

Local Market Update for December 2016

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



Ladera Heights – 111

East of Paseo del Volcan, South of Unser, West of Rio Grande River, North of Central Ave

Single-Family Detached	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
Key Metrics						
New Listings	29	43	+ 48.3%	657	672	+ 2.3%
Pending Sales	17	39	+ 129.4%	431	479	+ 11.1%
Closed Sales	33	43	+ 30.3%	427	458	+ 7.3%
Days on Market Until Sale	63	50	- 20.6%	57	48	- 15.8%
Median Sales Price*	\$145,000	\$162,000	+ 11.7%	\$150,000	\$156,950	+ 4.6%
Average Sales Price*	\$155,784	\$166,816	+ 7.1%	\$153,965	\$164,379	+ 6.8%
Percent of List Price Received*	98.1%	98.3%	+ 0.2%	97.9%	98.0%	+ 0.1%
Inventory of Homes for Sale	146	105	- 28.1%	--	--	--
Months Supply of Inventory	4.1	2.6	- 36.6%	--	--	--

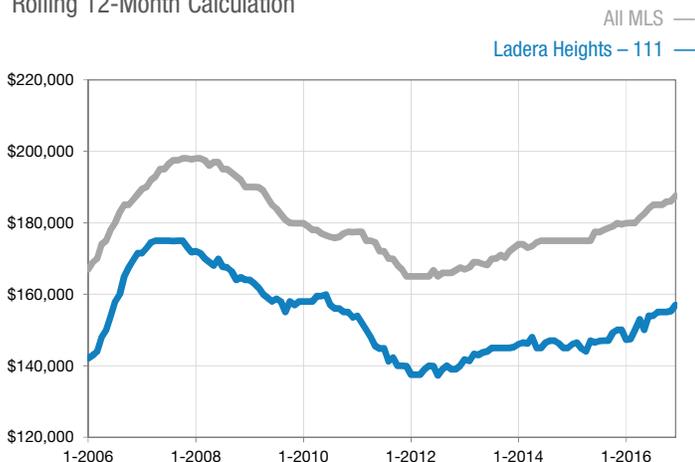
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
Key Metrics						
New Listings	4	10	+ 150.0%	145	141	- 2.8%
Pending Sales	4	7	+ 75.0%	95	104	+ 9.5%
Closed Sales	15	8	- 46.7%	94	100	+ 6.4%
Days on Market Until Sale	74	61	- 17.6%	73	51	- 30.1%
Median Sales Price*	\$109,000	\$116,500	+ 6.9%	\$111,500	\$120,750	+ 8.3%
Average Sales Price*	\$147,127	\$129,250	- 12.2%	\$119,303	\$119,329	+ 0.0%
Percent of List Price Received*	97.5%	97.5%	0.0%	96.9%	98.1%	+ 1.2%
Inventory of Homes for Sale	29	24	- 17.2%	--	--	--
Months Supply of Inventory	3.7	2.8	- 24.3%	--	--	--

* 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.

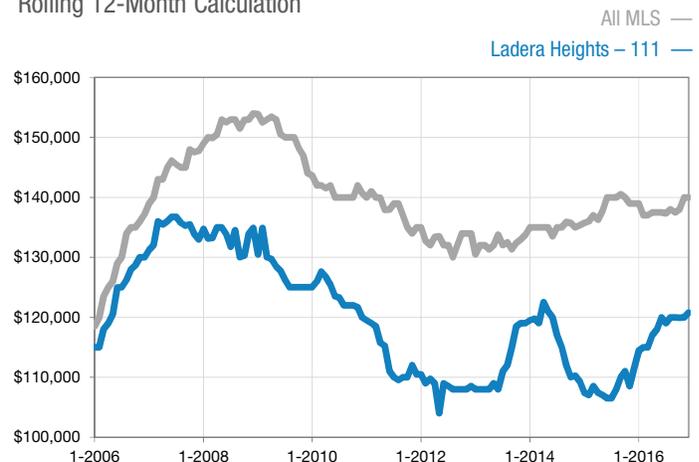
Median Sales Price - Single-Family Detached

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.