Local Market Update for August 2024

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

gaar

Rio Rancho Mid-West – 152

East of West Mesa, South of 29th Ave NW, West of Rainbow Blvd, North of Southern Blvd

Single-Family Detached

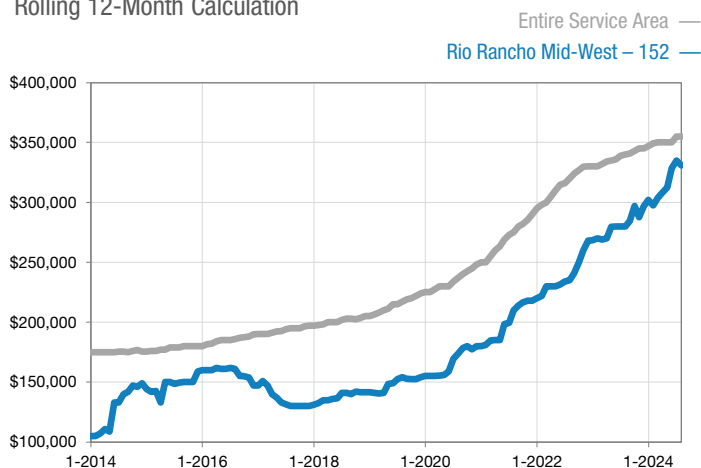| Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	11	7	- 36.4%	31	40	+ 29.0%
Pending Sales	6	9	+ 50.0%	28	47	+ 67.9%
Closed Sales	2	5	+ 150.0%	26	41	+ 57.7%
Days on Market Until Sale	140	34	- 75.7%	43	42	- 2.3%
Median Sales Price*	$292,500	$299,900	+ 2.5%	$279,750	$331,000	+ 18.3%
Average Sales Price*	$292,500	$327,556	+ 12.0%	$283,738	$344,857	+ 21.5%
Percent of List Price Received*	102.3%	101.1%	- 1.2%	101.4%	99.3%	- 2.1%
Inventory of Homes for Sale	9	3	- 66.7%	--	--	--
Months Supply of Inventory	2.3	0.6	- 73.9%	--	--	--

* 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

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	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.
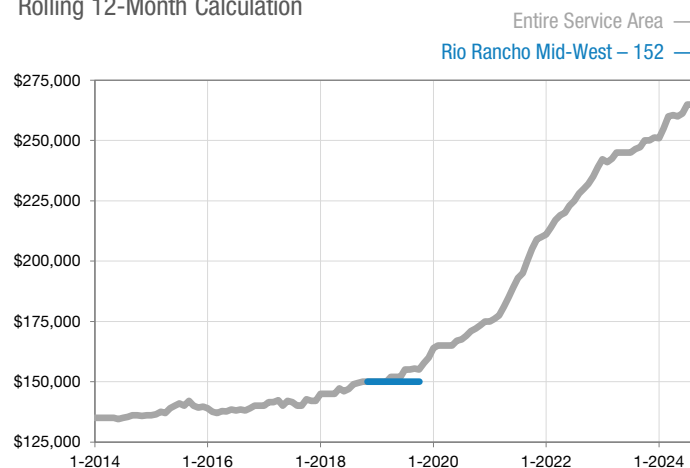
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Rio Rancho Mid-West – 152 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Rio Rancho Mid-West – 152 —

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.