

Local Market Update for August 2019

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



Bosque Farms and Peralta – 710

North of Valencia Rd, South of Isleta Reservation, East of Rio Grande River, West of La Ladera Rd

Single-Family Detached	August			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 8-2018	Thru 8-2019	Percent Change
New Listings	3	3	0.0%	62	50	- 19.4%
Pending Sales	4	7	+ 75.0%	43	38	- 11.6%
Closed Sales	8	2	- 75.0%	48	36	- 25.0%
Days on Market Until Sale	65	4	- 93.8%	89	66	- 25.8%
Median Sales Price*	\$263,750	\$228,500	- 13.4%	\$249,250	\$244,000	- 2.1%
Average Sales Price*	\$292,313	\$228,500	- 21.8%	\$271,036	\$277,311	+ 2.3%
Percent of List Price Received*	97.0%	100.2%	+ 3.3%	97.7%	98.9%	+ 1.2%
Inventory of Homes for Sale	25	14	- 44.0%	--	--	--
Months Supply of Inventory	5.0	2.9	- 42.0%	--	--	--

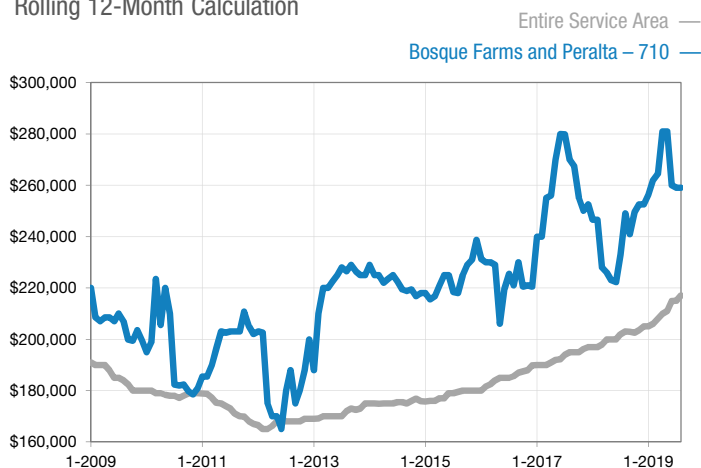
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	1	--
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	43	--
Median Sales Price*	--	--	--	--	\$210,500	--
Average Sales Price*	--	--	--	--	\$210,500	--
Percent of List Price Received*	--	--	--	--	100.0%	--
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.

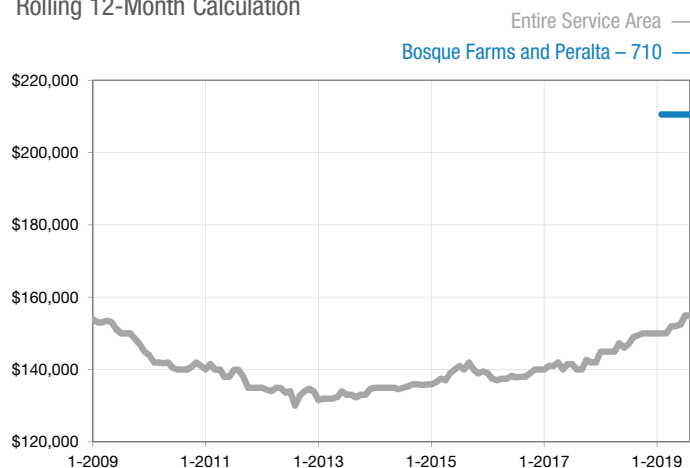
Median Sales Price - Single-Family Detached

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.