

Local Market Update for December 2016

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



Las Maravillas, Cypress Gardens – 721

North of S Rio del Oro Loop, South of Rio del Oro Loop Subdivision, East of El Cerro Loop, West of Manzano Expy, Includes Las Maravillas

| Single-Family Detached | December | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|--------------|----------------|
| Key Metrics | 2015 | 2016 | Percent Change | Thru 12-2015 | Thru 12-2016 | Percent Change |
| New Listings | 6 | 6 | 0.0% | 122 | 105 | - 13.9% |
| Pending Sales | 4 | 7 | + 75.0% | 95 | 85 | - 10.5% |
| Closed Sales | 7 | 9 | + 28.6% | 106 | 79 | - 25.5% |
| Days on Market Until Sale | 98 | 52 | - 46.9% | 60 | 75 | + 25.0% |
| Median Sales Price* | \$112,000 | \$120,000 | + 7.1% | \$99,625 | \$117,000 | + 17.4% |
| Average Sales Price* | \$109,857 | \$117,022 | + 6.5% | \$102,239 | \$113,958 | + 11.5% |
| Percent of List Price Received* | 102.1% | 93.3% | - 8.6% | 97.8% | 97.2% | - 0.6% |
| Inventory of Homes for Sale | 28 | 17 | - 39.3% | -- | -- | -- |
| Months Supply of Inventory | 3.5 | 2.4 | - 31.4% | -- | -- | -- |

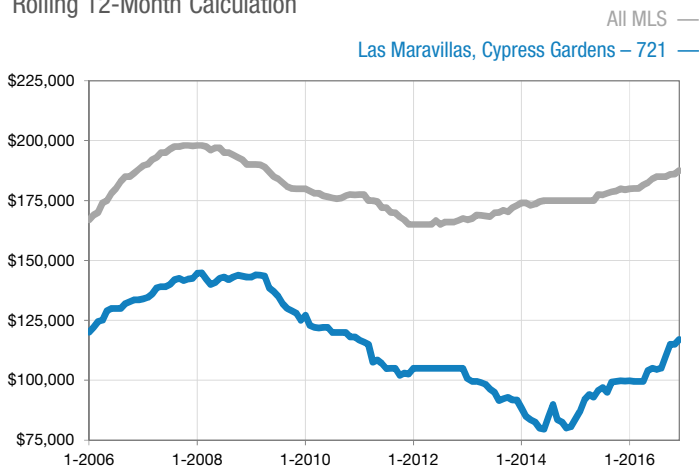
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | December | | | Year to Date | | |
|---------------------------------|----------|------|----------------|--------------|--------------|----------------|
| Key Metrics | 2015 | 2016 | Percent Change | Thru 12-2015 | Thru 12-2016 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 0 | 1 | -- |
| Pending Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Closed Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Days on Market Until Sale | -- | -- | -- | -- | -- | -- |
| Median Sales Price* | -- | -- | -- | -- | -- | -- |
| Average Sales Price* | -- | -- | -- | -- | -- | -- |
| Percent of List Price Received* | -- | -- | -- | -- | -- | -- |
| Inventory of Homes for Sale | 0 | 1 | -- | -- | -- | -- |
| Months Supply of Inventory | -- | -- | -- | -- | -- | -- |

* 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.

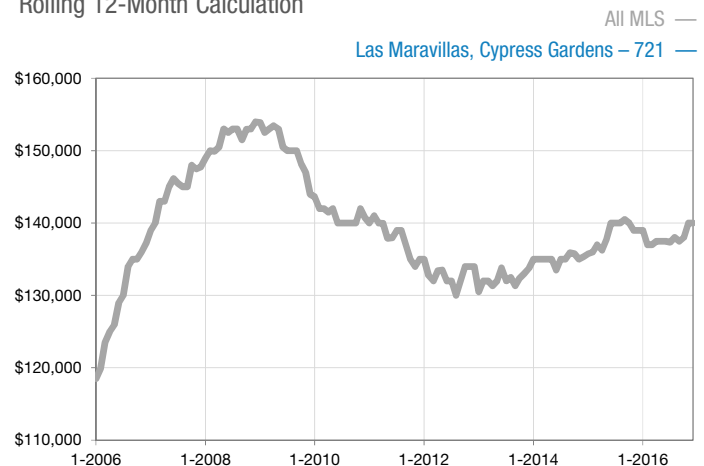
Median Sales Price - Single-Family Detached

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.