

Local Market Update for January 2019

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



Sandia Heights – 10

North & South ZA: A23, B23, C23, D23 (East of Tennyson St NE, South of Sandoval County)

Single-Family Detached	January			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
New Listings	6	12	+ 100.0%	6	12	+ 100.0%
Pending Sales	5	17	+ 240.0%	5	17	+ 240.0%
Closed Sales	5	8	+ 60.0%	5	8	+ 60.0%
Days on Market Until Sale	70	20	- 71.4%	70	20	- 71.4%
Median Sales Price*	\$540,000	\$413,250	- 23.5%	\$540,000	\$413,250	- 23.5%
Average Sales Price*	\$549,500	\$573,583	+ 4.4%	\$549,500	\$573,583	+ 4.4%
Percent of List Price Received*	96.3%	99.0%	+ 2.8%	96.3%	99.0%	+ 2.8%
Inventory of Homes for Sale	16	18	+ 12.5%	--	--	--
Months Supply of Inventory	2.3	2.1	- 8.7%	--	--	--

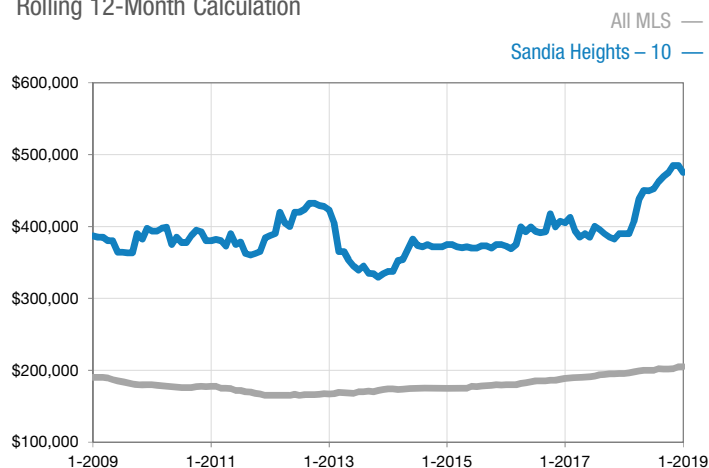
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
New Listings	1	1	0.0%	1	1	0.0%
Pending Sales	0	2	--	0	2	--
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	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.6	0.5	- 68.8%	--	--	--

* 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.

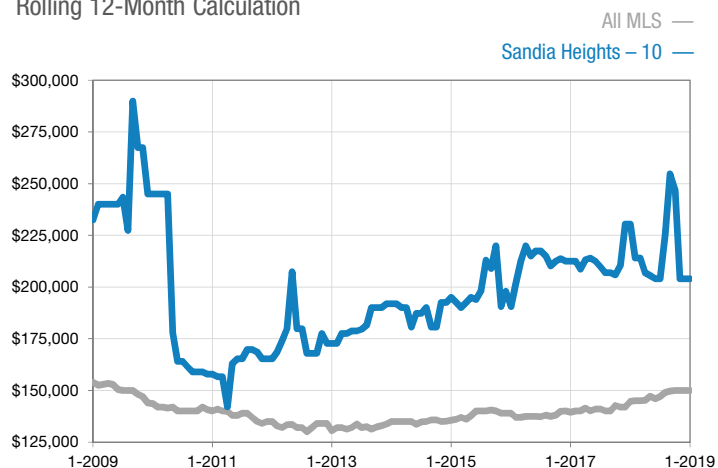
Median Sales Price - Single-Family Detached

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.