

Metropolitan Albuquerque Housing Trends - March 2003

Class R1 (Existing Single-Family Detached) and Class R2 (Existing Condo/Townhome Attached) homes

Month	Average \$ 2003	Average \$ 2002	Median \$ 2003	Median \$ 2002	Interest Rate '03	Interest Rate '02	2003 Sales	2002 Sales	Pending 2003	Pending 2002	New Listings '03 R1 / R2	
March												
Class R1	\$158,990	\$155,661	\$136,500	\$129,900	5.50%	6.60%	721	592	898	788	1,276	140
Class R2	\$113,807	\$107,555	\$108,900	\$105,000			<u>78</u>	<u>61</u>	<u>112</u>	<u>89</u>		
							799	653	1010	877		

	March 2003 Sales Class R1		March 2003 Sales Class R2		March 2003 Pending Class R1		March 2003 Pending Class R2	
	Areas		Areas		Areas		Areas	
1-12	529		1-12	60	1-12	670	1-12	97
Area 13	10		Area 13	1	Area 13	14	Area 13	1
Areas 14-16	90		Areas 14-16	12	Areas 14-16	116	Areas 14-16	8
Area 17	1		Area 17	0	Area 17	2	Area 17	2
Area 18	8		Area 18	0	Area 18	9	Area 18	0
Areas 21-29	32		Areas 21-29	0	Areas 21-29	48	Areas 21-29	0
Areas 69-76	<u>51</u>		Areas 69-76	<u>5</u>	Areas 69-76	<u>39</u>	Areas 69-76	<u>4</u>
TOTAL:	721		TOTAL:	78	TOTAL:	898	TOTAL:	112

**March 2003 Sales
 Class R1 & R2
 By Price Range**
 Areas 1-18, 21-29, 69-76

Class R1		Class R2	
\$1-\$99,999	153	\$1-\$99,999	31
\$100,000-\$199,999	427	\$100,000-\$199,999	43
\$200,000-\$299,999	88	\$200,000-\$299,999	4
\$300,000-\$399,999	34	\$300,000-\$399,999	0
\$400,000-\$499,999	11	\$400,000-\$499,999	0
\$500,000-\$999,999	8	\$500,000-\$999,999	0
Over \$1,000,000	<u>0</u>	Over \$1,000,000	<u>0</u>
TOTAL:	721	TOTAL:	78

**Total Active Listings
 Class R1 & R2
 As of March 1st, 2003**

Class R1 Active as of 03/01/2003:	3,327
Class R2 Active as of 03/01/2003:	<u>392</u>
TOTAL:	3,719

YTD Sales as of March 2003: 2,137
(Total sales reported between January 1, 2003 & March 31st, 2003 in Classes R1 & R2)

*YTD Sales = Total sales reported on 10th day of month; Actual sales will be higher due to sales input into MLS after 10th of month.

Sold & Closed Existing Single-Family Homes

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

	<u>1991</u>	<u>1992</u>	<u>1993</u>	<u>1994</u>	<u>1995</u>	<u>1996</u>	<u>1997</u>	<u>1998</u>	<u>1999</u>	<u>2000</u>	<u>2001</u>	<u>2002</u>	<u>2003</u>
January	239	324	338	481	425	413	357	335	399	376	420	536	598
February	276	375	428	468	458	479	384	448	488	431	482	566	627
March	385	608	508	635	523	571	455	643	632	680	674	653	799
April	481	602	522	581	466	492	526	580	568	545	723	726	
May	503	521	579	643	549	410	646	658	663	634	837	791	
June	526	601	708	671	627	628	589	701	685	677	714	859	
July	509	621	670	594	707	669	692	729	717	664	864	878	
August	513	653	690	709	767	684	615	644	729	701	791	906	
Septembe	462	603	682	641	583	538	596	621	619	575	662	747	
October	400	631	592	573	625	566	599	616	552	582	671	798	
November	364	588	534	540	525	486	488	520	517	521	594	727	
December	413	563	625	546	528	498	483	559	508	354	557	684	
TOTALS	5,071	6,690	6,876	7,082	6,783	6,434	6,430	7,054	7,077	6,740	7,989	8,871	2,024

January 2003 vs. January 2002:	146 More Sales	+ 22.36%
January 2003 vs. December 2002:	172 More Sales	+ 27.43%
Year to Date 2003 vs. 2002:	269 More Sales	+ 15.33%