

# Local Market Update for September 2018

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



## Belen – 741

North of Castillo Rd, South of I-25 Bypass, East of I-25, West of Rio Grande River / Hwy 304

### Single-Family Detached

Key Metrics	September			Year to Date		
	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	13	7	- 46.2%	81	89	+ 9.9%
Pending Sales	5	3	- 40.0%	54	54	0.0%
Closed Sales	7	7	0.0%	51	50	- 2.0%
Days on Market Until Sale	52	70	+ 34.6%	96	60	- 37.5%
Median Sales Price*	\$115,000	<b>\$91,500</b>	- 20.4%	\$96,000	<b>\$86,000</b>	- 10.4%
Average Sales Price*	\$137,729	<b>\$117,111</b>	- 15.0%	\$119,901	<b>\$104,151</b>	- 13.1%
Percent of List Price Received*	95.8%	<b>92.3%</b>	- 3.7%	97.0%	<b>96.5%</b>	- 0.5%
Inventory of Homes for Sale	37	35	- 5.4%	--	--	--
Months Supply of Inventory	6.1	6.1	0.0%	--	--	--

\* 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.

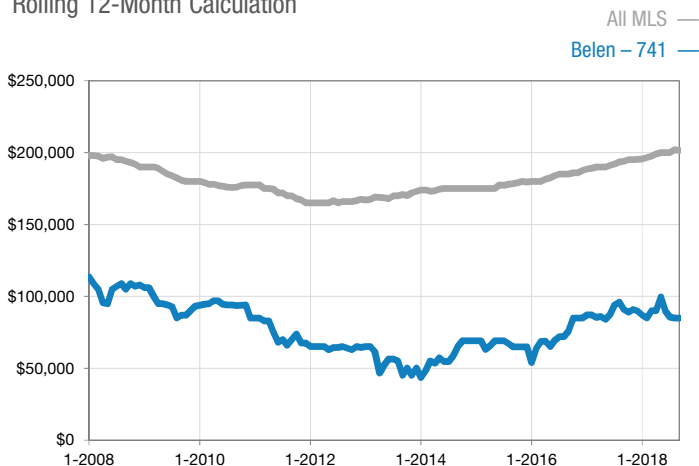
### Single-Family Attached

Key Metrics	September			Year to Date		
	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	0	0	0.0%	2	1	- 50.0%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	3	1	- 66.7%
Days on Market Until Sale	--	--	--	111	22	- 80.2%
Median Sales Price*	--	--	--	\$103,000	<b>\$68,500</b>	- 33.5%
Average Sales Price*	--	--	--	\$104,933	<b>\$68,500</b>	- 34.7%
Percent of List Price Received*	--	--	--	90.5%	<b>100.7%</b>	+ 11.3%
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.

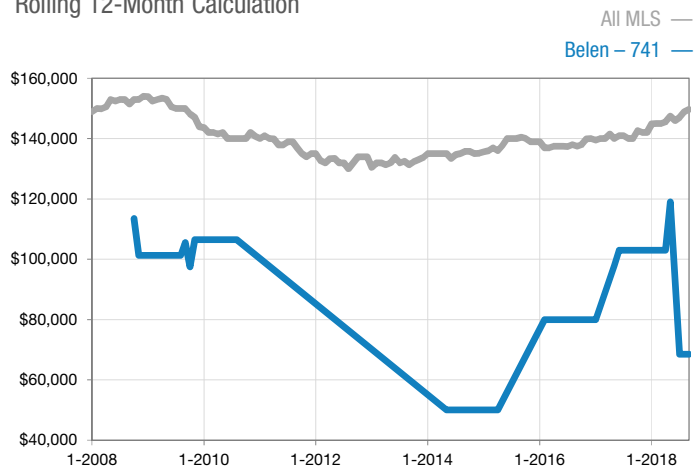
### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



### 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.