

# Local Market Update for December 2018

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



## Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	13	15	+ 15.4%	333	337	+ 1.2%
Pending Sales	10	10	0.0%	228	211	- 7.5%
Closed Sales	14	13	- 7.1%	234	210	- 10.3%
Days on Market Until Sale	36	74	+ 105.6%	44	41	- 6.8%
Median Sales Price*	\$312,500	<b>\$342,000</b>	+ 9.4%	\$336,500	<b>\$350,000</b>	+ 4.0%
Average Sales Price*	\$324,214	<b>\$409,262</b>	+ 26.2%	\$370,849	<b>\$385,620</b>	+ 4.0%
Percent of List Price Received*	97.5%	<b>97.2%</b>	- 0.3%	98.0%	<b>98.1%</b>	+ 0.1%
Inventory of Homes for Sale	45	35	- 22.2%	--	--	--
Months Supply of Inventory	2.4	2.0	- 16.7%	--	--	--

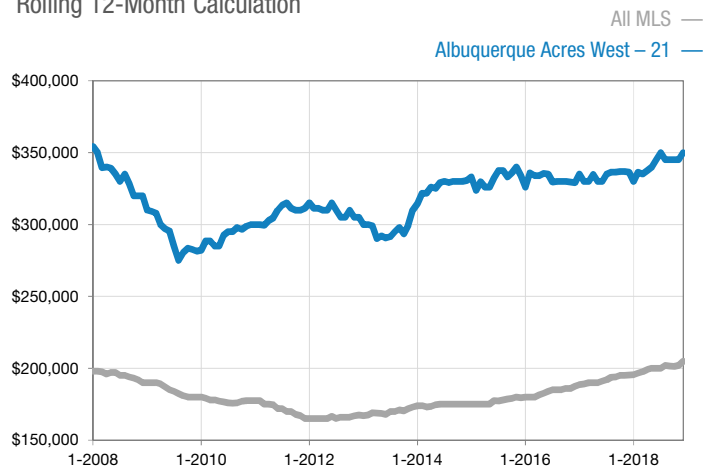
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	0	2	--	10	13	+ 30.0%
Pending Sales	0	1	--	9	7	- 22.2%
Closed Sales	0	1	--	11	6	- 45.5%
Days on Market Until Sale	--	45	--	48	39	- 18.8%
Median Sales Price*	--	<b>\$177,000</b>	--	\$182,500	<b>\$184,500</b>	+ 1.1%
Average Sales Price*	--	<b>\$177,000</b>	--	\$220,364	<b>\$213,400</b>	- 3.2%
Percent of List Price Received*	--	<b>98.9%</b>	--	96.1%	<b>98.2%</b>	+ 2.2%
Inventory of Homes for Sale	0	3	--	--	--	--
Months Supply of Inventory	--	2.6	--	--	--	--

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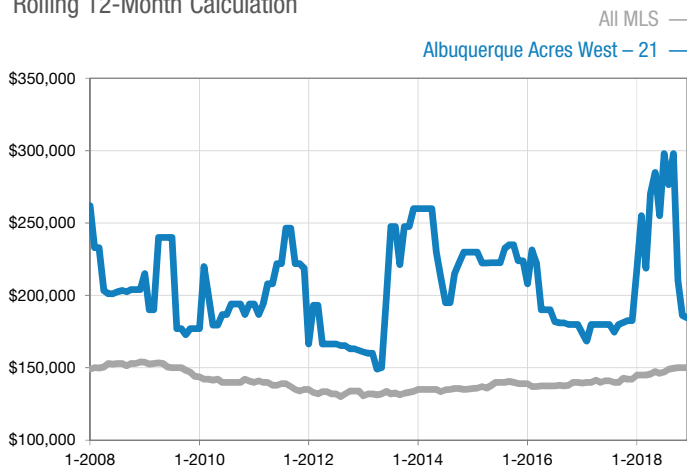
### Median Sales Price - Single-Family Detached

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.