

Local Market Update for May 2024

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



Rio Rancho North – 160

East of Unser Blvd NE, South of Northwest Loop / Hwy 550, West of Rio Rancho Blvd, North of Paseo del Volcan

Single-Family Detached	May			Year to Date		
	2023	2024	Percent Change	Thru 5-2023	Thru 5-2024	Percent Change
New Listings	56	86	+ 53.6%	258	279	+ 8.1%
Pending Sales	46	43	- 6.5%	200	197	- 1.5%
Closed Sales	48	45	- 6.3%	174	177	+ 1.7%
Days on Market Until Sale	39	47	+ 20.5%	42	48	+ 14.3%
Median Sales Price*	\$364,950	\$420,000	+ 15.1%	\$392,195	\$410,000	+ 4.5%
Average Sales Price*	\$399,423	\$446,405	+ 11.8%	\$414,881	\$429,189	+ 3.4%
Percent of List Price Received*	99.3%	99.5%	+ 0.2%	99.5%	99.5%	0.0%
Inventory of Homes for Sale	81	113	+ 39.5%	--	--	--
Months Supply of Inventory	2.2	3.1	+ 40.9%	--	--	--

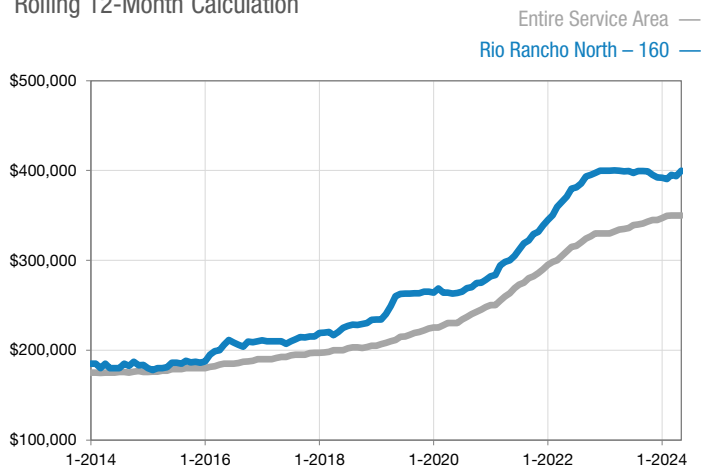
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
	2023	2024	Percent Change	Thru 5-2023	Thru 5-2024	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.

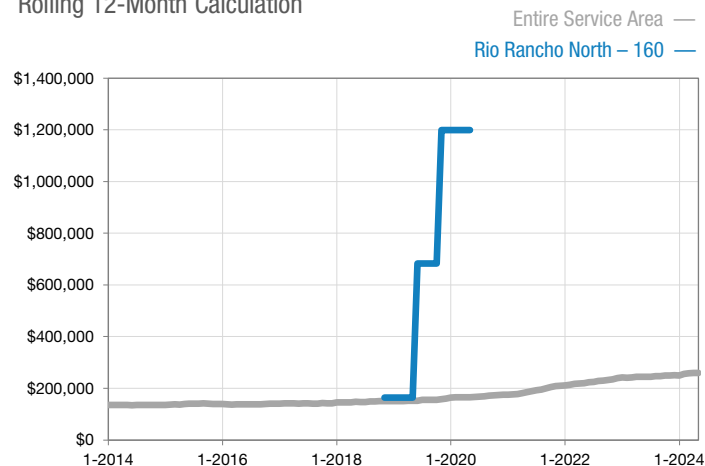
Median Sales Price - Single-Family Detached

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.