

Local Market Update for September 2024

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



87121

Single-Family Detached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	69	66	- 4.3%	556	631	+ 13.5%
Pending Sales	44	65	+ 47.7%	486	541	+ 11.3%
Closed Sales	61	58	- 4.9%	462	516	+ 11.7%
Days on Market Until Sale	21	23	+ 9.5%	18	27	+ 50.0%
Median Sales Price*	\$280,000	\$290,000	+ 3.6%	\$269,000	\$290,000	+ 7.8%
Average Sales Price*	\$289,825	\$301,473	+ 4.0%	\$275,540	\$295,608	+ 7.3%
Percent of List Price Received*	99.9%	99.8%	- 0.1%	100.4%	99.8%	- 0.6%
Inventory of Homes for Sale	91	97	+ 6.6%	--	--	--
Months Supply of Inventory	1.7	1.7	0.0%	--	--	--

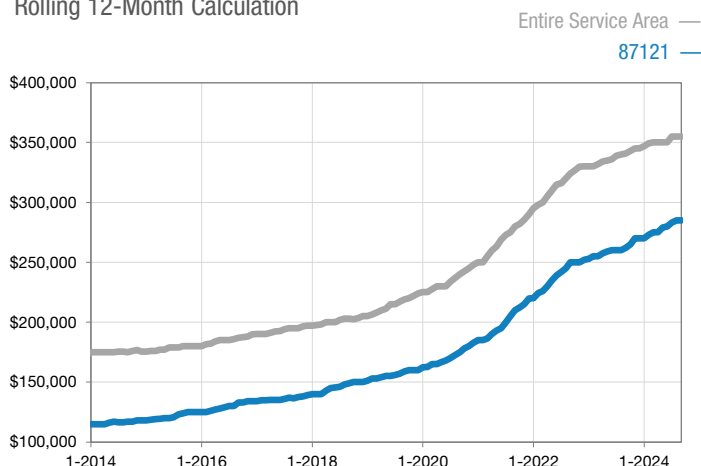
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	0	1	--	5	12	+ 140.0%
Pending Sales	0	1	--	8	10	+ 25.0%
Closed Sales	1	2	+ 100.0%	8	9	+ 12.5%
Days on Market Until Sale	8	12	+ 50.0%	21	6	- 71.4%
Median Sales Price*	\$232,000	\$253,500	+ 9.3%	\$209,500	\$230,000	+ 9.8%
Average Sales Price*	\$232,000	\$253,500	+ 9.3%	\$215,750	\$210,389	- 2.5%
Percent of List Price Received*	100.0%	98.6%	- 1.4%	102.0%	97.9%	- 4.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--

* 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.

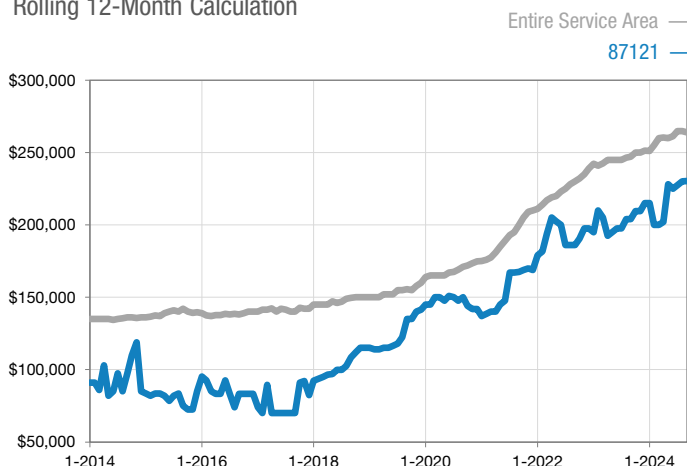
Median Sales Price - Single-Family Detached

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.