

Local Market Update for February 2024

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



Estancia, McIntosh, Willard – 292

South of Shondale Lane (CR A147) to Lincoln County Line, East of Riley Rd (CR A027) to Guadalupe County Line

Single-Family Detached	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
Key Metrics						
New Listings	3	2	- 33.3%	5	2	- 60.0%
Pending Sales	1	1	0.0%	1	2	+ 100.0%
Closed Sales	0	1	--	1	3	+ 200.0%
Days on Market Until Sale	--	33	--	89	43	- 51.7%
Median Sales Price*	--	\$173,000	--	\$580,000	\$185,000	- 68.1%
Average Sales Price*	--	\$173,000	--	\$580,000	\$207,667	- 64.2%
Percent of List Price Received*	--	104.8%	--	97.5%	99.9%	+ 2.5%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	5.6	2.2	- 60.7%	--	--	--

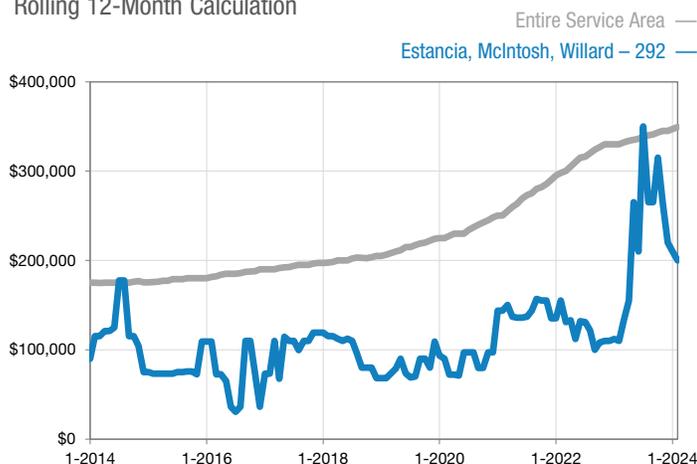
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
Key Metrics						
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.

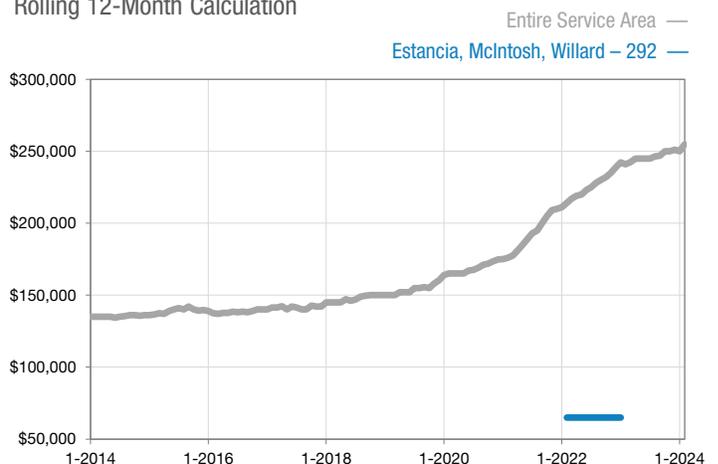
Median Sales Price - Single-Family Detached

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.