

Local Market Update for February 2024

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



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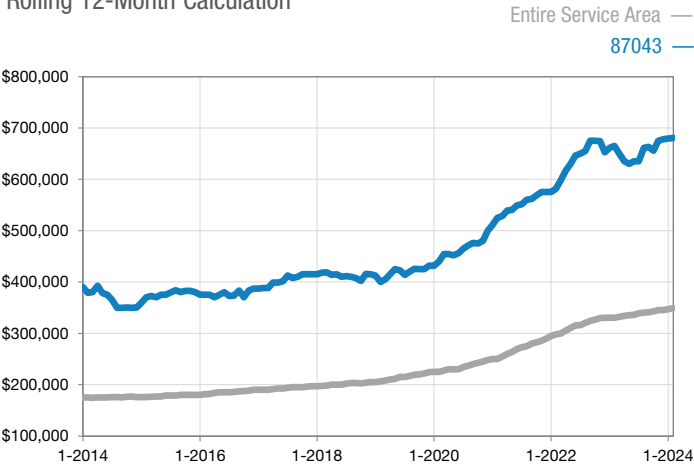
Single-Family Detached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	10	12	+ 20.0%	20	19	- 5.0%
Pending Sales	9	9	0.0%	11	22	+ 100.0%
Closed Sales	4	10	+ 150.0%	9	17	+ 88.9%
Days on Market Until Sale	81	63	- 22.2%	66	65	- 1.5%
Median Sales Price*	\$627,500	\$675,000	+ 7.6%	\$661,000	\$679,300	+ 2.8%
Average Sales Price*	\$598,500	\$658,500	+ 10.0%	\$621,000	\$661,253	+ 6.5%
Percent of List Price Received*	99.0%	97.2%	- 1.8%	98.6%	97.6%	- 1.0%
Inventory of Homes for Sale	24	20	- 16.7%	--	--	--
Months Supply of Inventory	2.9	2.4	- 17.2%	--	--	--

* 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.

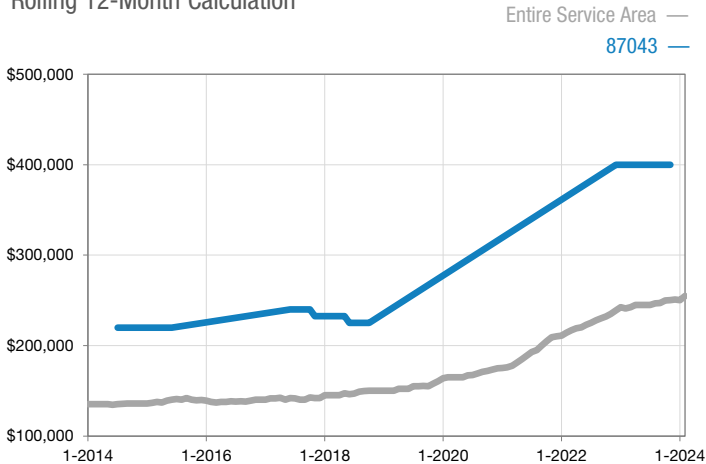
Single-Family Attached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
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.