

Local Market Update for September 2024

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



87002

Single-Family Detached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	24	18	- 25.0%	241	238	- 1.2%
Pending Sales	20	20	0.0%	184	178	- 3.3%
Closed Sales	16	20	+ 25.0%	171	172	+ 0.6%
Days on Market Until Sale	30	45	+ 50.0%	50	45	- 10.0%
Median Sales Price*	\$284,450	\$262,000	- 7.9%	\$256,900	\$272,450	+ 6.1%
Average Sales Price*	\$306,231	\$247,327	- 19.2%	\$269,795	\$275,176	+ 2.0%
Percent of List Price Received*	94.0%	97.7%	+ 3.9%	98.0%	98.5%	+ 0.5%
Inventory of Homes for Sale	67	65	- 3.0%	--	--	--
Months Supply of Inventory	3.5	3.4	- 2.9%	--	--	--

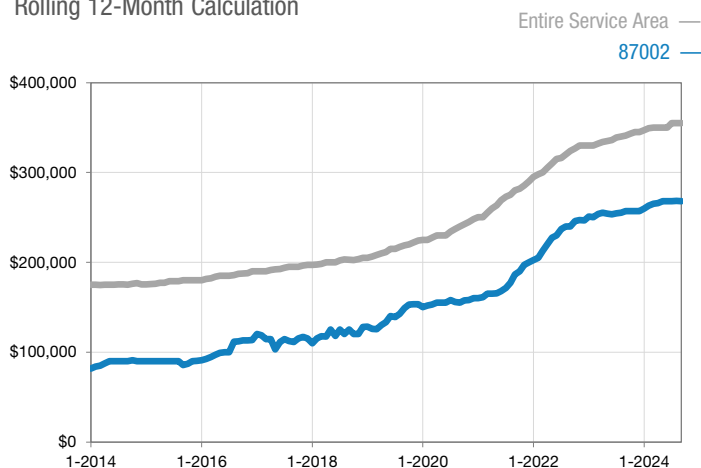
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	1	1	0.0%	19	20	+ 5.3%
Pending Sales	1	1	0.0%	13	15	+ 15.4%
Closed Sales	2	4	+ 100.0%	13	16	+ 23.1%
Days on Market Until Sale	5	32	+ 540.0%	10	27	+ 170.0%
Median Sales Price*	\$200,000	\$216,500	+ 8.3%	\$188,000	\$215,000	+ 14.4%
Average Sales Price*	\$200,000	\$218,250	+ 9.1%	\$181,696	\$209,406	+ 15.3%
Percent of List Price Received*	100.2%	96.8%	- 3.4%	102.2%	98.8%	- 3.3%
Inventory of Homes for Sale	0	4	--	--	--	--
Months Supply of Inventory	--	2.3	--	--	--	--

* 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.

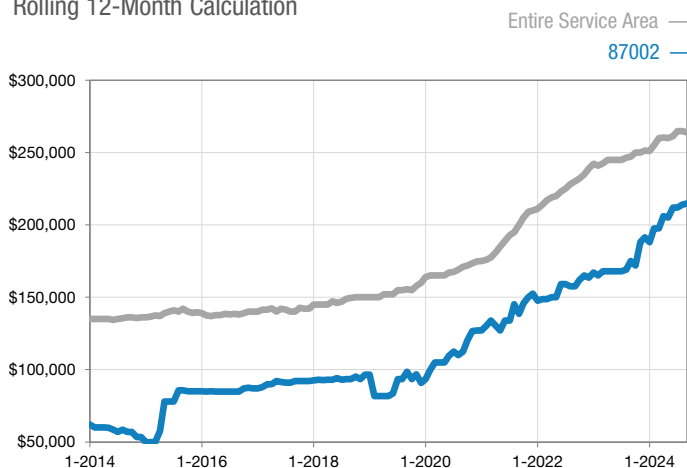
Median Sales Price - Single-Family Detached

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.