

Local Market Update for December 2018

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



87002

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	10	19	+ 90.0%	277	294	+ 6.1%
Pending Sales	15	12	- 20.0%	185	178	- 3.8%
Closed Sales	17	15	- 11.8%	180	180	0.0%
Days on Market Until Sale	71	79	+ 11.3%	86	69	- 19.8%
Median Sales Price*	\$79,000	\$196,500	+ 148.7%	\$115,000	\$127,900	+ 11.2%
Average Sales Price*	\$84,935	\$177,479	+ 109.0%	\$127,878	\$140,157	+ 9.6%
Percent of List Price Received*	102.0%	95.4%	- 6.5%	97.7%	96.5%	- 1.2%
Inventory of Homes for Sale	88	100	+ 13.6%	--	--	--
Months Supply of Inventory	5.7	6.7	+ 17.5%	--	--	--

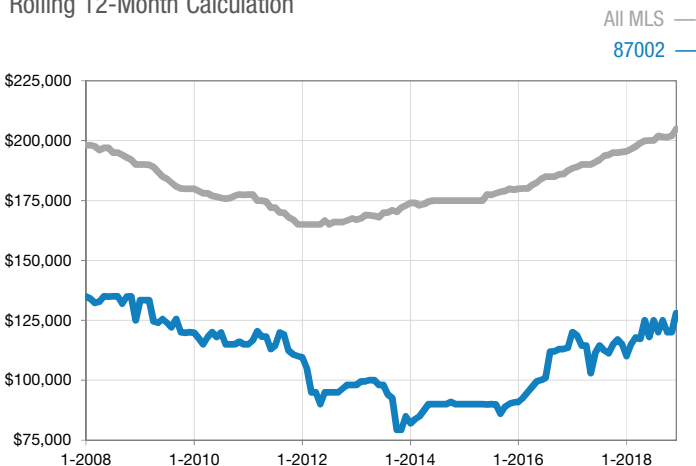
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	1	1	0.0%	25	30	+ 20.0%
Pending Sales	1	2	+ 100.0%	24	21	- 12.5%
Closed Sales	1	2	+ 100.0%	22	21	- 4.5%
Days on Market Until Sale	107	30	- 72.0%	102	65	- 36.3%
Median Sales Price*	\$92,000	\$114,250	+ 24.2%	\$92,050	\$96,500	+ 4.8%
Average Sales Price*	\$92,000	\$114,250	+ 24.2%	\$88,769	\$90,074	+ 1.5%
Percent of List Price Received*	100.0%	99.1%	- 0.9%	94.6%	93.4%	- 1.3%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	1.8	2.4	+ 33.3%	--	--	--

* 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.

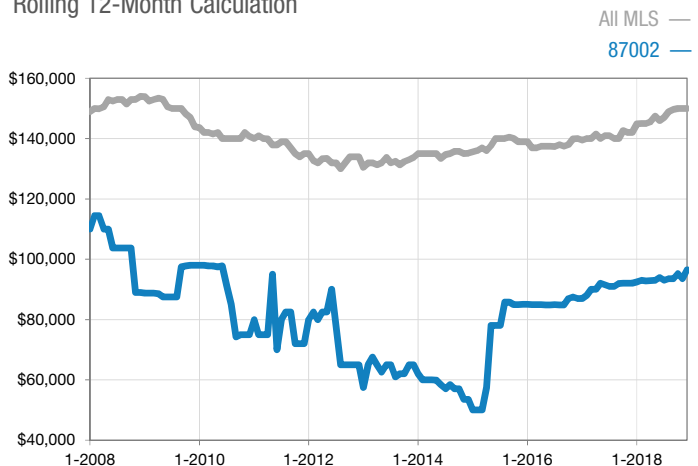
Median Sales Price - Single-Family Detached

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.