

Local Market Update for September 2018

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



Foothills South – 51

East of Tramway Blvd to mountains, South of Montgomery Blvd NE, North of I-40

| Single-Family Detached | September | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2017 | 2018 | Percent Change | Thru 9-2017 | Thru 9-2018 | Percent Change |
| New Listings | 21 | 14 | - 33.3% | 271 | 246 | - 9.2% |
| Pending Sales | 19 | 9 | - 52.6% | 172 | 169 | - 1.7% |
| Closed Sales | 14 | 20 | + 42.9% | 157 | 173 | + 10.2% |
| Days on Market Until Sale | 33 | 26 | - 21.2% | 38 | 36 | - 5.3% |
| Median Sales Price* | \$284,500 | \$259,500 | - 8.8% | \$280,000 | \$310,000 | + 10.7% |
| Average Sales Price* | \$284,521 | \$280,550 | - 1.4% | \$302,502 | \$310,284 | + 2.6% |
| Percent of List Price Received* | 97.4% | 99.7% | + 2.4% | 98.2% | 97.8% | - 0.4% |
| Inventory of Homes for Sale | 63 | 56 | - 11.1% | -- | -- | -- |
| Months Supply of Inventory | 3.8 | 3.1 | - 18.4% | -- | -- | -- |

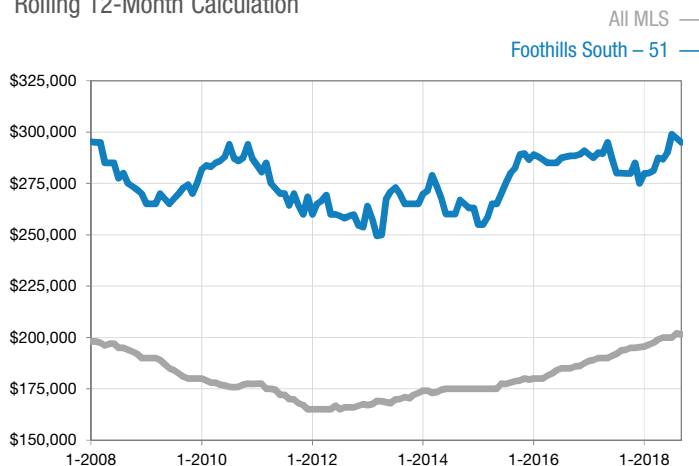
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | September | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2017 | 2018 | Percent Change | Thru 9-2017 | Thru 9-2018 | Percent Change |
| New Listings | 6 | 3 | - 50.0% | 60 | 37 | - 38.3% |
| Pending Sales | 7 | 4 | - 42.9% | 48 | 35 | - 27.1% |
| Closed Sales | 2 | 2 | 0.0% | 41 | 34 | - 17.1% |
| Days on Market Until Sale | 82 | 6 | - 92.7% | 44 | 41 | - 6.8% |
| Median Sales Price* | \$110,200 | \$152,000 | + 37.9% | \$149,000 | \$160,000 | + 7.4% |
| Average Sales Price* | \$110,200 | \$152,000 | + 37.9% | \$155,578 | \$178,177 | + 14.5% |
| Percent of List Price Received* | 100.5% | 99.1% | - 1.4% | 97.7% | 97.7% | 0.0% |
| Inventory of Homes for Sale | 13 | 1 | - 92.3% | -- | -- | -- |
| Months Supply of Inventory | 2.7 | 0.3 | - 88.9% | -- | -- | -- |

* 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.

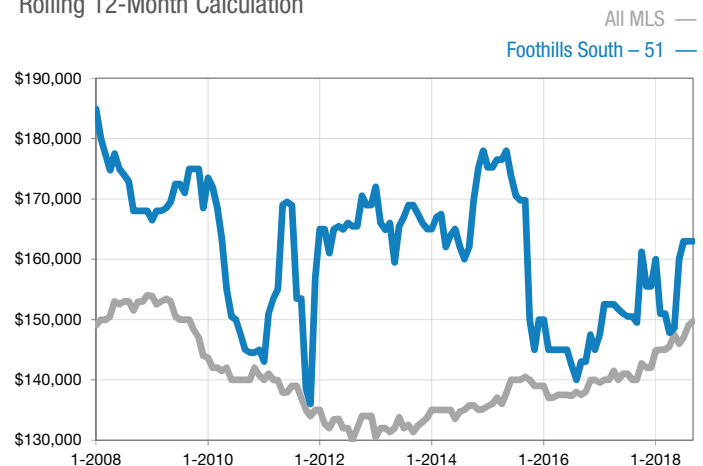
Median Sales Price - Single-Family Detached

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.