

# Local Market Update for December 2018

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



## Los Lunas – 700

South of Bernalillo County Line, East of I-25, West of Rio Grande River, North of Miller Rd

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	10	21	+ 110.0%	232	259	+ 11.6%
Pending Sales	11	10	- 9.1%	155	167	+ 7.7%
Closed Sales	13	12	- 7.7%	154	170	+ 10.4%
Days on Market Until Sale	44	76	+ 72.7%	62	53	- 14.5%
Median Sales Price*	\$169,900	\$219,500	+ 29.2%	\$178,000	\$190,000	+ 6.7%
Average Sales Price*	\$186,677	\$233,333	+ 25.0%	\$182,860	\$202,723	+ 10.9%
Percent of List Price Received*	97.3%	95.0%	- 2.4%	98.1%	97.8%	- 0.3%
Inventory of Homes for Sale	48	64	+ 33.3%	--	--	--
Months Supply of Inventory	3.7	4.6	+ 24.3%	--	--	--

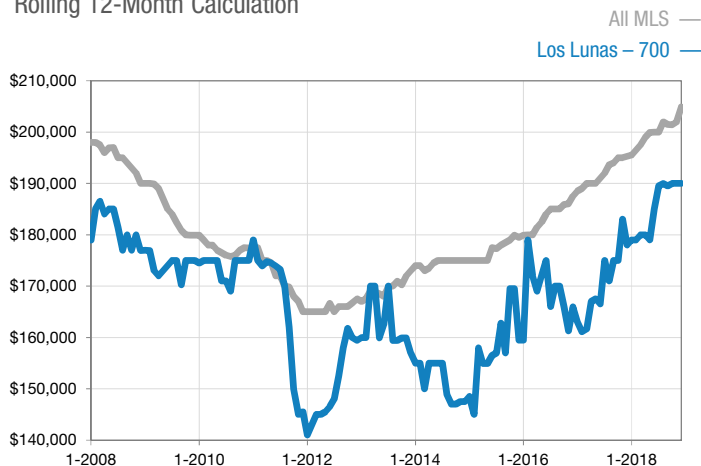
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	23	30	+ 30.4%
Pending Sales	1	0	- 100.0%	16	25	+ 56.3%
Closed Sales	0	2	--	19	26	+ 36.8%
Days on Market Until Sale	--	39	--	24	24	0.0%
Median Sales Price*	--	\$138,750	--	\$115,000	\$123,000	+ 7.0%
Average Sales Price*	--	\$138,750	--	\$120,014	\$125,594	+ 4.6%
Percent of List Price Received*	--	97.9%	--	99.6%	98.6%	- 1.0%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	2.8	2.0	- 28.6%	--	--	--

\* 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.

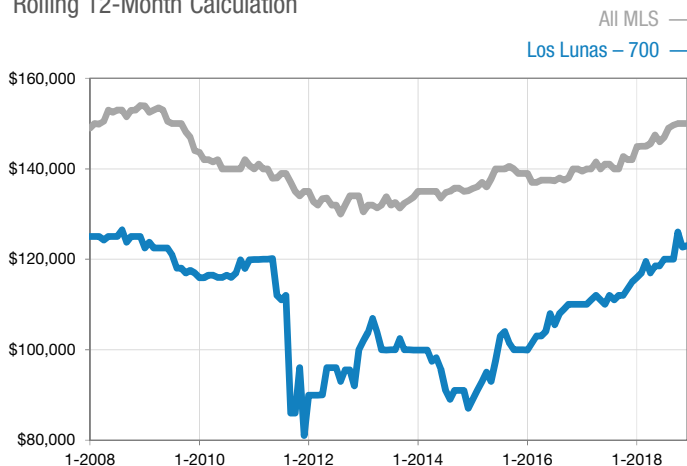
### Median Sales Price - Single-Family Detached

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.