

Local Market Update for August 2019

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



Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of I-25

Single-Family Detached	August			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 8-2018	Thru 8-2019	Percent Change
New Listings	9	11	+ 22.2%	92	87	- 5.4%
Pending Sales	8	8	0.0%	71	79	+ 11.3%
Closed Sales	11	11	0.0%	68	68	0.0%
Days on Market Until Sale	58	36	- 37.9%	60	37	- 38.3%
Median Sales Price*	\$181,500	\$235,000	+ 29.5%	\$177,450	\$172,250	- 2.9%
Average Sales Price*	\$178,582	\$264,482	+ 48.1%	\$212,127	\$212,430	+ 0.1%
Percent of List Price Received*	96.8%	97.6%	+ 0.8%	97.5%	97.0%	- 0.5%
Inventory of Homes for Sale	27	14	- 48.1%	--	--	--
Months Supply of Inventory	3.2	1.6	- 50.0%	--	--	--

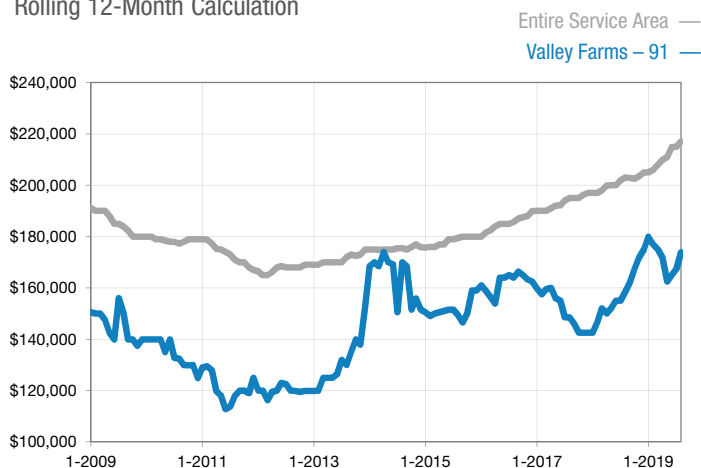
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 8-2018	Thru 8-2019	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
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	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.