

# Local Market Update for December 2018

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



## North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	6	7	+ 16.7%	270	214	- 20.7%
Pending Sales	5	2	- 60.0%	150	121	- 19.3%
Closed Sales	12	5	- 58.3%	146	124	- 15.1%
Days on Market Until Sale	60	36	- 40.0%	52	60	+ 15.4%
Median Sales Price*	\$570,000	<b>\$548,900</b>	- 3.7%	\$560,000	<b>\$546,950</b>	- 2.3%
Average Sales Price*	\$763,750	<b>\$562,280</b>	- 26.4%	\$595,053	<b>\$594,690</b>	- 0.1%
Percent of List Price Received*	95.9%	<b>97.2%</b>	+ 1.4%	97.1%	<b>97.4%</b>	+ 0.3%
Inventory of Homes for Sale	47	34	- 27.7%	--	--	--
Months Supply of Inventory	3.8	3.4	- 10.5%	--	--	--

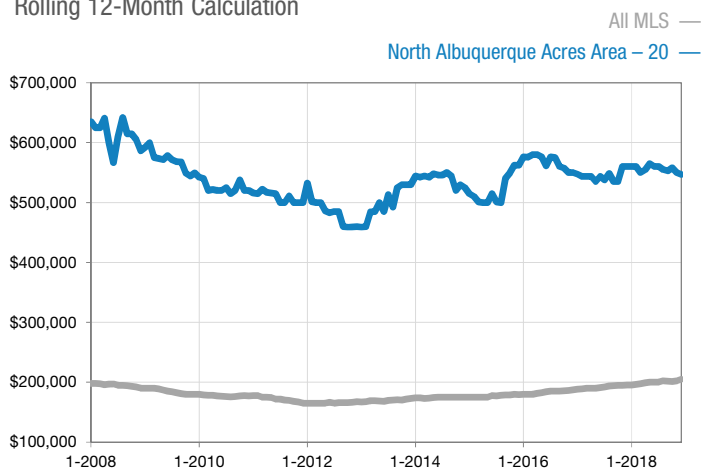
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	0	0	0.0%	4	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	--	--	--	7	--	--
Median Sales Price*	--	--	--	\$255,000	--	--
Average Sales Price*	--	--	--	\$255,000	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
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.

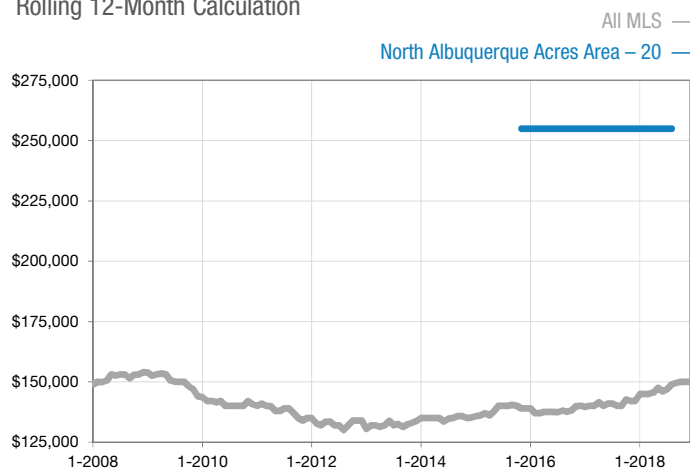
### Median Sales Price - Single-Family Detached

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.