

# Local Market Update for February 2024

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



## North Socorro – 620

La Joya Wildlife Area from Valencia County Line, South to Rio Salado Including Veguita, La Joya, Bernardo and Sabinal

Single-Family Detached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	1	0	- 100.0%	5	2	- 60.0%
Pending Sales	2	3	+ 50.0%	3	4	+ 33.3%
Closed Sales	1	1	0.0%	2	2	0.0%
Days on Market Until Sale	4	61	+ 1425.0%	63	39	- 38.1%
Median Sales Price*	\$138,000	<b>\$316,000</b>	+ 129.0%	\$199,625	<b>\$287,500</b>	+ 44.0%
Average Sales Price*	\$138,000	<b>\$316,000</b>	+ 129.0%	\$199,625	<b>\$287,500</b>	+ 44.0%
Percent of List Price Received*	100.0%	<b>98.8%</b>	- 1.2%	97.5%	<b>99.4%</b>	+ 1.9%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	4.9	1.7	- 65.3%	--	--	--

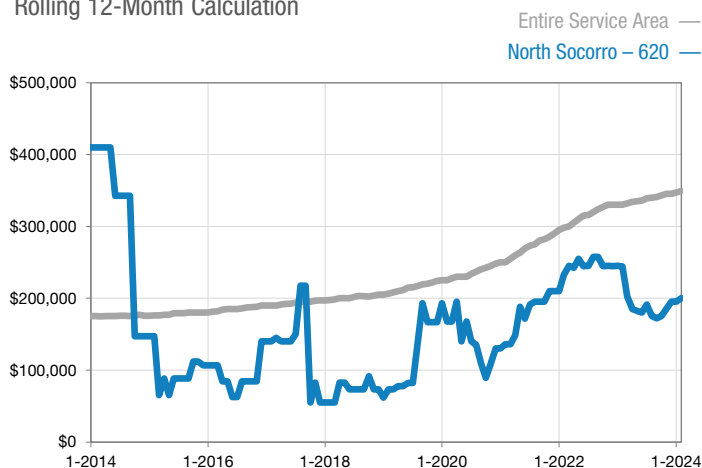
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

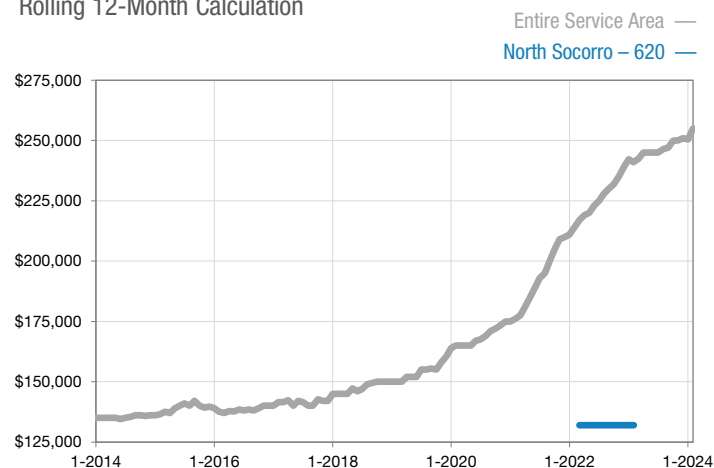
### Median Sales Price - Single-Family Detached

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.