

# Local Market Update for September 2024

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



## Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	19	12	- 36.8%	142	126	- 11.3%
Pending Sales	12	14	+ 16.7%	111	105	- 5.4%
Closed Sales	11	10	- 9.1%	108	93	- 13.9%
Days on Market Until Sale	17	75	+ 341.2%	12	34	+ 183.3%
Median Sales Price*	\$501,000	\$613,500	+ 22.5%	\$535,000	\$583,950	+ 9.1%
Average Sales Price*	\$537,828	\$687,710	+ 27.9%	\$577,435	\$660,618	+ 14.4%
Percent of List Price Received*	98.9%	98.0%	- 0.9%	100.2%	99.8%	- 0.4%
Inventory of Homes for Sale	19	16	- 15.8%	--	--	--
Months Supply of Inventory	1.6	1.5	- 6.3%	--	--	--

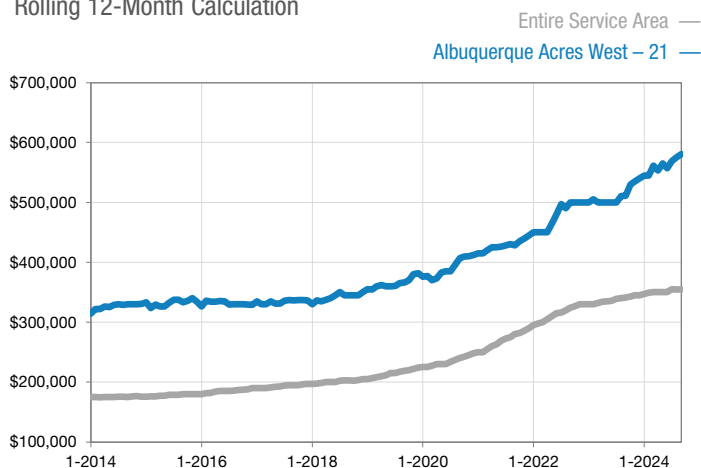
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	1	0	- 100.0%	4	0	- 100.0%
Pending Sales	1	0	- 100.0%	3	0	- 100.0%
Closed Sales	0	0	0.0%	2	0	- 100.0%
Days on Market Until Sale	--	--	--	7	--	--
Median Sales Price*	--	--	--	\$286,000	--	--
Average Sales Price*	--	--	--	\$286,000	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

\* 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.

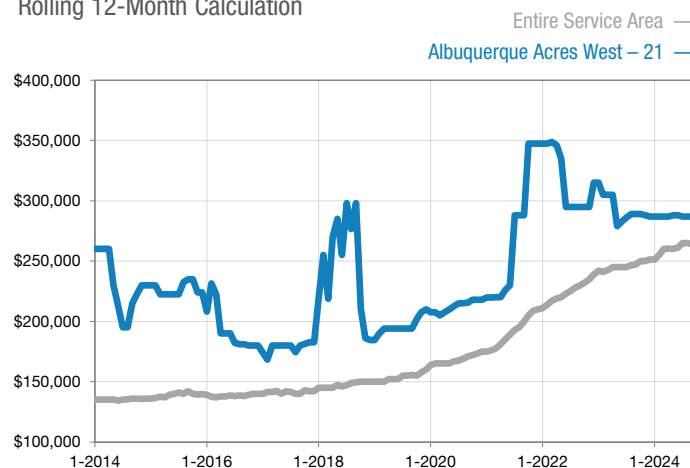
### Median Sales Price - Single-Family Detached

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.