

Local Market Update for August 2019

A Research Tool Provided by the Greater Albuquerque Association of REALTORS®



Mesa Del Sol – 72

South of Sunport Blvd, East of I-25, West of KAFB, North of Isleta Reservation

Single-Family Detached	August			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 8-2018	Thru 8-2019	Percent Change
New Listings	1	4	+ 300.0%	31	28	- 9.7%
Pending Sales	1	6	+ 500.0%	19	26	+ 36.8%
Closed Sales	3	5	+ 66.7%	16	19	+ 18.8%
Days on Market Until Sale	82	80	- 2.4%	46	67	+ 45.7%
Median Sales Price*	\$230,000	\$249,500	+ 8.5%	\$234,873	\$290,000	+ 23.5%
Average Sales Price*	\$235,313	\$275,147	+ 16.9%	\$254,665	\$289,003	+ 13.5%
Percent of List Price Received*	100.1%	98.6%	- 1.5%	99.5%	97.4%	- 2.1%
Inventory of Homes for Sale	7	0	- 100.0%	--	--	--
Months Supply of Inventory	2.7	--	--	--	--	--

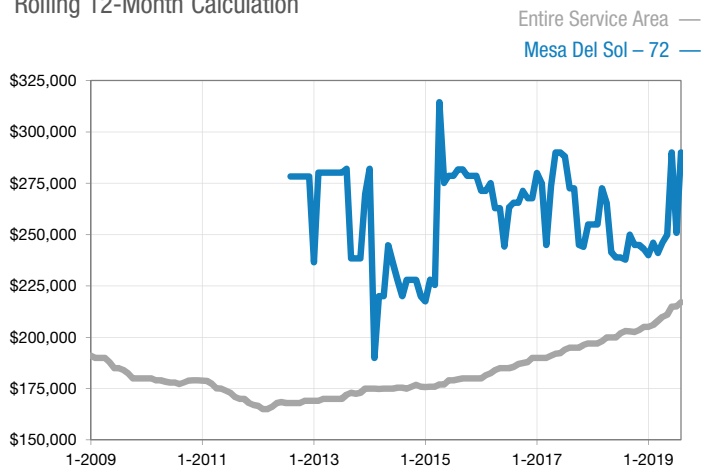
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 8-2018	Thru 8-2019	Percent Change
New Listings	1	0	- 100.0%	6	2	- 66.7%
Pending Sales	0	0	0.0%	2	1	- 50.0%
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	--	--	--	35	20	- 42.9%
Median Sales Price*	--	--	--	\$195,000	\$200,000	+ 2.6%
Average Sales Price*	--	--	--	\$195,000	\$200,000	+ 2.6%
Percent of List Price Received*	--	--	--	97.5%	95.3%	- 2.3%
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.

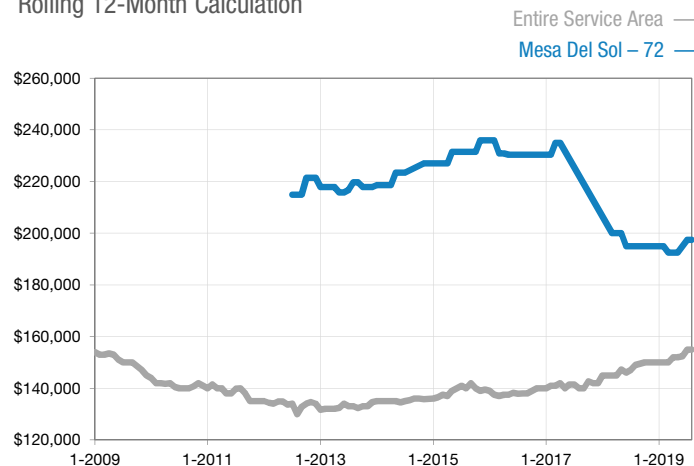
Median Sales Price - Single-Family Detached

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.