

Local Market Update for September 2018

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



87108

Single-Family Detached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	40	38	- 5.0%	398	403	+ 1.3%
Pending Sales	19	24	+ 26.3%	249	268	+ 7.6%
Closed Sales	20	24	+ 20.0%	244	253	+ 3.7%
Days on Market Until Sale	44	43	- 2.3%	47	46	- 2.1%
Median Sales Price*	\$162,750	\$187,450	+ 15.2%	\$159,000	\$177,500	+ 11.6%
Average Sales Price*	\$208,389	\$201,439	- 3.3%	\$182,964	\$204,776	+ 11.9%
Percent of List Price Received*	99.4%	97.9%	- 1.5%	97.9%	97.3%	- 0.6%
Inventory of Homes for Sale	117	87	- 25.6%	--	--	--
Months Supply of Inventory	4.6	3.2	- 30.4%	--	--	--

* 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.

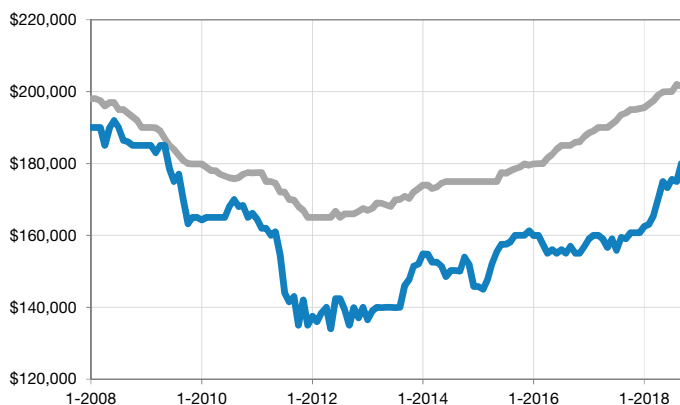
Single-Family Attached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	8	1	- 87.5%	44	54	+ 22.7%
Pending Sales	3	2	- 33.3%	23	34	+ 47.8%
Closed Sales	2	0	- 100.0%	21	38	+ 81.0%
Days on Market Until Sale	29	--	--	43	55	+ 27.9%
Median Sales Price*	\$38,750	--	--	\$99,030	\$287,655	+ 190.5%
Average Sales Price*	\$38,750	--	--	\$124,490	\$243,127	+ 95.3%
Percent of List Price Received*	70.4%	--	--	93.6%	99.5%	+ 6.3%
Inventory of Homes for Sale	11	12	+ 9.1%	--	--	--
Months Supply of Inventory	3.8	3.5	- 7.9%	--	--	--

* 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

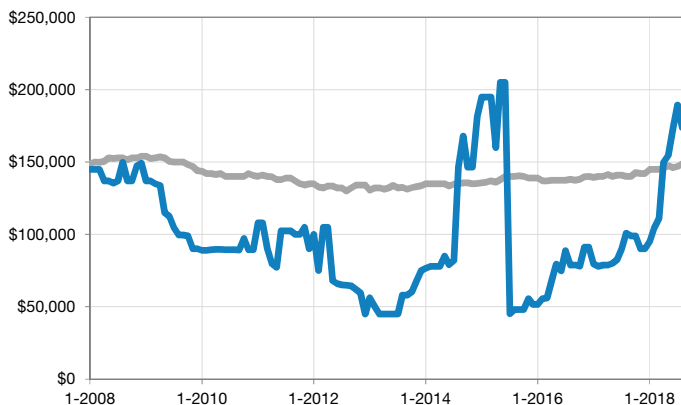
All MLS —
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Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —
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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.