

Local Market Update for September 2018

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



South of I-40 – 230

South of Tijeras, North of CR A072, West of Valencia / Torrance County Line, East of Sandia Mountains

Single-Family Detached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	3	9	+ 200.0%	77	84	+ 9.1%
Pending Sales	2	6	+ 200.0%	62	51	- 17.7%
Closed Sales	6	6	0.0%	59	50	- 15.3%
Days on Market Until Sale	35	45	+ 28.6%	70	58	- 17.1%
Median Sales Price*	\$218,750	\$252,500	+ 15.4%	\$235,000	\$267,750	+ 13.9%
Average Sales Price*	\$257,167	\$281,233	+ 9.4%	\$258,830	\$291,301	+ 12.5%
Percent of List Price Received*	98.4%	96.8%	- 1.6%	97.7%	97.4%	- 0.3%
Inventory of Homes for Sale	24	27	+ 12.5%	--	--	--
Months Supply of Inventory	4.1	5.1	+ 24.4%	--	--	--

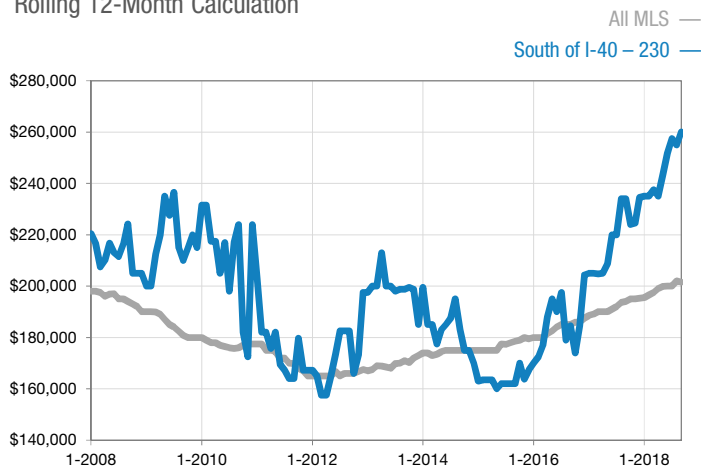
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 9-2017	Thru 9-2018	Percent Change
New Listings	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.

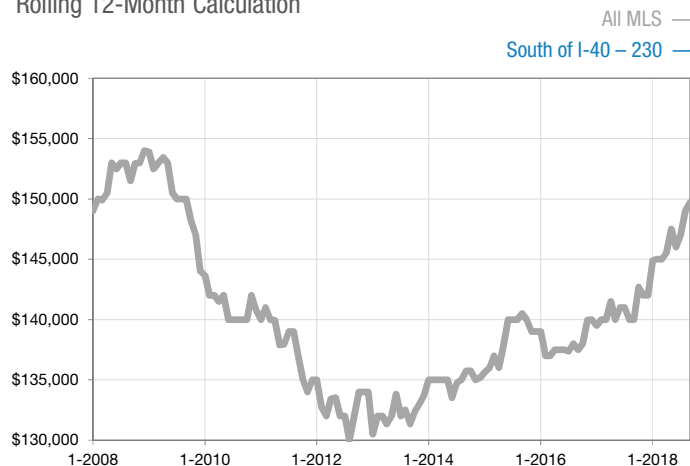
Median Sales Price - Single-Family Detached

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.