

Local Market Update for December 2018

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



North of I-40 – 220

North of I-40, West of Golden, East of Sandia Mountains, NW of Gutierrez Canyon

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	6	8	+ 33.3%	197	217	+ 10.2%
Pending Sales	2	9	+ 350.0%	113	157	+ 38.9%
Closed Sales	5	9	+ 80.0%	119	153	+ 28.6%
Days on Market Until Sale	101	85	- 15.8%	60	67	+ 11.7%
Median Sales Price*	\$390,000	\$280,000	- 28.2%	\$290,000	\$325,000	+ 12.1%
Average Sales Price*	\$339,800	\$346,444	+ 2.0%	\$314,926	\$360,815	+ 14.6%
Percent of List Price Received*	94.8%	96.5%	+ 1.8%	97.7%	97.0%	- 0.7%
Inventory of Homes for Sale	47	36	- 23.4%	--	--	--
Months Supply of Inventory	5.0	2.8	- 44.0%	--	--	--

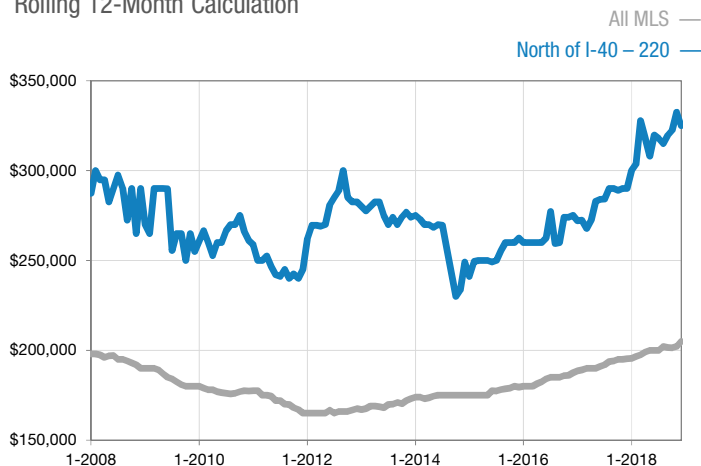
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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.