

Local Market Update for September 2018

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



Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of I-25

Single-Family Detached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	11	19	+ 72.7%	109	111	+ 1.8%
Pending Sales	11	10	- 9.1%	74	82	+ 10.8%
Closed Sales	7	6	- 14.3%	61	74	+ 21.3%
Days on Market Until Sale	42	42	0.0%	42	58	+ 38.1%
Median Sales Price*	\$111,000	\$168,325	+ 51.6%	\$142,500	\$177,450	+ 24.5%
Average Sales Price*	\$152,114	\$177,608	+ 16.8%	\$173,042	\$209,328	+ 21.0%
Percent of List Price Received*	97.4%	96.7%	- 0.7%	98.0%	97.4%	- 0.6%
Inventory of Homes for Sale	39	26	- 33.3%	--	--	--
Months Supply of Inventory	5.3	3.1	- 41.5%	--	--	--

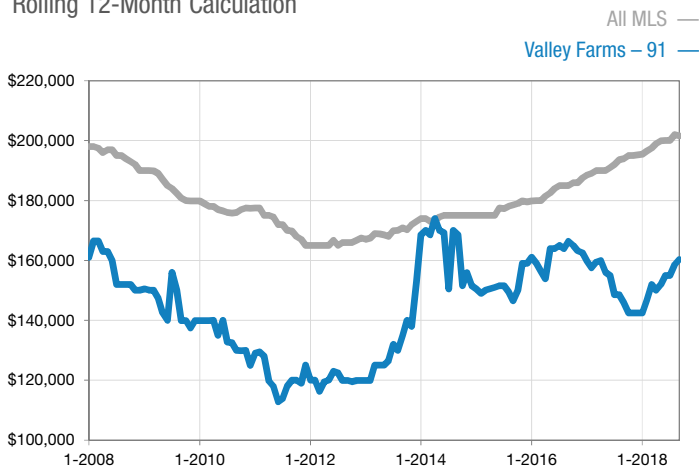
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	0	1	--	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.

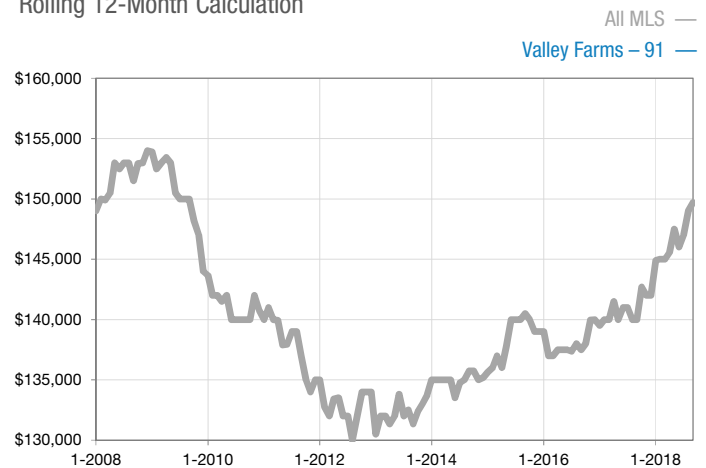
Median Sales Price - Single-Family Detached

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.