

# Local Market Update for October 2018

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



## 87121

Single-Family Detached	October			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
New Listings	141	99	- 29.8%	1,050	1,097	+ 4.5%
Pending Sales	79	103	+ 30.4%	777	911	+ 17.2%
Closed Sales	85	81	- 4.7%	735	869	+ 18.2%
Days on Market Until Sale	27	36	+ 33.3%	33	33	0.0%
Median Sales Price*	\$140,000	\$154,900	+ 10.6%	\$138,100	\$150,000	+ 8.6%
Average Sales Price*	\$143,274	\$155,391	+ 8.5%	\$139,033	\$151,664	+ 9.1%
Percent of List Price Received*	98.6%	99.1%	+ 0.5%	99.4%	99.2%	- 0.2%
Inventory of Homes for Sale	229	169	- 26.2%	--	--	--
Months Supply of Inventory	3.2	1.9	- 40.6%	--	--	--

\* 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.

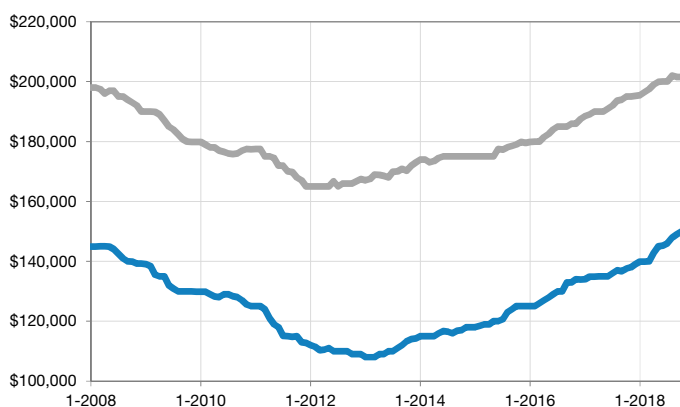
Single-Family Attached	October			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
New Listings	4	5	+ 25.0%	25	24	- 4.0%
Pending Sales	1	2	+ 100.0%	15	19	+ 26.7%
Closed Sales	3	3	0.0%	15	18	+ 20.0%
Days on Market Until Sale	38	8	- 78.9%	34	38	+ 11.8%
Median Sales Price*	\$99,900	\$147,000	+ 47.1%	\$89,900	\$115,000	+ 27.9%
Average Sales Price*	\$105,800	\$141,333	+ 33.6%	\$82,616	\$122,668	+ 48.5%
Percent of List Price Received*	96.4%	97.9%	+ 1.6%	98.1%	95.8%	- 2.3%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	3.5	3.3	- 5.7%	--	--	--

\* 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

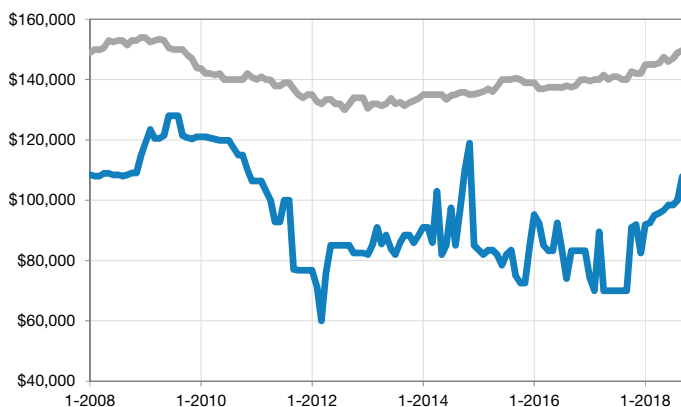
All MLS —  
87121 —



### Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —  
87121 —



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.