

# Local Market Update for January 2019

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



## 87112

Single-Family Detached	January			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
New Listings	56	56	0.0%	56	56	0.0%
Pending Sales	56	48	- 14.3%	56	48	- 14.3%
Closed Sales	40	46	+ 15.0%	40	46	+ 15.0%
Days on Market Until Sale	48	38	- 20.8%	48	38	- 20.8%
Median Sales Price*	\$170,000	\$181,950	+ 7.0%	\$170,000	\$181,950	+ 7.0%
Average Sales Price*	\$198,767	\$203,543	+ 2.4%	\$198,767	\$203,543	+ 2.4%
Percent of List Price Received*	97.8%	99.3%	+ 1.5%	97.8%	99.3%	+ 1.5%
Inventory of Homes for Sale	102	91	- 10.8%	--	--	--
Months Supply of Inventory	1.9	1.8	- 5.3%	--	--	--

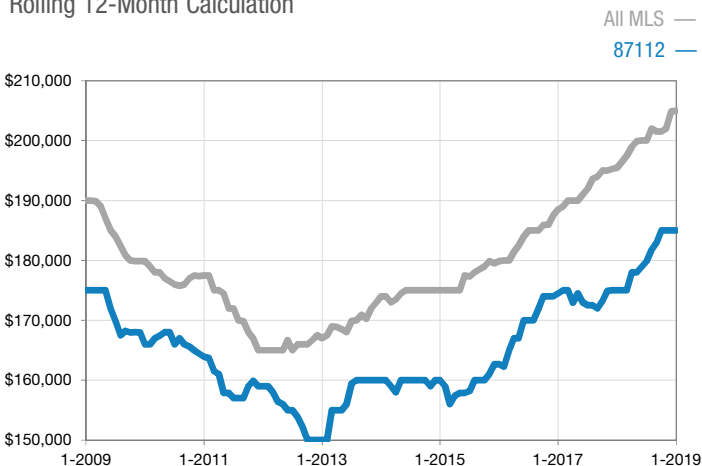
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
New Listings	7	5	- 28.6%	7	5	- 28.6%
Pending Sales	2	8	+ 300.0%	2	8	+ 300.0%
Closed Sales	3	6	+ 100.0%	3	6	+ 100.0%
Days on Market Until Sale	35	20	- 42.9%	35	20	- 42.9%
Median Sales Price*	\$178,000	\$147,000	- 17.4%	\$178,000	\$147,000	- 17.4%
Average Sales Price*	\$186,667	\$152,765	- 18.2%	\$186,667	\$152,765	- 18.2%
Percent of List Price Received*	97.3%	96.7%	- 0.6%	97.3%	96.7%	- 0.6%
Inventory of Homes for Sale	11	6	- 45.5%	--	--	--
Months Supply of Inventory	2.3	1.2	- 47.8%	--	--	--

\* 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.

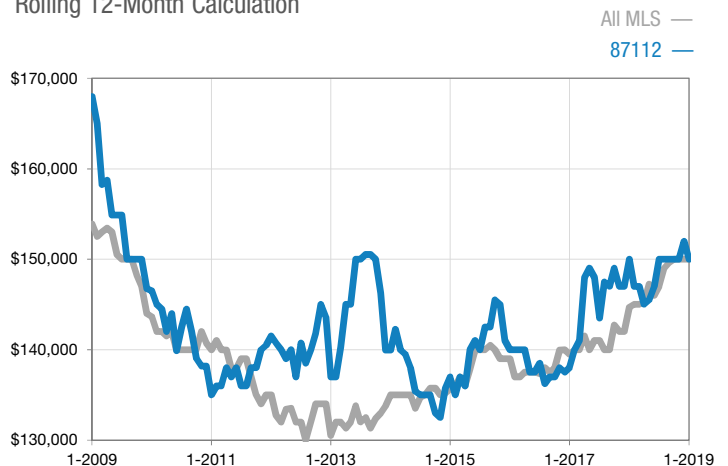
### Median Sales Price - Single-Family Detached

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.