

GAAR *Green Sheet* | June 2020



The Green Sheet is a 1 page overview of the Monthly Statistical Highlights. The Green Sheet values for the previous year may differ from the GAAR Monthly Market reports. The SWMLS market areas include Albuquerque, Corrales, Placitas, Rio Rancho, Bernalillo, East Mountains/Estancia Basin and most of Valencia County.

New Listings		Pending Sales		Closed Sales	
Detached	1,433	Detached	1,590	Detached	1,138
Attached	143	Attached	162	Attached	130
One Year Ago		One Year Ago		One Year Ago	
Detached	1,685	Detached	1,184	Detached	1,124
Attached	161	Attached	124	Attached	109
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-15.0%		+34.3%		+1.2%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
-10.9%		+3.9%		-6.9%	

Median Sales Price		Average Sales Price		% of List Price Received	
Detached	\$243,000	Detached	\$280,158	Detached	98.9%
Attached	\$167,450	Attached	\$175,556	Attached	98.2%
One Year Ago		One Year Ago		One Year Ago	
Detached	\$235,000	Detached	\$271,294	Detached	98.5%
Attached	\$152,000	Attached	\$174,177	Attached	98.5%
% Change (Detached)		% Change (Detached)		% Change (Detached)	
+3.4%		+3.3%		+0.4%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
+7.3%		+4.4%		+0.3%	

Inventory of Homes for Sale		Avg. Days on Market Until Sale		Absorption Rates* (in months)	
Detached	1,242	Detached	30	Detached	1.2
Attached	112	Attached	31	Attached	1.0
One Year Ago		One Year Ago		One Year Ago	
Detached	2,775	Detached	34	Detached	2.7
Attached	266	Attached	38	Attached	2.6
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-55.2%		-11.8%		-55.6%	
YTD % Change (Detached)		YTD % Change (Detached)		YTD % Change (Detached)	
N/A		-16.7%		N/A	

*The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.