

Local Market Update for February 2024

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



87004

Single-Family Detached	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
Key Metrics						
New Listings	7	8	+ 14.3%	14	16	+ 14.3%
Pending Sales	6	5	- 16.7%	14	12	- 14.3%
Closed Sales	8	6	- 25.0%	10	9	- 10.0%
Days on Market Until Sale	51	36	- 29.4%	49	32	- 34.7%
Median Sales Price*	\$377,500	\$438,250	+ 16.1%	\$377,500	\$415,000	+ 9.9%
Average Sales Price*	\$371,000	\$399,817	+ 7.8%	\$391,300	\$376,211	- 3.9%
Percent of List Price Received*	97.2%	96.6%	- 0.6%	97.6%	97.4%	- 0.2%
Inventory of Homes for Sale	10	11	+ 10.0%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 46.2%	--	--	--

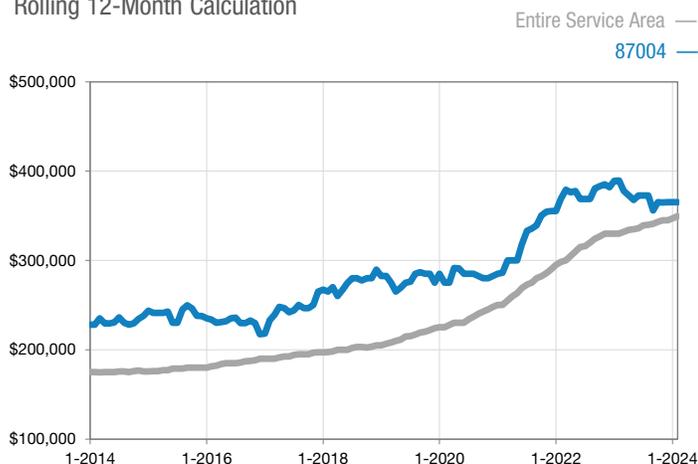
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	1	--	0	1	--
Days on Market Until Sale	--	2	--	--	2	--
Median Sales Price*	--	\$180,000	--	--	\$180,000	--
Average Sales Price*	--	\$180,000	--	--	\$180,000	--
Percent of List Price Received*	--	95.2%	--	--	95.2%	--
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.

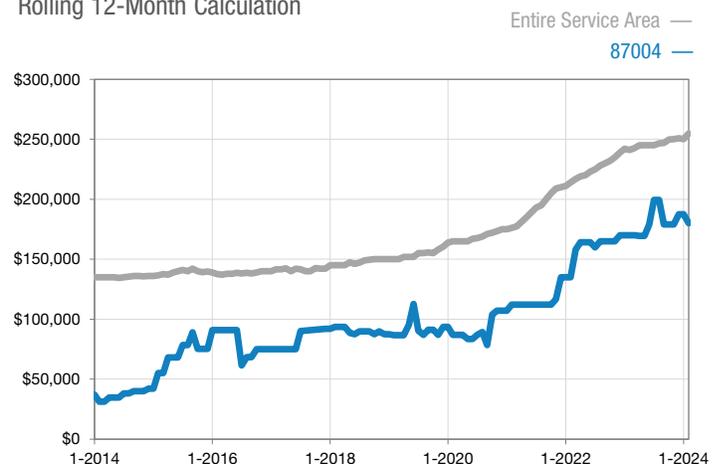
Median Sales Price - Single-Family Detached

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.