

# Local Market Update for September 2024

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



## East Los Lunas, Tome, Valencia – 711

North of Patricio Dr, South of Valencia Rd, East of Rio Grande River, West of La Ladera Rd

Single-Family Detached	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
Key Metrics						
New Listings	3	3	0.0%	42	52	+ 23.8%
Pending Sales	0	5	--	31	34	+ 9.7%
Closed Sales	2	2	0.0%	31	29	- 6.5%
Days on Market Until Sale	30	8	- 73.3%	56	53	- 5.4%
Median Sales Price*	\$483,500	\$300,000	- 38.0%	\$450,000	\$387,000	- 14.0%
Average Sales Price*	\$483,500	\$300,000	- 38.0%	\$440,547	\$442,181	+ 0.4%
Percent of List Price Received*	99.9%	98.4%	- 1.5%	98.3%	97.5%	- 0.8%
Inventory of Homes for Sale	14	15	+ 7.1%	--	--	--
Months Supply of Inventory	4.2	4.5	+ 7.1%	--	--	--

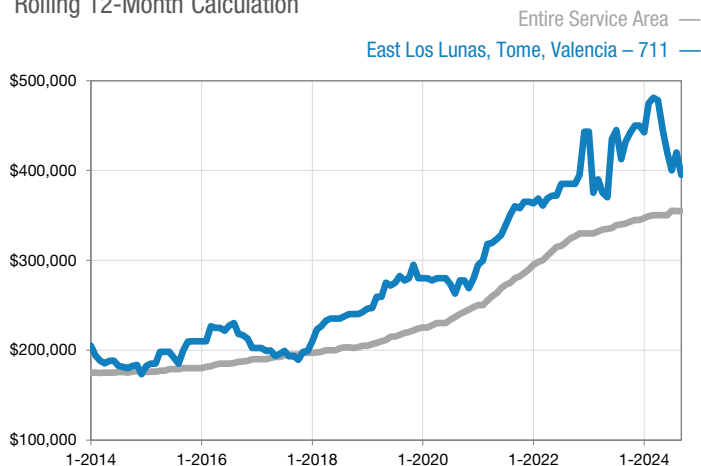
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
Key Metrics						
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.

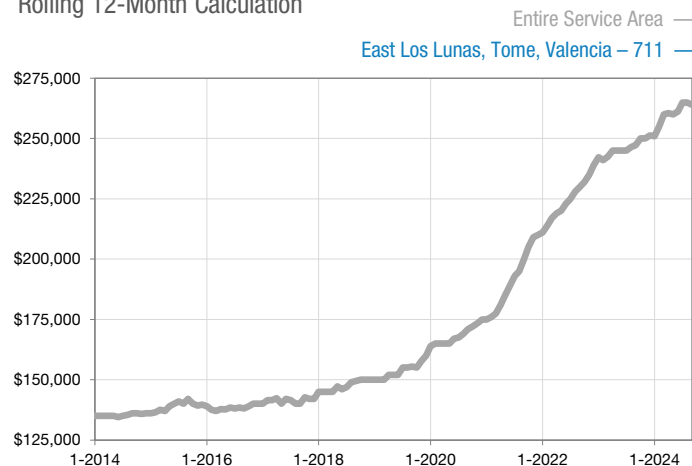
### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



### 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.