

Local Market Update for August 2024

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



Placitas Area – 180

East of I-25 to Sandia Mountains, South of San Felipe Reservation, North of Sandia Reservation

Single-Family Detached	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
Key Metrics						
New Listings	11	13	+ 18.2%	86	100	+ 16.3%
Pending Sales	6	13	+ 116.7%	62	71	+ 14.5%
Closed Sales	9	6	- 33.3%	58	69	+ 19.0%
Days on Market Until Sale	58	46	- 20.7%	45	48	+ 6.7%
Median Sales Price*	\$765,000	\$580,000	- 24.2%	\$700,500	\$675,000	- 3.6%
Average Sales Price*	\$722,111	\$669,450	- 7.3%	\$689,050	\$684,247	- 0.7%
Percent of List Price Received*	99.5%	99.5%	0.0%	98.8%	97.9%	- 0.9%
Inventory of Homes for Sale	26	36	+ 38.5%	--	--	--
Months Supply of Inventory	3.3	4.3	+ 30.3%	--	--	--

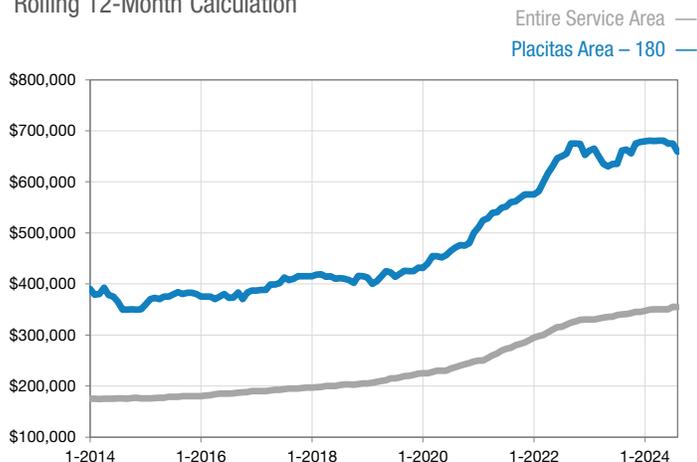
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

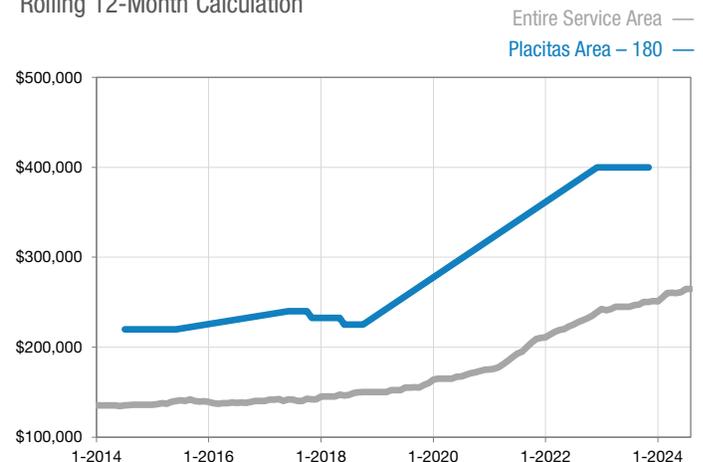
Median Sales Price - Single-Family Detached

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.