | + 22.0% | 58 | 55 | - 5.2% |
| Median Sales Price* | \$242,000 | \$338,900 | + 40.0% | \$247,750 | \$270,000 | + 9.0% |
| Average Sales Price* | \$299,908 | \$473,544 | + 57.9% | \$301,740 | \$347,747 | + 15.2% |
| Percent of List Price Received* | 96.8% | 95.4% | - 1.4% | 96.2% | 96.3% | + 0.1% |
| Inventory of Homes for Sale | 83 | 69 | - 16.9% | -- | -- | -- |
| Months Supply of Inventory | 5.2 | 4.2 | - 19.2% | -- | -- | -- |

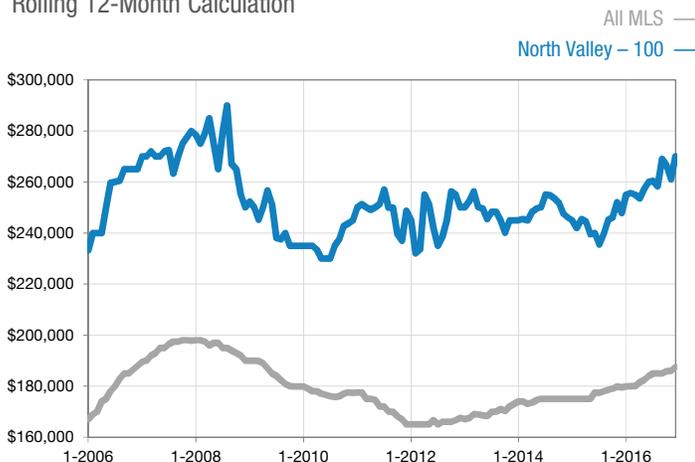
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | December | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2015 | 2016 | Percent Change | Thru 12-2015 | Thru 12-2016 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 5 | 1 | - 80.0% | 49 | 39 | - 20.4% |
| Pending Sales | 2 | 1 | - 50.0% | 36 | 31 | - 13.9% |
| Closed Sales | 3 | 3 | 0.0% | 34 | 33 | - 2.9% |
| Days on Market Until Sale | 38 | 45 | + 18.4% | 52 | 42 | - 19.2% |
| Median Sales Price* | \$122,000 | \$130,000 | + 6.6% | \$121,000 | \$124,000 | + 2.5% |
| Average Sales Price* | \$115,167 | \$123,167 | + 6.9% | \$130,215 | \$125,664 | - 3.5% |
| Percent of List Price Received* | 96.5% | 97.1% | + 0.6% | 96.5% | 96.9% | + 0.4% |
| Inventory of Homes for Sale | 7 | 6 | - 14.3% | -- | -- | -- |
| Months Supply of Inventory | 2.3 | 2.1 | - 8.7% | -- | -- | -- |

* 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.

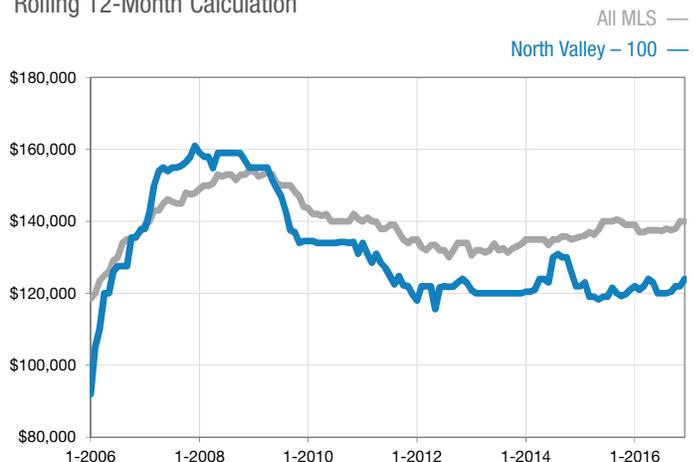
Median Sales Price - Single-Family Detached

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.