

# Local Market Update for October 2018

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



## North of I-40 – 220

North of I-40, West of Golden, East of Sandia Mountains, NW of Gutierrez Canyon

Single-Family Detached	October			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
New Listings	9	7	- 22.2%	183	190	+ 3.8%
Pending Sales	12	4	- 66.7%	106	142	+ 34.0%
Closed Sales	6	17	+ 183.3%	104	139	+ 33.7%
Days on Market Until Sale	93	51	- 45.2%	58	66	+ 13.8%
Median Sales Price*	\$315,000	<b>\$379,000</b>	+ 20.3%	\$290,000	<b>\$332,000</b>	+ 14.5%
Average Sales Price*	\$318,250	<b>\$443,428</b>	+ 39.3%	\$311,386	<b>\$360,315</b>	+ 15.7%
Percent of List Price Received*	96.3%	<b>96.7%</b>	+ 0.4%	97.8%	<b>97.1%</b>	- 0.7%
Inventory of Homes for Sale	58	39	- 32.8%	--	--	--
Months Supply of Inventory	5.3	3.1	- 41.5%	--	--	--

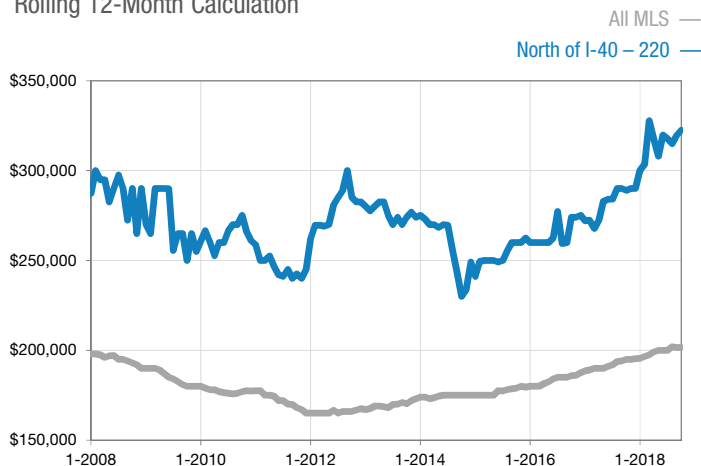
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	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.