



## Taos County Association of REALTORS®

2017 vs 2016 YTD :: 6 month Snapshot  
Local Real Estate Market Stats

	Single Family Homes			Condominiums			Land Parcels / Lots		
	2016	2017	Variance	2016	2017	Variance	2016	2017	Variance
<b>Angel Fire NM</b>									
Closed Sales	33	51	54.5%	21	22	4.8%	13	22	69.2%
Total Dollars	\$12,950,639	\$15,658,930	20.9%	\$1,848,200	\$2,199,250	19.0%	\$375,351	\$806,700	114.9%
Average Price	\$392,444	\$307,038	-21.8%	\$88,010	\$99,966	13.6%	\$28,873	\$36,668	27.0%
Median Price	\$315,000	\$305,000	-3.2%	\$82,500	\$97,500	18.2%	\$10,000	\$35,000	250.0%
Average DOM	518	456	-12.0%	396	267	-32.6%	596	821	37.8%
<b>Red River NM</b>									
Closed Sales	10	8	-20.0%	7	3	-57.1%	2	2	0.0%
Total Dollars	\$4,491,500	\$1,850,400	-58.8%	\$662,000	\$296,500	-55.2%	\$180,000	\$122,000	-32.2%
Average Price	\$449,150	\$231,300	-48.5%	\$94,571	\$98,833	4.5%	\$90,000	\$61,000	-32.2%
Median Price	\$347,000	\$212,500	-38.8%	\$99,000	\$95,000	-4.0%	\$90,000	\$61,000	-32.2%
Average DOM	501	269	-46.3%	126	139	10.3%	325	633	94.8%
<b>Taos NM</b>									
Closed Sales	82	112	36.6%	22	20	-9.1%	28	36	28.6%
Total Dollars	\$28,403,374	\$37,021,624	30.3%	\$3,938,600	\$4,431,900	12.5%	\$1,756,165	\$3,284,900	87.0%
Average Price	\$346,383	\$330,550	-4.6%	\$179,027	\$221,595	23.8%	\$62,720	\$91,247	45.5%
Median Price	\$318,500	\$306,500	-3.8%	\$173,500	\$206,500	19.0%	\$52,957	\$61,350	15.8%
Average DOM	293	179	-38.9%	224	187	-16.5%	542	757	39.7%
<b>Taos Ski Valley NM</b>									
Closed Sales	1	2	100.0%	5	No	-100.0%	2	1	-50.0%
Total Dollars	\$450,000	\$1,600,000	255.6%	\$1,967,000	Sales	-100.0%	\$410,000	\$115,000	-72.0%
Average Price	\$450,000	\$800,000	77.8%	\$393,400	Reported	-100.0%	\$205,000	\$115,000	-43.9%
Median Price	\$450,000	\$800,000	77.8%	\$270,000	This	-100.0%	\$205,000	\$115,000	-43.9%
Average DOM	194	323	66.5%	429	Period	-100.0%	56	31	-44.6%

Based on information from the Taos County Association of REALTORS® for the period Jan-Jun 2017 vs Jan-Jun 2016  
Information is deemed to be reliable but is not guaranteed.

06/30/17

As we progress through the active summer selling season, this 6-month Local Real Estate Market Stats Snapshot report shows significantly increases in home sales in the Taos and Angel Fire markets for single family detached homes and for vacant land parcels. Demand for condominiums remains rather stagnant with sales about the same as the in the same period of 2016. As we continue through the primary sales season for our local markets of mid spring through mid to late fall it is anticipated that the market will continue to show growth with sales outperforming last year's sales.

The Taos County Association of Realtors (TCAR) serves all of Taos County and western Colfax County, including our primary markets of Taos, Angel Fire, Taos Ski Valley, and Red River. For more local real estate market stats, visit the TCAR website at <https://TaosCountyAssociationofRealtors.com/>. For any questions regarding this report, contact the TCAR office at 1210 Salazar Rd, Suite H, Taos, NM 87571 – (575) 758-7411.