

# Local Market Update for December 2018

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



## 87105

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	26	22	- 15.4%	539	538	- 0.2%
Pending Sales	23	21	- 8.7%	333	379	+ 13.8%
Closed Sales	25	26	+ 4.0%	331	372	+ 12.4%
Days on Market Until Sale	42	69	+ 64.3%	45	48	+ 6.7%
Median Sales Price*	\$132,500	<b>\$142,750</b>	+ 7.7%	\$135,000	<b>\$145,000</b>	+ 7.4%
Average Sales Price*	\$137,164	<b>\$171,211</b>	+ 24.8%	\$148,799	<b>\$160,270</b>	+ 7.7%
Percent of List Price Received*	96.2%	<b>95.4%</b>	- 0.8%	97.5%	<b>97.4%</b>	- 0.1%
Inventory of Homes for Sale	105	79	- 24.8%	--	--	--
Months Supply of Inventory	3.8	2.5	- 34.2%	--	--	--

\* 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.

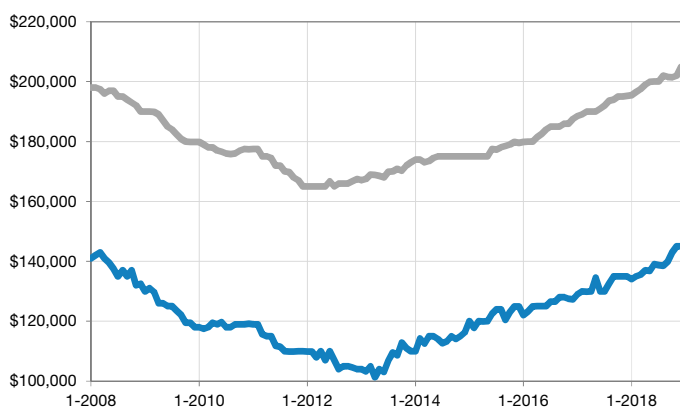
Single-Family Attached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	0	1	--	22	21	- 4.5%
Pending Sales	0	1	--	14	18	+ 28.6%
Closed Sales	1	3	+ 200.0%	13	17	+ 30.8%
Days on Market Until Sale	11	99	+ 800.0%	38	61	+ 60.5%
Median Sales Price*	\$73,449	<b>\$130,000</b>	+ 77.0%	\$94,000	<b>\$130,000</b>	+ 38.3%
Average Sales Price*	\$73,449	<b>\$125,000</b>	+ 70.2%	\$98,668	<b>\$114,860</b>	+ 16.4%
Percent of List Price Received*	122.4%	<b>96.2%</b>	- 21.4%	100.3%	<b>97.5%</b>	- 2.8%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	2.9	1.0	- 65.5%	--	--	--

\* 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.

### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation

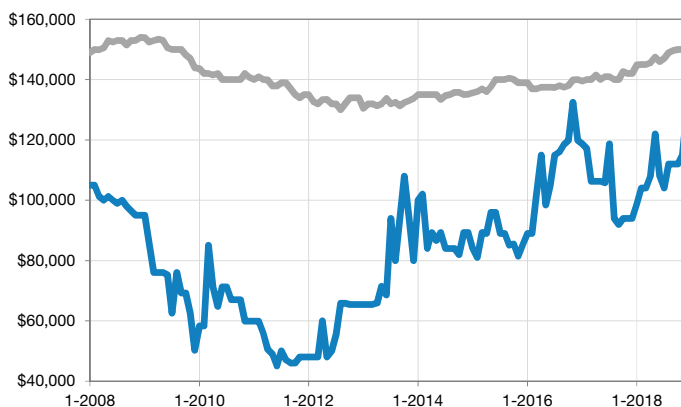
All MLS —  
87105 —



### Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —  
87105 —



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.