

Local Market Update for December 2018

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



Placitas Area – 180

East of I-25 to Sandia Mountains, South of San Felipe Reservation, North of Sandia Reservation

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	6	15	+ 150.0%	193	215	+ 11.4%
Pending Sales	3	11	+ 266.7%	124	156	+ 25.8%
Closed Sales	12	12	0.0%	137	148	+ 8.0%
Days on Market Until Sale	79	71	- 10.1%	92	88	- 4.3%
Median Sales Price*	\$409,950	\$377,500	- 7.9%	\$415,000	\$415,000	0.0%
Average Sales Price*	\$397,321	\$419,010	+ 5.5%	\$405,187	\$417,525	+ 3.0%
Percent of List Price Received*	95.5%	96.9%	+ 1.5%	96.2%	97.1%	+ 0.9%
Inventory of Homes for Sale	54	44	- 18.5%	--	--	--
Months Supply of Inventory	5.2	3.4	- 34.6%	--	--	--

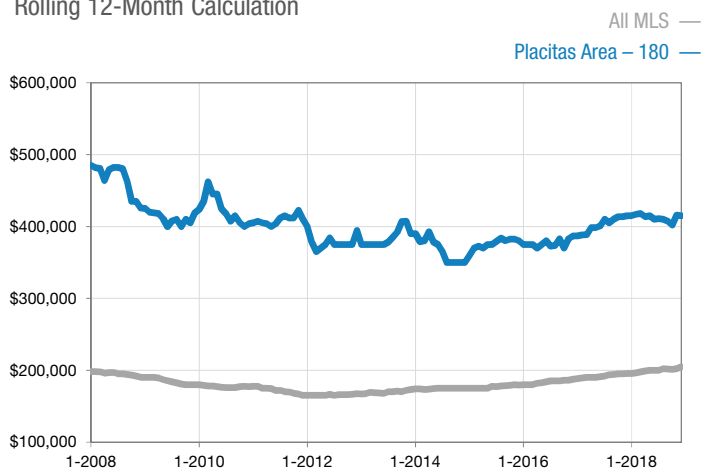
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	0	0	0.0%	3	0	- 100.0%
Pending Sales	0	0	0.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	2	0	- 100.0%
Days on Market Until Sale	--	--	--	42	--	--
Median Sales Price*	--	--	--	\$232,500	--	--
Average Sales Price*	--	--	--	\$232,500	--	--
Percent of List Price Received*	--	--	--	97.3%	--	--
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.

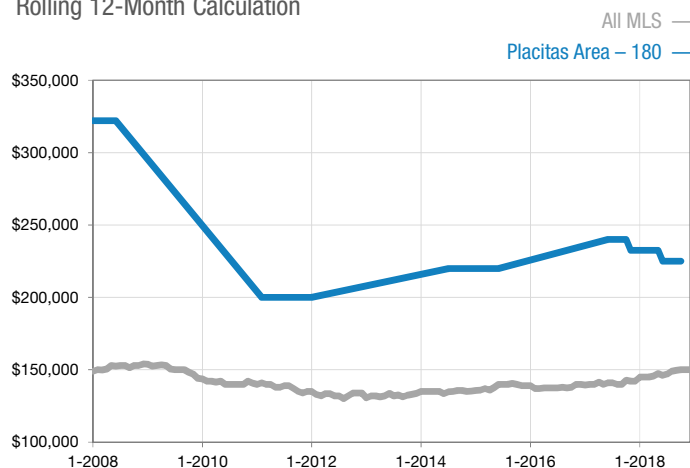
Median Sales Price - Single-Family Detached

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.