

# Local Market Update for August 2019

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



## Northeast Edgewood – 270

North of I-40, East of Hwy 344, West of Lexco Rd

Single-Family Detached	August			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 8-2018	Thru 8-2019	Percent Change
New Listings	8	8	0.0%	44	43	- 2.3%
Pending Sales	4	10	+ 150.0%	22	33	+ 50.0%
Closed Sales	5	2	- 60.0%	21	24	+ 14.3%
Days on Market Until Sale	44	72	+ 63.6%	50	41	- 18.0%
Median Sales Price*	\$288,000	\$219,000	- 24.0%	\$221,000	\$259,950	+ 17.6%
Average Sales Price*	\$282,400	\$219,000	- 22.5%	\$213,674	\$258,392	+ 20.9%
Percent of List Price Received*	97.3%	98.5%	+ 1.2%	98.3%	98.2%	- 0.1%
Inventory of Homes for Sale	21	13	- 38.1%	--	--	--
Months Supply of Inventory	5.8	3.0	- 48.3%	--	--	--

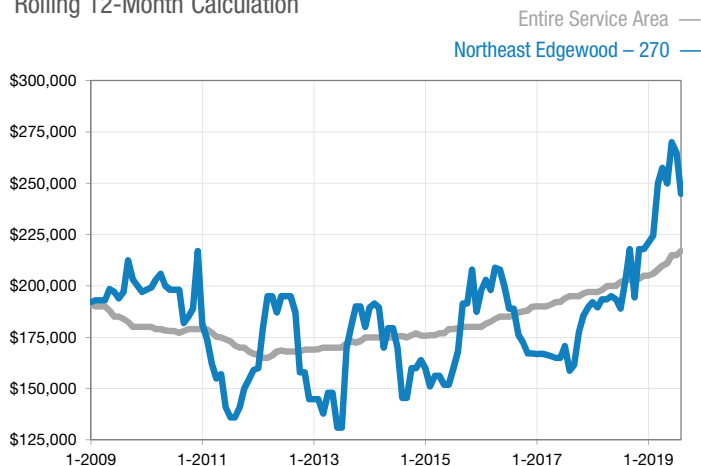
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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.

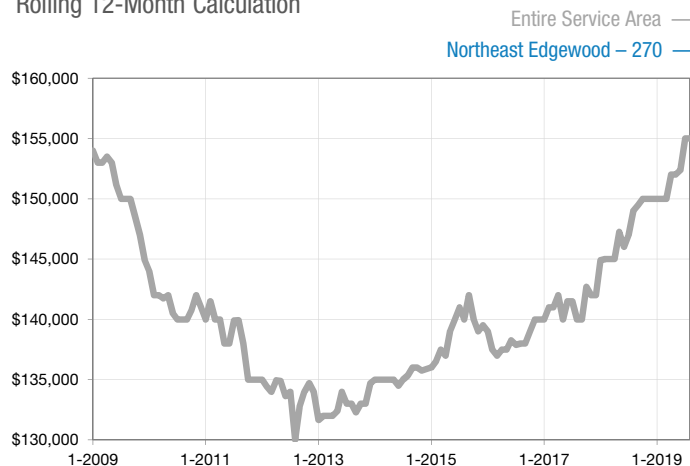
### Median Sales Price - Single-Family Detached

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.