Local Market Update for August 2019

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

Adelino – 750

North of Manzano Expy, South of Patricio Dr / S Rio del Oro Loop, West of Rio Grande River to Manzano Mountains

Single-Family Detached	August			Year to Date		
Key Metrics	**2018**	**2019**	Percent Change	**Thru 8-2018**	**Thru 8-2019**	Percent Change
New Listings	4	**2**	- 50.0%	12	**9**	- 25.0%
Pending Sales	2	**1**	- 50.0%	5	**6**	+ 20.0%
Closed Sales	0	**1**	--	4	**5**	+ 25.0%
Days on Market Until Sale	--	**107**	--	81	**48**	- 40.7%
Median Sales Price*	--	**$202,000**	--	$133,750	**$202,000**	+ 51.0%
Average Sales Price*	--	**$202,000**	--	$134,500	**$246,600**	+ 83.3%
Percent of List Price Received*	--	**101.1%**	--	98.0%	**95.6%**	- 2.4%
Inventory of Homes for Sale	6	**4**	- 33.3%	--	**--**	--
Months Supply of Inventory	4.0	**2.9**	- 27.5%	--	**--**	--

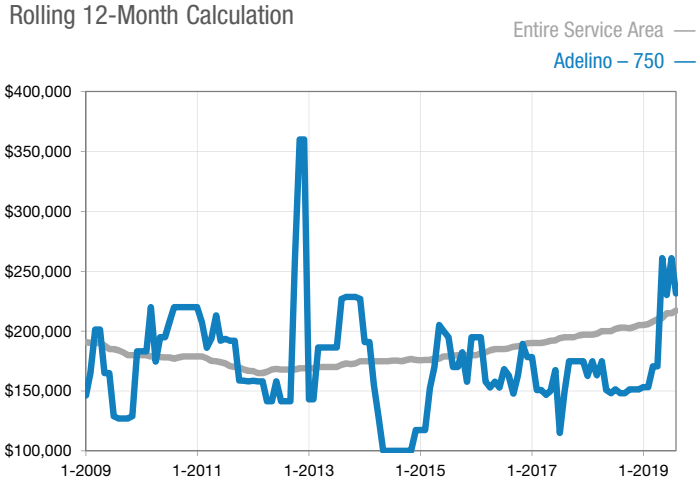
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.