Local Market Update for January 2017

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

gaar

Southwest Edgewood – 280

North of Torrance County Line, South of I-40, East of Hwy 344, West of Lexco Rd

Single-Family Detached

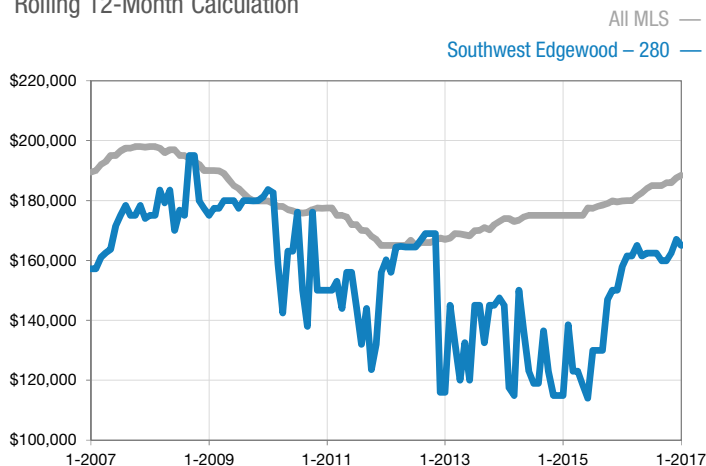| Key Metrics	January			Year to Date		
	2016	2017	Percent Change	Thru 1-2016	Thru 1-2017	Percent Change
New Listings	1	1	0.0%	1	1	0.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	2	3	+ 50.0%	2	3	+ 50.0%
Days on Market Until Sale	134	40	- 70.1%	134	40	- 70.1%
Median Sales Price*	$199,500	$170,000	- 14.8%	$199,500	$170,000	- 14.8%
Average Sales Price*	$199,500	$169,000	- 15.3%	$199,500	$169,000	- 15.3%
Percent of List Price Received*	98.7%	105.3%	+ 6.7%	98.7%	105.3%	+ 6.7%
Inventory of Homes for Sale	6	4	- 33.3%	--	--	--
Months Supply of Inventory	3.3	2.8	- 15.2%	--	--	--

* 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

Key Metrics	January			Year to Date		
	2016	2017	Percent Change	Thru 1-2016	Thru 1-2017	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
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	0	0.0%	--	--	--
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.
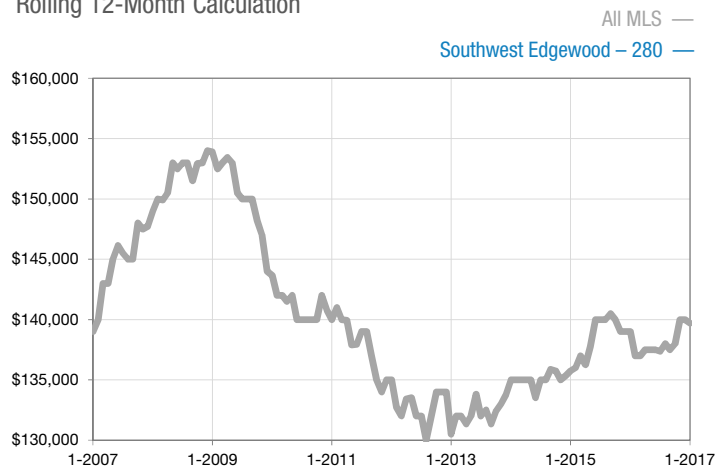
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

All MLS —
Southwest Edgewood – 280 —

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

All MLS —
Southwest Edgewood – 280 —

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.