

# Local Market Update for December 2018

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



## 87122

Single-Family Detached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	15	25	+ 66.7%	541	503	- 7.0%
Pending Sales	12	12	0.0%	328	302	- 7.9%
Closed Sales	21	18	- 14.3%	334	297	- 11.1%
Days on Market Until Sale	70	68	- 2.9%	51	50	- 2.0%
Median Sales Price*	\$540,000	\$529,450	- 2.0%	\$460,000	\$492,500	+ 7.1%
Average Sales Price*	\$669,667	\$590,628	- 11.8%	\$516,208	\$533,509	+ 3.4%
Percent of List Price Received*	96.1%	95.8%	- 0.3%	97.3%	97.7%	+ 0.4%
Inventory of Homes for Sale	92	83	- 9.8%	--	--	--
Months Supply of Inventory	3.4	3.3	- 2.9%	--	--	--

\* 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.

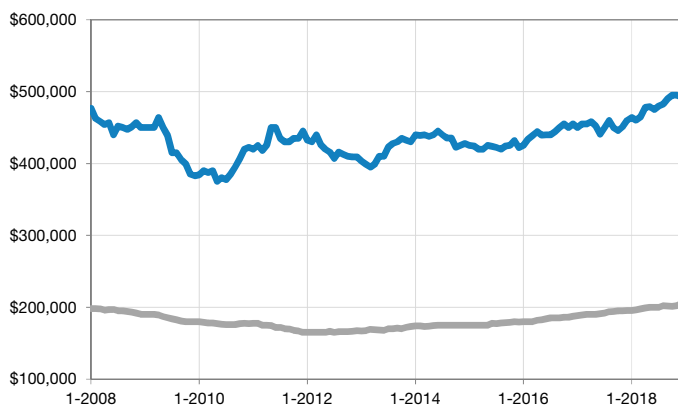
Single-Family Attached	December			Year to Date		
Key Metrics	2017	2018	Percent Change	Thru 12-2017	Thru 12-2018	Percent Change
New Listings	2	1	- 50.0%	24	21	- 12.5%
Pending Sales	1	0	- 100.0%	15	10	- 33.3%
Closed Sales	0	2	--	14	11	- 21.4%
Days on Market Until Sale	--	79	--	24	45	+ 87.5%
Median Sales Price*	--	\$218,500	--	\$261,500	\$204,000	- 22.0%
Average Sales Price*	--	\$218,500	--	\$269,071	\$225,059	- 16.4%
Percent of List Price Received*	--	89.5%	--	96.8%	95.3%	- 1.5%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--

\* 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.

### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation

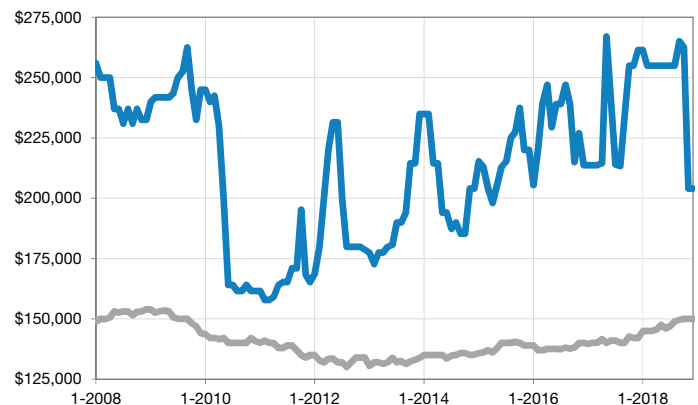
All MLS —  
87122 —



### Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation

All MLS —  
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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.