

# Local Market Update for September 2018

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



## Ladera Heights – 111

East of Paseo del Volcan, South of Unser, West of Rio Grande River, North of Central Ave

Single-Family Detached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	64	63	- 1.6%	588	666	+ 13.3%
Pending Sales	32	36	+ 12.5%	375	481	+ 28.3%
Closed Sales	44	59	+ 34.1%	377	455	+ 20.7%
Days on Market Until Sale	34	31	- 8.8%	41	40	- 2.4%
Median Sales Price*	\$176,000	<b>\$175,000</b>	- 0.6%	\$163,000	<b>\$172,000</b>	+ 5.5%
Average Sales Price*	\$178,791	<b>\$185,012</b>	+ 3.5%	\$168,506	<b>\$176,591</b>	+ 4.8%
Percent of List Price Received*	98.1%	<b>98.8%</b>	+ 0.7%	98.0%	<b>98.5%</b>	+ 0.5%
Inventory of Homes for Sale	155	149	- 3.9%	--	--	--
Months Supply of Inventory	3.9	3.1	- 20.5%	--	--	--

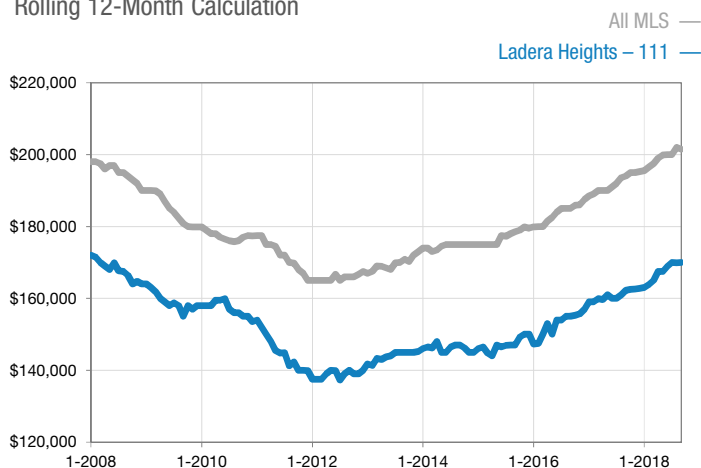
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	12	12	0.0%	133	110	- 17.3%
Pending Sales	15	15	0.0%	113	102	- 9.7%
Closed Sales	7	12	+ 71.4%	100	92	- 8.0%
Days on Market Until Sale	42	25	- 40.5%	43	41	- 4.7%
Median Sales Price*	\$136,500	<b>\$132,750</b>	- 2.7%	\$123,000	<b>\$130,750</b>	+ 6.3%
Average Sales Price*	\$143,094	<b>\$131,675</b>	- 8.0%	\$123,212	<b>\$126,326</b>	+ 2.5%
Percent of List Price Received*	101.9%	<b>98.3%</b>	- 3.5%	98.0%	<b>98.0%</b>	0.0%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--
Months Supply of Inventory	1.8	1.4	- 22.2%	--	--	--

\* 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.

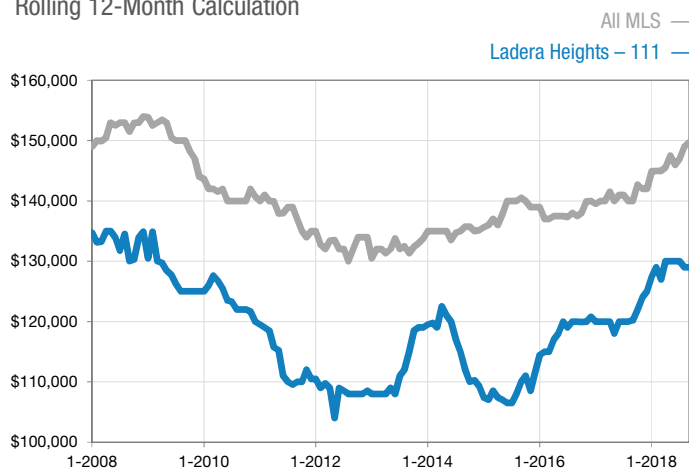
### Median Sales Price - Single-Family Detached

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.