

Local Market Update for August 2024

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



Stanley – 271

North 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 | 0 | 0 | 0.0% | 0 | 4 | -- |
| Pending Sales | 0 | 1 | -- | 1 | 3 | + 200.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 3 | + 200.0% |
| Days on Market Until Sale | -- | -- | -- | 50 | 19 | - 62.0% |
| Median Sales Price* | -- | -- | -- | \$249,000 | \$319,000 | + 28.1% |
| Average Sales Price* | -- | -- | -- | \$249,000 | \$356,333 | + 43.1% |
| Percent of List Price Received* | -- | -- | -- | 100.0% | 98.4% | - 1.6% |
| Inventory of Homes for Sale | 0 | 1 | -- | -- | -- | -- |
| Months Supply of Inventory | -- | 1.0 | -- | -- | -- | -- |

* 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.

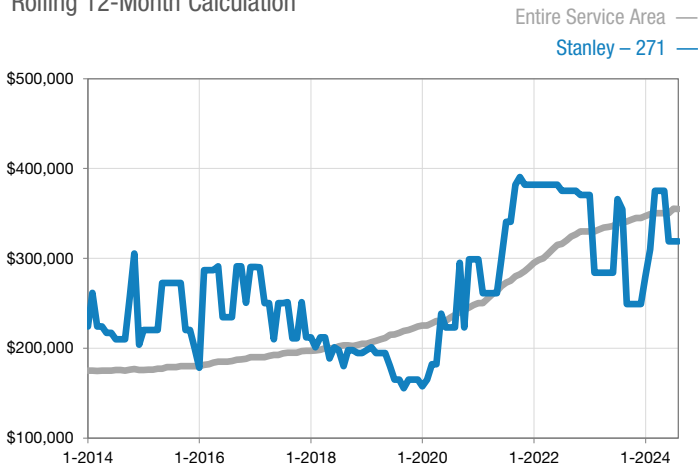
Single-Family Attached

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| 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 | -- | -- | -- | -- | -- | -- |
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| Percent of List Price Received* | -- | -- | -- | -- | -- | -- |
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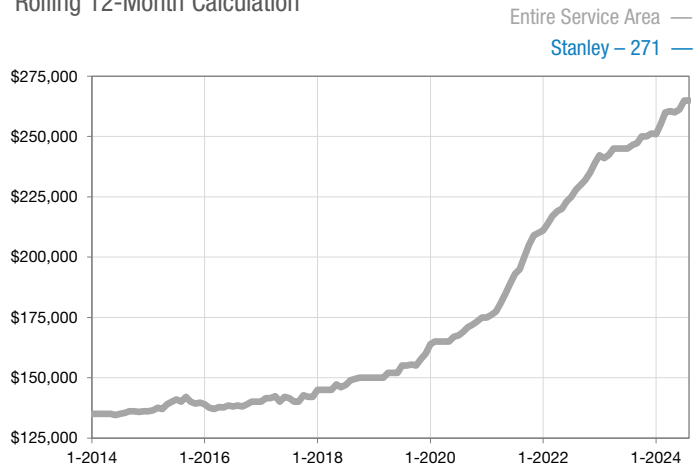
Median Sales Price - Single-Family Detached

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.