

Local Market Update for October 2018

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



87004

Single-Family Detached	October			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
New Listings	14	14	0.0%	156	141	- 9.6%
Pending Sales	6	9	+ 50.0%	86	93	+ 8.1%
Closed Sales	12	7	- 41.7%	88	86	- 2.3%
Days on Market Until Sale	66	57	- 13.6%	63	60	- 4.8%
Median Sales Price*	\$229,975	\$325,000	+ 41.3%	\$262,475	\$288,000	+ 9.7%
Average Sales Price*	\$245,410	\$326,857	+ 33.2%	\$266,240	\$291,725	+ 9.6%
Percent of List Price Received*	96.0%	96.8%	+ 0.8%	97.9%	96.6%	- 1.3%
Inventory of Homes for Sale	51	38	- 25.5%	--	--	--
Months Supply of Inventory	5.9	4.3	- 27.1%	--	--	--

* 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.

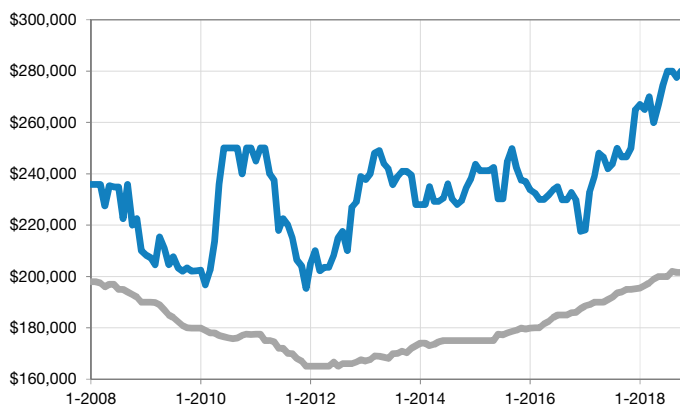
Single-Family Attached	October			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
New Listings	1	0	- 100.0%	2	7	+ 250.0%
Pending Sales	1	0	- 100.0%	1	7	+ 600.0%
Closed Sales	0	1	--	0	6	--
Days on Market Until Sale	--	22	--	--	22	--
Median Sales Price*	--	\$85,500	--	--	\$86,500	--
Average Sales Price*	--	\$85,500	--	--	\$95,500	--
Percent of List Price Received*	--	97.2%	--	--	94.4%	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

* 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

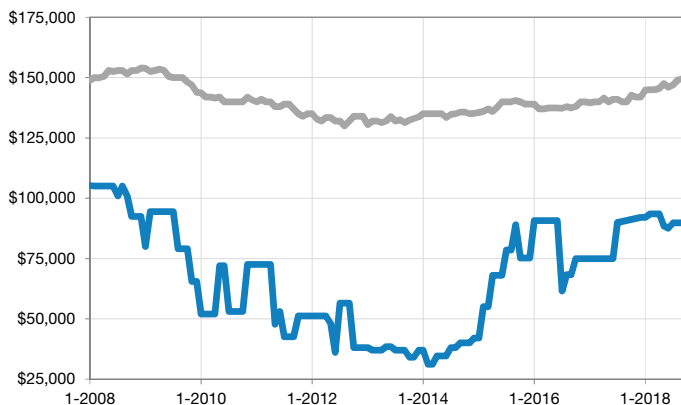
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Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —
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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.