

Local Market Update for August 2024

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



North Moriarty – 290

North of I-40, South of Dinkle Rd, East of Lexco Rd to Guadalupe County Line

Single-Family Detached

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	1	0	- 100.0%	10	3	- 70.0%
Pending Sales	1	0	- 100.0%	7	2	- 71.4%
Closed Sales	2	1	- 50.0%	6	2	- 66.7%
Days on Market Until Sale	26	5	- 80.8%	42	14	- 66.7%
Median Sales Price*	\$502,450	\$420,000	- 16.4%	\$502,450	\$379,000	- 24.6%
Average Sales Price*	\$502,450	\$420,000	- 16.4%	\$457,900	\$379,000	- 17.2%
Percent of List Price Received*	95.8%	98.8%	+ 3.1%	97.6%	99.1%	+ 1.5%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--

* 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.

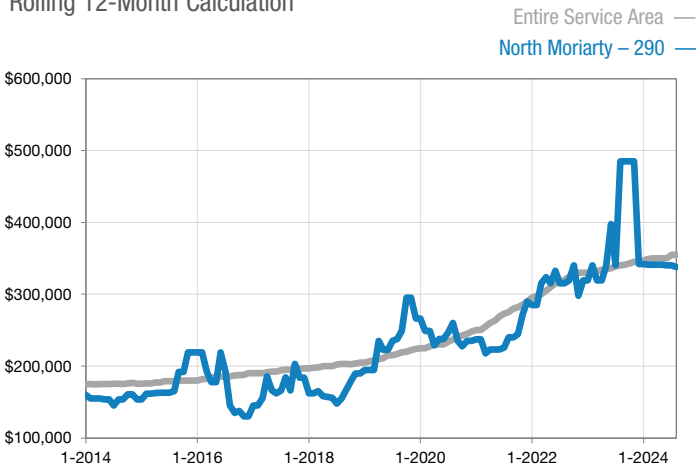
Single-Family Attached

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	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.

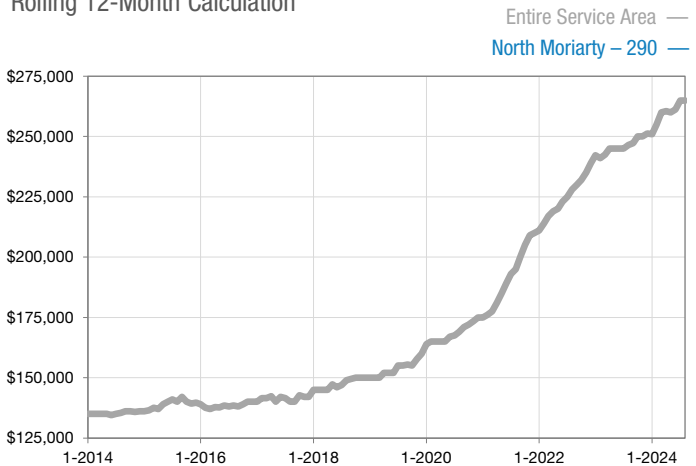
Median Sales Price - Single-Family Detached

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.