

# Local Market Update for December 2018

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



## South Moriarty – 291

South of I-40, North of Shondale Lane (CR A147), East of Lexco Rd to Guadalupe County Line

| Single-Family Detached          | December |           |                | Year to Date |              |                |
|---------------------------------|----------|-----------|----------------|--------------|--------------|----------------|
| Key Metrics                     | 2017     | 2018      | Percent Change | Thru 12-2017 | Thru 12-2018 | Percent Change |
| New Listings                    | 2        | 3         | + 50.0%        | 41           | 44           | + 7.3%         |
| Pending Sales                   | 1        | 1         | 0.0%           | 27           | 36           | + 33.3%        |
| Closed Sales                    | 1        | 3         | + 200.0%       | 33           | 34           | + 3.0%         |
| Days on Market Until Sale       | 100      | 63        | - 37.0%        | 56           | 58           | + 3.6%         |
| Median Sales Price*             | \$48,500 | \$115,000 | + 137.1%       | \$72,000     | \$97,200     | + 35.0%        |
| Average Sales Price*            | \$48,500 | \$96,646  | + 99.3%        | \$82,449     | \$110,308    | + 33.8%        |
| Percent of List Price Received* | 86.6%    | 93.7%     | + 8.2%         | 94.8%        | 95.4%        | + 0.6%         |
| Inventory of Homes for Sale     | 12       | 7         | - 41.7%        | --           | --           | --             |
| Months Supply of Inventory      | 4.9      | 2.3       | - 53.1%        | --           | --           | --             |

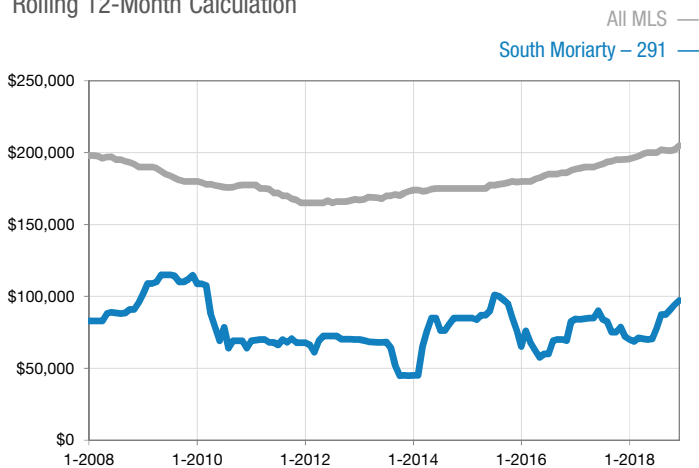
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| 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.

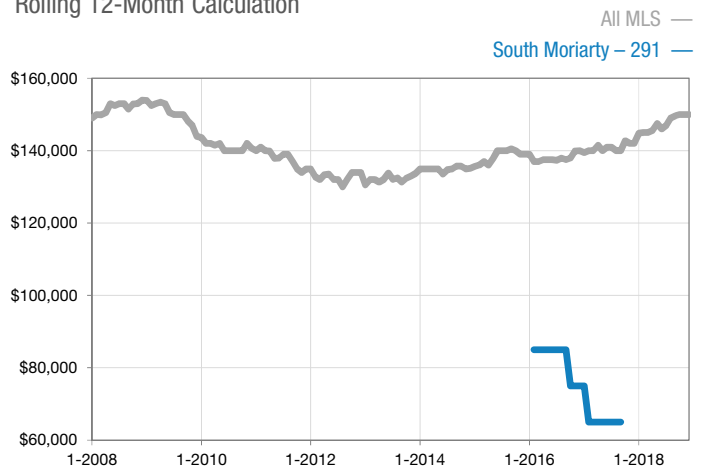
### Median Sales Price - Single-Family Detached

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.