# Local Market Update for December 2016

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

**gaar**

# North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

## Single-Family Detached

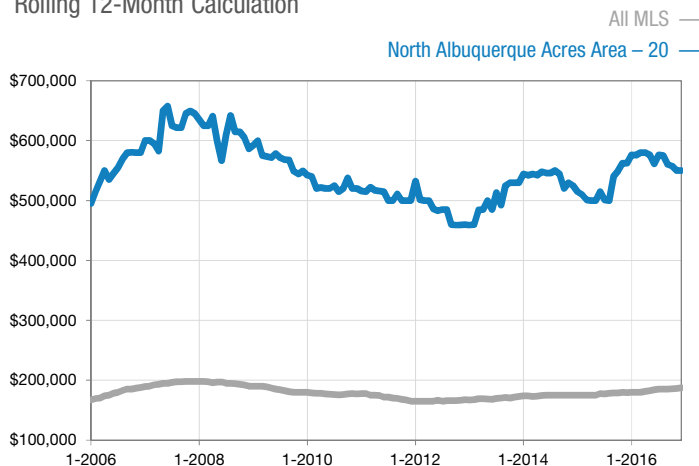| Key Metrics | December | | | Year to Date | | |
|---|---|---|---|---|---|---|
| | 2015 | 2016 | Percent Change | Thru 12-2015 | Thru 12-2016 | Percent Change |
| New Listings | 4 | 9 | + 125.0% | 230 | 229 | - 0.4% |
| Pending Sales | 5 | 4 | - 20.0% | 115 | 121 | + 5.2% |
| Closed Sales | 8 | 9 | + 12.5% | 113 | 124 | + 9.7% |
| Days on Market Until Sale | 35 | 129 | + 268.6% | 51 | 50 | - 2.0% |
| Median Sales Price* | $479,500 | $509,900 | + 6.3% | $562,500 | $550,000 | - 2.2% |
| Average Sales Price* | $475,038 | $522,072 | + 9.9% | $553,444 | $582,422 | + 5.2% |
| Percent of List Price Received* | 98.8% | 96.8% | - 2.0% | 97.3% | 97.1% | - 0.2% |
| Inventory of Homes for Sale | 43 | 43 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 4.5 | 4.3 | - 4.4% | -- | -- | -- |

* 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% | 2 | 4 | + 100.0% |
| Pending Sales | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Days on Market Until Sale | -- | -- | -- | 60 | -- | -- |
| Median Sales Price* | -- | -- | -- | $255,000 | -- | -- |
| Average Sales Price* | -- | -- | -- | $255,000 | -- | -- |
| Percent of List Price Received* | -- | -- | -- | 98.5% | -- | -- |
| Inventory of Homes for Sale | 1 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 1.0 | -- | -- | -- | -- | -- |

* 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.
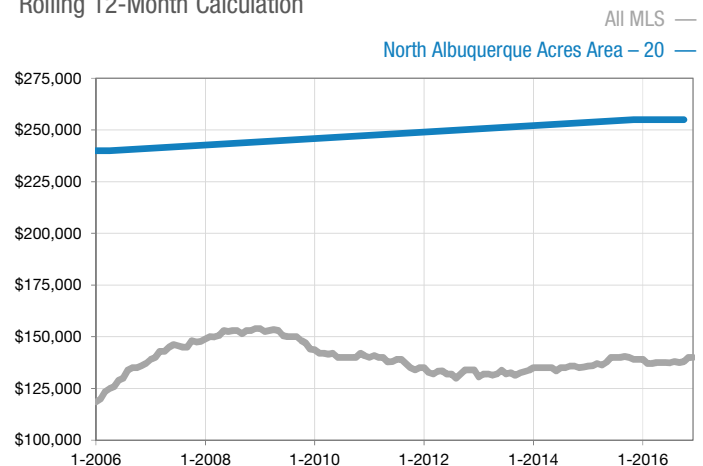
## Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

All MLS —
North Albuquerque Acres Area – 20 —



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

All MLS —
North Albuquerque Acres Area – 20 —



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.