



The Voice for Real Estate in New Mexico

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- M. Steven Anaya, Chief Executive Officer

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**May Housing Market Trends Continue Upward**

6,920 sales have been reported to the REALTORS Association of New Mexico (RANM) during January through May 2015. This is a 6.3% increase in numbers reported for the same period in 2014.

Median prices for January through May 2015 also are ahead of those reported in 2014. Year-to-Date median for 2015 is \$175,000, over 5% higher than the \$171,500 median reported for the same period in 2014. Median price indicates half the properties sold for more and half for less.

“According to the NATIONAL ASSOCIATION OF REALTORS (NAR), housing is on track for the best year since 2006,” says Baro Shalizi, 2015 RANM President. “New Mexico numbers seem to support this trend which NAR points out ‘is not a housing bubble.’ While New Mexico is slowly adding jobs, nationwide job growth is fueling the housing demand.”

May 2015 reported sales numbered 1,673, nearly 10% above the number reported in May 2014. Median prices also continue to climb, with the reported May median at \$186,000. Taos, Santa Fe, Los Alamos, Lincoln, and Colfax Counties all reported median prices of over \$200,000 for May.

“Low interest rates and new policies introduced earlier this year (such as the Government Sponsored Enterprises (GSEs) 3% down payment program and the Federal Housing Administration’s mortgage insurance premium reduction policy) will continue to benefit consumers and help the housing market,” according to M. Steven Anaya, RANM CEO. “Job market growth leads to higher housing affordability for many, especially that segment of young adults who have been waiting for better economic times to purchase their first home.”

January-May 2013  
Number of Sales 6,438  
Median \$166,000

January-May 2014  
Number of Sales 6,509  
Median \$171,500

January-May 2015  
Number of Sales 6,920  
Median \$175,000

May 2013  
Number of Sales 1,669  
Median \$170,000  
Volume \$358,378,567

May 2014  
Number of Sales 1,526  
Median \$179,000  
Volume \$343,335,049

May 2015  
Number of Sales 1,673  
Median \$186,000  
Volume \$390,594,983

The trends and numbers reported are only a snapshot of market activity. If you are interested in buying or selling, consult a REALTOR familiar with your market area; he/she can provide information on specific trends in your neighborhood.

**Statistical information and trends are based on information furnished by New Mexico Member Boards and MLs to U. S. House Stats.** Current reporting participants are: Greater Albuquerque Association of REALTORS, Las Cruces Association of REALTORS MLIS, New Mexico Multi-Board MLS (Artesia, Carlsbad, Clovis/Portales, Deming, Gallup, Grants, Hobbs, Las Vegas, Sierra County areas), Otero County Board of REALTORS, Roswell Association of REALTORS, Ruidoso/Lincoln County Association of REALTORS, Santa Fe Association of REALTORS, San Juan County Board of REALTORS, Silver City Regional Association of REALTORS, and the Taos County Association of REALTORS. Reports represent single family residential data only. Information does not necessarily represent all activity in any market/county. Figures based on reports run 6/18/15. **Visit [www.nmrealtor.com](http://www.nmrealtor.com) (housing trends) for county statistics.**

*The REALTORS Association of New Mexico is one of the state’s largest trade associations, representing over 5,500 members involved in all aspects of the residential and commercial real estate market.*

