

# Local Market Update for February 2024

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



## 87113

Single-Family Detached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	13	10	- 23.1%	24	14	- 41.7%
Pending Sales	13	5	- 61.5%	21	13	- 38.1%
Closed Sales	9	9	0.0%	14	15	+ 7.1%
Days on Market Until Sale	22	29	+ 31.8%	26	21	- 19.2%
Median Sales Price*	\$458,000	<b>\$473,160</b>	+ 3.3%	\$400,000	<b>\$473,160</b>	+ 18.3%
Average Sales Price*	\$496,611	<b>\$479,604</b>	- 3.4%	\$456,321	<b>\$481,196</b>	+ 5.5%
Percent of List Price Received*	99.1%	<b>99.4%</b>	+ 0.3%	99.0%	<b>99.6%</b>	+ 0.6%
Inventory of Homes for Sale	10	15	+ 50.0%	--	--	--
Months Supply of Inventory	0.7	1.5	+ 114.3%	--	--	--

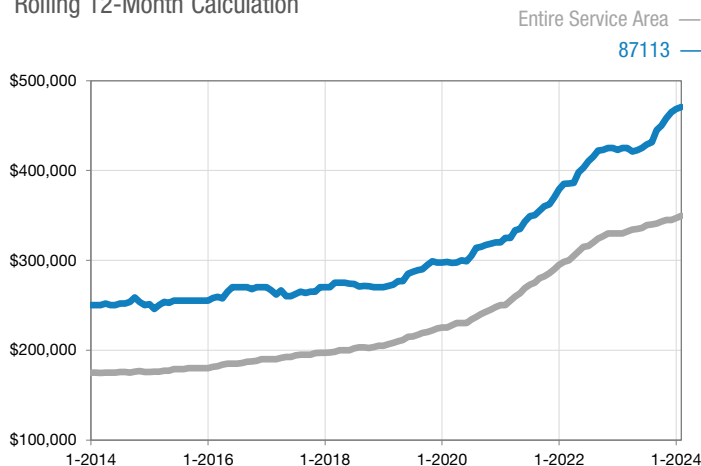
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	2	0	- 100.0%	2	1	- 50.0%
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	1	--	0	1	--
Days on Market Until Sale	--	1	--	--	1	--
Median Sales Price*	--	<b>\$250,000</b>	--	--	<b>\$250,000</b>	--
Average Sales Price*	--	<b>\$250,000</b>	--	--	<b>\$250,000</b>	--
Percent of List Price Received*	--	<b>100.0%</b>	--	--	<b>100.0%</b>	--
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.8	--	--	--	--	--

\* 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.

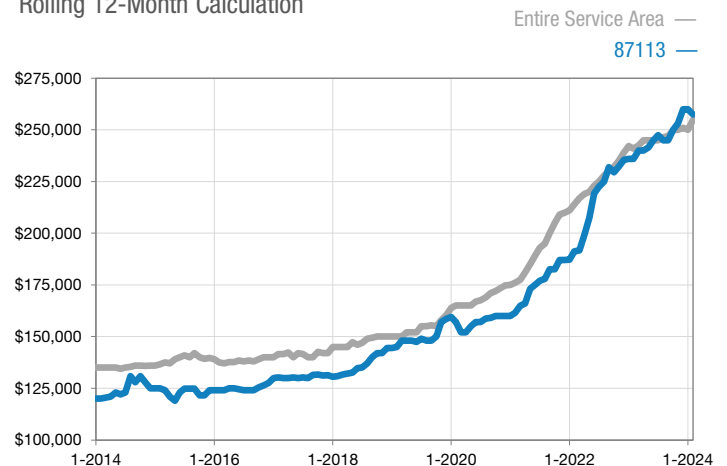
### Median Sales Price - Single-Family Detached

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.