

Local Market Update for January 2019

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



Paradise West – 120

East of West Mesa, South of Sandoval County Line, West of Unser Blvd NW, North of Paseo del Norte Blvd NE

Single-Family Detached	January			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
New Listings	67	66	- 1.5%	67	66	- 1.5%
Pending Sales	47	56	+ 19.1%	47	56	+ 19.1%
Closed Sales	59	45	- 23.7%	59	45	- 23.7%
Days on Market Until Sale	52	43	- 17.3%	52	43	- 17.3%
Median Sales Price*	\$193,000	\$190,000	- 1.6%	\$193,000	\$190,000	- 1.6%
Average Sales Price*	\$196,965	\$203,354	+ 3.2%	\$196,965	\$203,354	+ 3.2%
Percent of List Price Received*	98.1%	98.7%	+ 0.6%	98.1%	98.7%	+ 0.6%
Inventory of Homes for Sale	124	103	- 16.9%	--	--	--
Months Supply of Inventory	2.0	1.8	- 10.0%	--	--	--

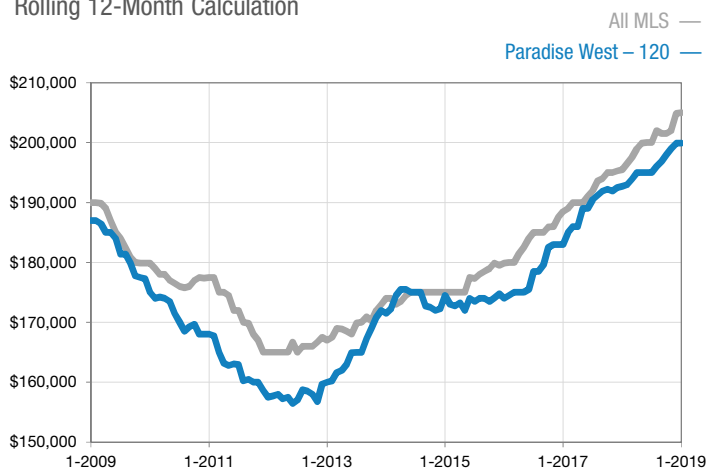
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
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	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

* 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.

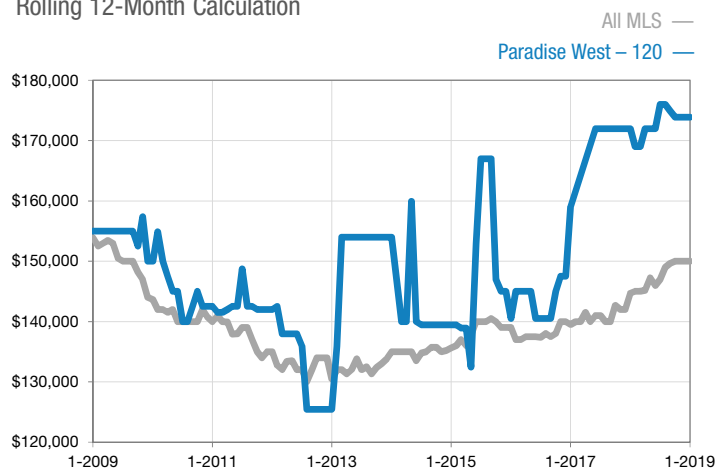
Median Sales Price - Single-Family Detached

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.