

Local Market Update for September 2018

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



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

| Single-Family Detached | September | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2017 | 2018 | Percent Change | Thru 9-2017 | Thru 9-2018 | Percent Change |
| New Listings | 30 | 15 | - 50.0% | 278 | 290 | + 4.3% |
| Pending Sales | 16 | 19 | + 18.8% | 183 | 176 | - 3.8% |
| Closed Sales | 20 | 14 | - 30.0% | 182 | 165 | - 9.3% |
| Days on Market Until Sale | 45 | 39 | - 13.3% | 45 | 35 | - 22.2% |
| Median Sales Price* | \$303,500 | \$272,563 | - 10.2% | \$342,500 | \$350,500 | + 2.3% |
| Average Sales Price* | \$325,410 | \$366,920 | + 12.8% | \$375,702 | \$387,380 | + 3.1% |
| Percent of List Price Received* | 98.3% | 97.6% | - 0.7% | 98.1% | 98.2% | + 0.1% |
| Inventory of Homes for Sale | 70 | 61 | - 12.9% | -- | -- | -- |
| Months Supply of Inventory | 3.7 | 3.3 | - 10.8% | -- | -- | -- |

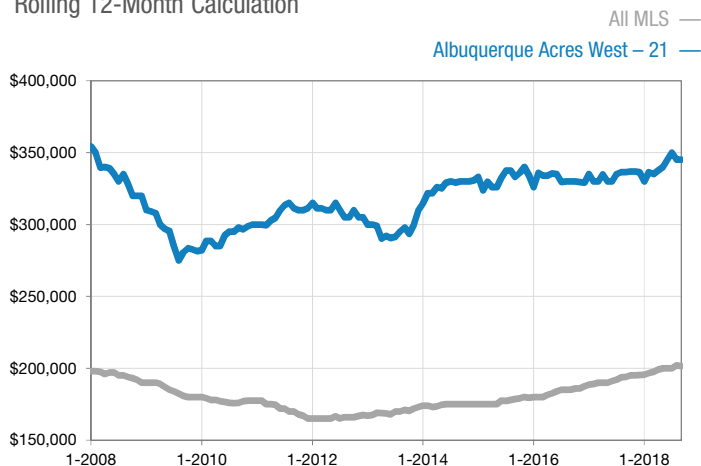
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | September | | | Year to Date | | |
|---------------------------------|-----------|------|----------------|--------------|------------------|----------------|
| Key Metrics | 2017 | 2018 | Percent Change | Thru 9-2017 | Thru 9-2018 | Percent Change |
| New Listings | 1 | 2 | + 100.0% | 9 | 8 | - 11.1% |
| Pending Sales | 1 | 2 | + 100.0% | 8 | 6 | - 25.0% |
| Closed Sales | 1 | 0 | - 100.0% | 9 | 3 | - 66.7% |
| Days on Market Until Sale | 33 | -- | -- | 54 | 57 | + 5.6% |
| Median Sales Price* | \$255,000 | -- | -- | \$169,000 | \$183,000 | + 8.3% |
| Average Sales Price* | \$255,000 | -- | -- | \$200,000 | \$227,500 | + 13.8% |
| Percent of List Price Received* | 92.7% | -- | -- | 96.4% | 97.4% | + 1.0% |
| Inventory of Homes for Sale | 0 | 2 | -- | -- | -- | -- |
| Months Supply of Inventory | -- | 1.4 | -- | -- | -- | -- |

* 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.

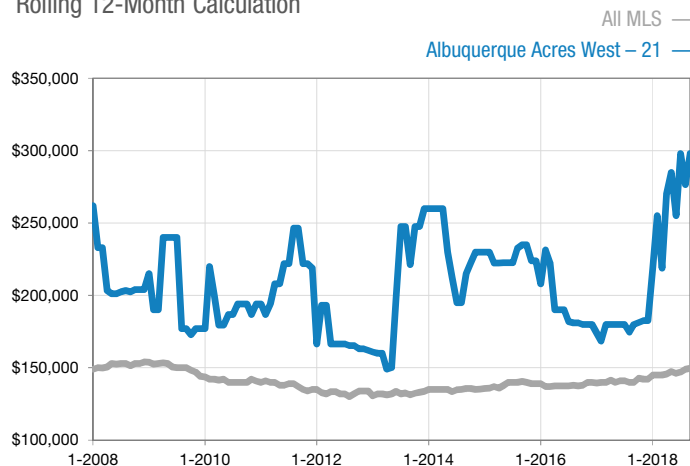
Median Sales Price - Single-Family Detached

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.