

Local Market Update for September 2018

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



Las Maravillas, Cypress Gardens – 721

North of S Rio del Oro Loop, South of Rio del Oro Loop Subdivision, East of El Cerro Loop, West of Manzano Expy, Includes Las Maravillas

Single-Family Detached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	12	15	+ 25.0%	108	132	+ 22.2%
Pending Sales	13	17	+ 30.8%	90	110	+ 22.2%
Closed Sales	6	16	+ 166.7%	81	101	+ 24.7%
Days on Market Until Sale	22	60	+ 172.7%	55	43	- 21.8%
Median Sales Price*	\$128,244	\$147,500	+ 15.0%	\$124,900	\$133,990	+ 7.3%
Average Sales Price*	\$111,248	\$151,336	+ 36.0%	\$122,996	\$137,504	+ 11.8%
Percent of List Price Received*	94.5%	98.0%	+ 3.7%	97.5%	98.2%	+ 0.7%
Inventory of Homes for Sale	22	32	+ 45.5%	--	--	--
Months Supply of Inventory	2.4	2.9	+ 20.8%	--	--	--

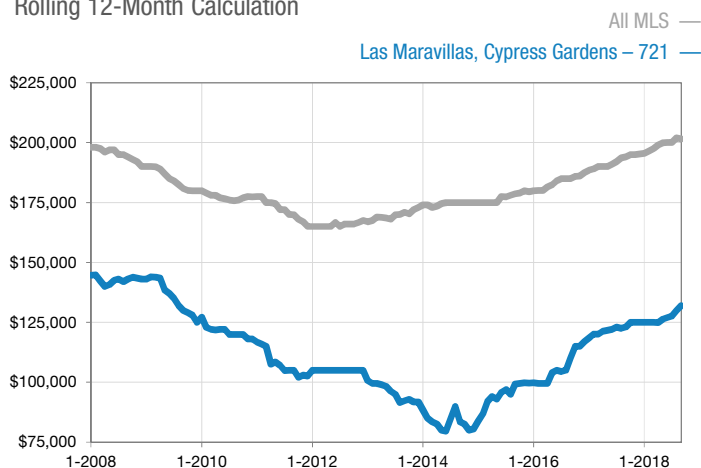
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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.

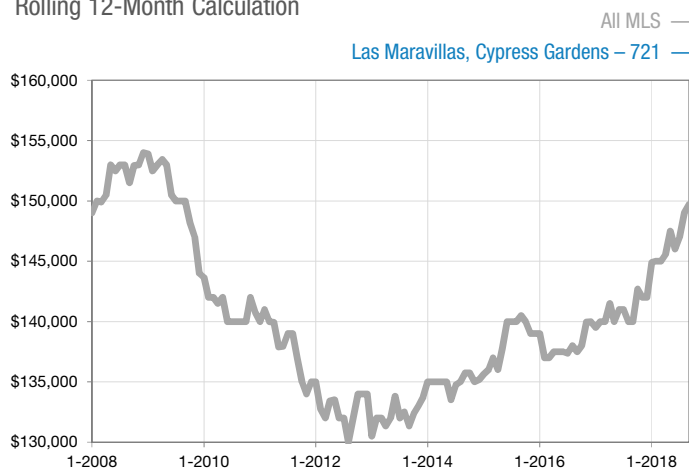
Median Sales Price - Single-Family Detached

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.