

Local Market Update for September 2024

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



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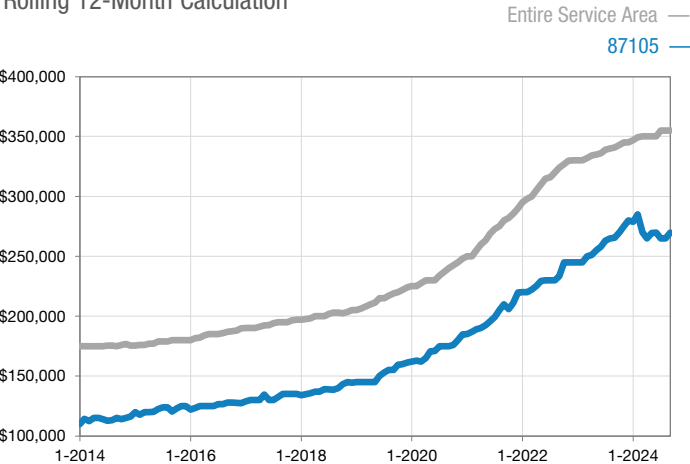
Single-Family Detached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	24	29	+ 20.8%	246	263	+ 6.9%
Pending Sales	17	26	+ 52.9%	210	221	+ 5.2%
Closed Sales	17	21	+ 23.5%	215	204	- 5.1%
Days on Market Until Sale	23	20	- 13.0%	27	27	0.0%
Median Sales Price*	\$250,000	\$275,000	+ 10.0%	\$285,000	\$270,000	- 5.3%
Average Sales Price*	\$296,088	\$371,595	+ 25.5%	\$306,597	\$300,890	- 1.9%
Percent of List Price Received*	99.2%	99.2%	0.0%	98.8%	98.9%	+ 0.1%
Inventory of Homes for Sale	34	43	+ 26.5%	--	--	--
Months Supply of Inventory	1.4	1.9	+ 35.7%	--	--	--

* 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	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	5	0	- 100.0%	15	15	0.0%
Pending Sales	2	0	- 100.0%	12	11	- 8.3%
Closed Sales	0	0	0.0%	10	11	+ 10.0%
Days on Market Until Sale	--	--	--	20	19	- 5.0%
Median Sales Price*	--	--	--	\$181,500	\$215,000	+ 18.5%
Average Sales Price*	--	--	--	\$192,195	\$210,273	+ 9.4%
Percent of List Price Received*	--	--	--	98.7%	102.3%	+ 3.6%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--

* 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



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.

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

