

Local Market Update for August 2024

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



87025

Single-Family Detached	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
Key Metrics						
New Listings	4	11	+ 175.0%	26	29	+ 11.5%
Pending Sales	5	3	- 40.0%	21	16	- 23.8%
Closed Sales	7	0	- 100.0%	17	13	- 23.5%
Days on Market Until Sale	17	--	--	33	35	+ 6.1%
Median Sales Price*	\$414,100	--	--	\$380,000	\$488,000	+ 28.4%
Average Sales Price*	\$396,014	--	--	\$377,059	\$461,385	+ 22.4%
Percent of List Price Received*	101.8%	--	--	98.5%	97.4%	- 1.1%
Inventory of Homes for Sale	7	17	+ 142.9%	--	--	--
Months Supply of Inventory	2.8	7.4	+ 164.3%	--	--	--

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

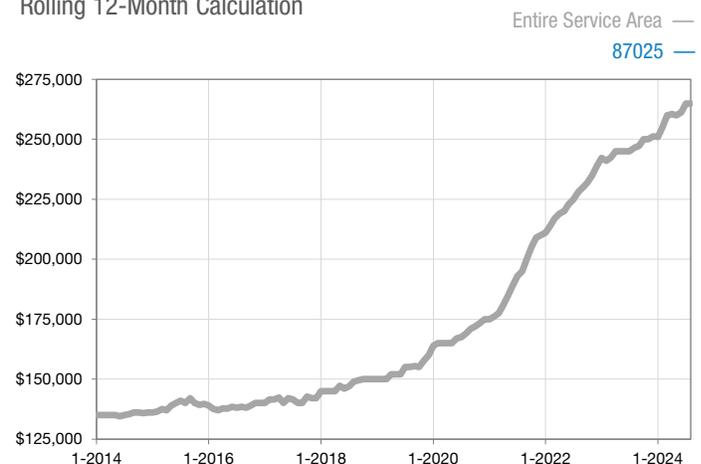
Median Sales Price - Single-Family Detached

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.