

Local Market Update for February 2024

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



West Belen – 730

North of Socorro County Line, South of Square Deal Rd, West of I-25 to Alamo Navajo Reservation

Single-Family Detached	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
Key Metrics						
New Listings	15	3	- 80.0%	19	5	- 73.7%
Pending Sales	6	8	+ 33.3%	13	15	+ 15.4%
Closed Sales	4	7	+ 75.0%	6	8	+ 33.3%
Days on Market Until Sale	73	115	+ 57.5%	67	108	+ 61.2%
Median Sales Price*	\$260,950	\$283,900	+ 8.8%	\$261,950	\$283,400	+ 8.2%
Average Sales Price*	\$258,675	\$302,643	+ 17.0%	\$262,083	\$300,175	+ 14.5%
Percent of List Price Received*	99.3%	100.0%	+ 0.7%	99.5%	100.0%	+ 0.5%
Inventory of Homes for Sale	24	8	- 66.7%	--	--	--
Months Supply of Inventory	8.5	1.4	- 83.5%	--	--	--

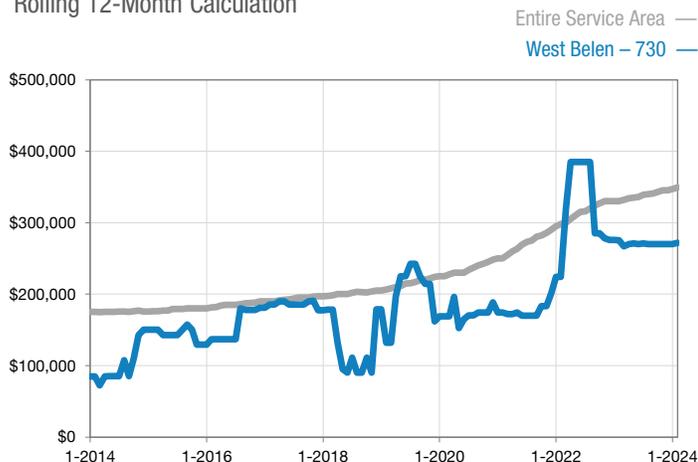
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

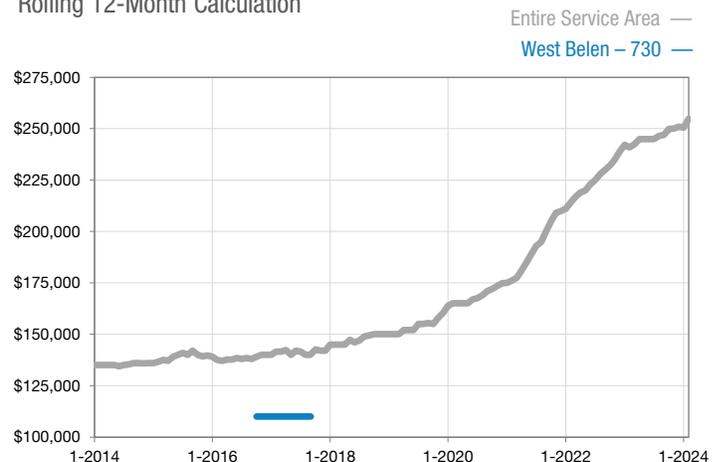
Median Sales Price - Single-Family Detached

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.