

# Local Market Update for September 2024

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



## Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

Single-Family Detached	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	6	4	- 33.3%	32	35	+ 9.4%
Pending Sales	1	5	+ 400.0%	18	27	+ 50.0%
Closed Sales	3	2	- 33.3%	15	23	+ 53.3%
Days on Market Until Sale	65	75	+ 15.4%	43	55	+ 27.9%
Median Sales Price*	\$1,070,000	\$452,500	- 57.7%	\$675,000	\$550,000	- 18.5%
Average Sales Price*	\$1,050,000	\$452,500	- 56.9%	\$672,948	\$661,696	- 1.7%
Percent of List Price Received*	97.5%	100.3%	+ 2.9%	97.5%	95.6%	- 1.9%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	4.0	1.9	- 52.5%	--	--	--

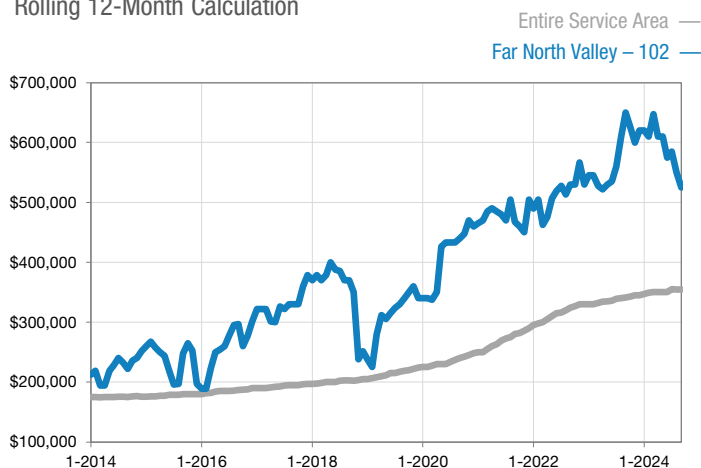
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	47	--	--	47	--	--
Median Sales Price*	\$380,000	--	--	\$380,000	--	--
Average Sales Price*	\$380,000	--	--	\$380,000	--	--
Percent of List Price Received*	98.7%	--	--	98.7%	--	--
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.

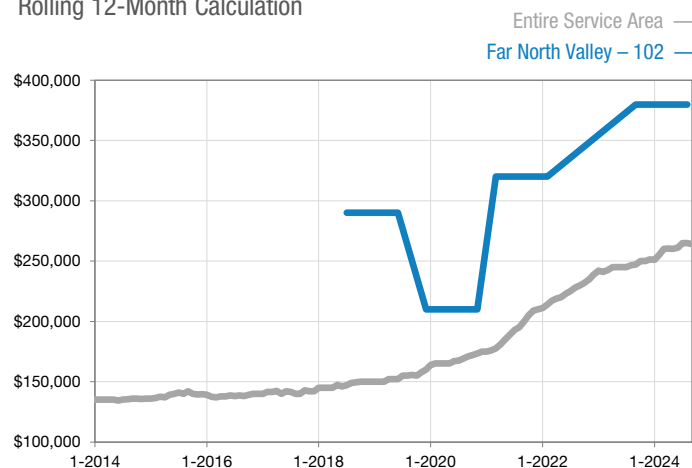
### Median Sales Price - Single-Family Detached

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.