

# Local Market Update for August 2024

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



## Pajarito – 93

East/North of Isleta Reservation, South of Dennis Chavez Blvd, West of Coors Blvd SW

| Single-Family Detached          | August    |                  |                | Year to Date |                  |                |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
|                                 | 2023      | 2024             | Percent Change | Thru 8-2023  | Thru 8-2024      | Percent Change |
| <b>Key Metrics</b>              |           |                  |                |              |                  |                |
| New Listings                    | 3         | 1                | - 66.7%        | 15           | 10               | - 33.3%        |
| Pending Sales                   | 2         | 1                | - 50.0%        | 15           | 9                | - 40.0%        |
| Closed Sales                    | 1         | 1                | 0.0%           | 12           | 9                | - 25.0%        |
| Days on Market Until Sale       | 7         | 0                | - 100.0%       | 24           | 44               | + 83.3%        |
| Median Sales Price*             | \$290,000 | <b>\$225,500</b> | - 22.2%        | \$290,500    | <b>\$325,000</b> | + 11.9%        |
| Average Sales Price*            | \$290,000 | <b>\$225,500</b> | - 22.2%        | \$333,542    | <b>\$375,167</b> | + 12.5%        |
| Percent of List Price Received* | 101.8%    | <b>90.2%</b>     | - 11.4%        | 98.9%        | <b>97.5%</b>     | - 1.4%         |
| Inventory of Homes for Sale     | 3         | 2                | - 33.3%        | --           | --               | --             |
| Months Supply of Inventory      | 1.4       | <b>1.4</b>       | 0.0%           | --           | --               | --             |

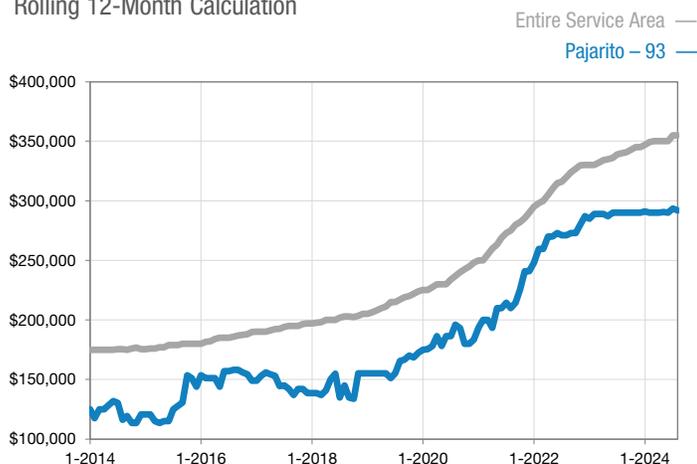
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached          | August |      |                | Year to Date |             |                |
|---------------------------------|--------|------|----------------|--------------|-------------|----------------|
|                                 | 2023   | 2024 | Percent Change | Thru 8-2023  | Thru 8-2024 | Percent Change |
| <b>Key Metrics</b>              |        |      |                |              |             |                |
| 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.

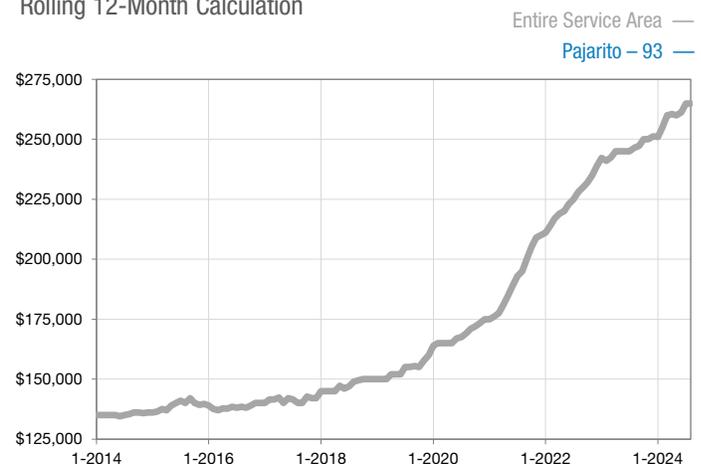
### Median Sales Price - Single-Family Detached

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.