

Local Market Update for May 2024

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



West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached	May			Year to Date		
	2023	2024	Percent Change	Thru 5-2023	Thru 5-2024	Percent Change
New Listings	25	20	- 20.0%	125	94	- 24.8%
Pending Sales	17	14	- 17.6%	88	59	- 33.0%
Closed Sales	12	21	+ 75.0%	59	55	- 6.8%
Days on Market Until Sale	34	69	+ 102.9%	35	59	+ 68.6%
Median Sales Price*	\$316,450	\$330,000	+ 4.3%	\$314,999	\$320,900	+ 1.9%
Average Sales Price*	\$328,525	\$334,388	+ 1.8%	\$326,102	\$334,099	+ 2.5%
Percent of List Price Received*	99.7%	98.7%	- 1.0%	99.3%	99.1%	- 0.2%
Inventory of Homes for Sale	62	40	- 35.5%	--	--	--
Months Supply of Inventory	5.0	3.1	- 38.0%	--	--	--

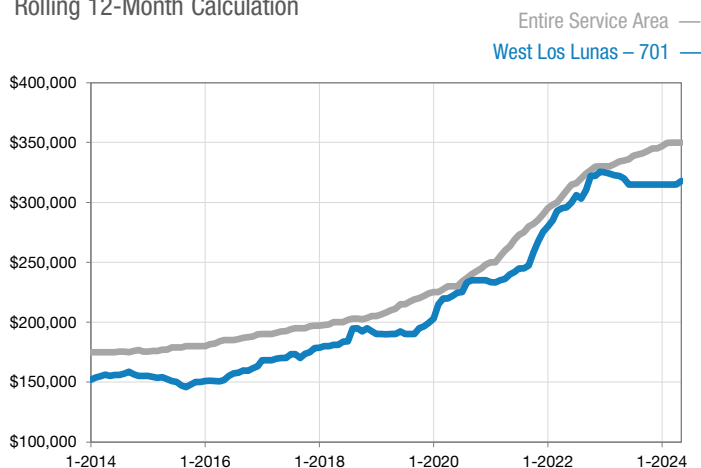
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	--	--	--	0	--	--
Median Sales Price*	--	--	--	\$215,000	--	--
Average Sales Price*	--	--	--	\$215,000	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
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.

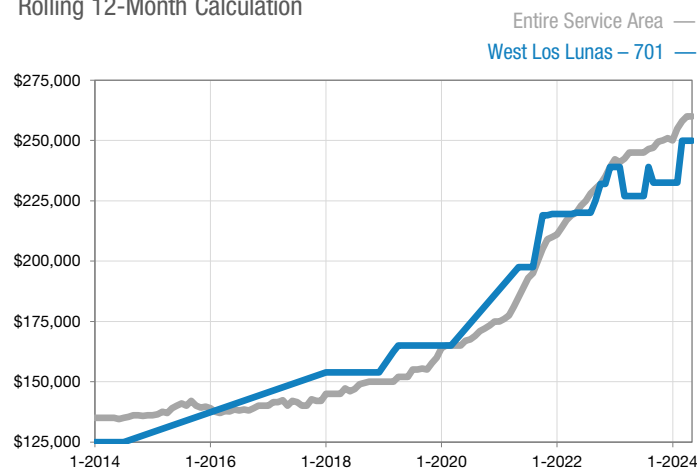
Median Sales Price - Single-Family Detached

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.