

Local Market Update for August 2024

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



87015

| Single-Family Detached | August | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics | 2023 | 2024 | Percent Change | Thru 8-2023 | Thru 8-2024 | Percent Change |
| New Listings | 17 | 13 | - 23.5% | 140 | 128 | - 8.6% |
| Pending Sales | 11 | 16 | + 45.5% | 113 | 94 | - 16.8% |
| Closed Sales | 18 | 15 | - 16.7% | 107 | 83 | - 22.4% |
| Days on Market Until Sale | 22 | 39 | + 77.3% | 29 | 38 | + 31.0% |
| Median Sales Price* | \$378,000 | \$440,000 | + 16.4% | \$380,000 | \$425,000 | + 11.8% |
| Average Sales Price* | \$409,667 | \$449,670 | + 9.8% | \$400,355 | \$424,625 | + 6.1% |
| Percent of List Price Received* | 99.0% | 98.0% | - 1.0% | 98.7% | 98.7% | 0.0% |
| Inventory of Homes for Sale | 27 | 31 | + 14.8% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 2.9 | + 31.8% | -- | -- | -- |

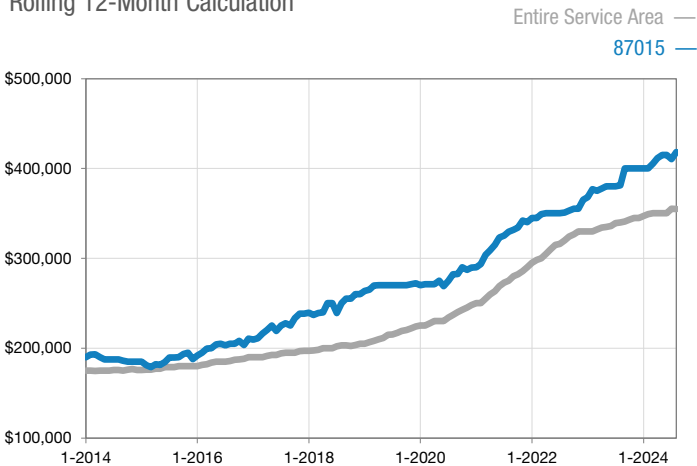
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | August | | | Year to Date | | |
|---------------------------------|--------|------|----------------|--------------|-------------|----------------|
| Key Metrics | 2023 | 2024 | Percent Change | Thru 8-2023 | Thru 8-2024 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| 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.

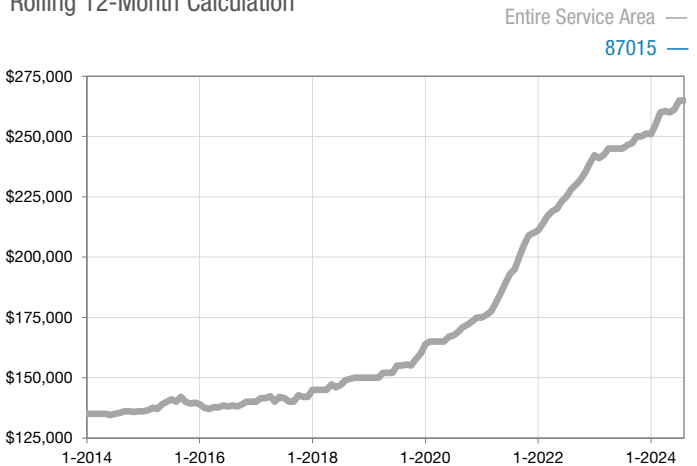
Median Sales Price - Single-Family Detached

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.