

Local Market Update for May 2024

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

| Single-Family Detached | May | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 5-2023 | Thru 5-2024 | Percent Change |
| New Listings | 14 | 15 | + 7.1% | 44 | 56 | + 27.3% |
| Pending Sales | 13 | 6 | - 53.8% | 41 | 42 | + 2.4% |
| Closed Sales | 6 | 8 | + 33.3% | 34 | 44 | + 29.4% |
| Days on Market Until Sale | 19 | 8 | - 57.9% | 30 | 31 | + 3.3% |
| Median Sales Price* | \$786,577 | \$808,000 | + 2.7% | \$834,900 | \$852,500 | + 2.1% |
| Average Sales Price* | \$836,026 | \$824,063 | - 1.4% | \$843,131 | \$1,023,821 | + 21.4% |
| Percent of List Price Received* | 99.0% | 98.4% | - 0.6% | 98.9% | 97.1% | - 1.8% |
| Inventory of Homes for Sale | 7 | 17 | + 142.9% | -- | -- | -- |
| Months Supply of Inventory | 0.9 | 1.8 | + 100.0% | -- | -- | -- |

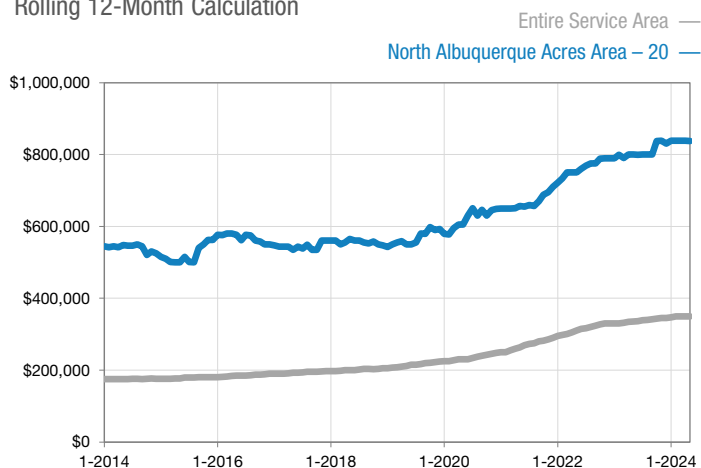
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| 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.

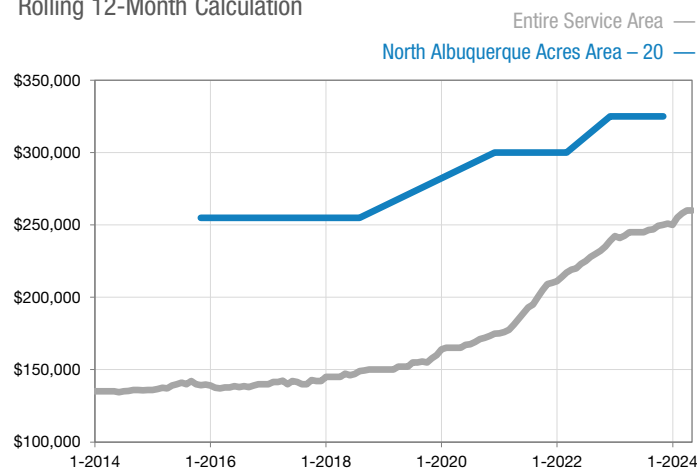
Median Sales Price - Single-Family Detached

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.