

# Local Market Update for September 2024

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



## Southeast Heights – 71

South of Central Ave, East of San Mateo / Kirtland AFB, North of Kirtland AFB, West of Tramway 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	12	23	+ 91.7%	192	196	+ 2.1%
Pending Sales	14	16	+ 14.3%	154	153	- 0.6%
Closed Sales	18	13	- 27.8%	153	148	- 3.3%
Days on Market Until Sale	27	18	- 33.3%	19	21	+ 10.5%
Median Sales Price*	\$292,500	\$400,000	+ 36.8%	\$360,000	\$337,500	- 6.3%
Average Sales Price*	\$322,285	\$357,000	+ 10.8%	\$346,743	\$348,034	+ 0.4%
Percent of List Price Received*	99.0%	98.0%	- 1.0%	99.2%	98.8%	- 0.4%
Inventory of Homes for Sale	26	36	+ 38.5%	--	--	--
Months Supply of Inventory	1.6	2.2	+ 37.5%	--	--	--

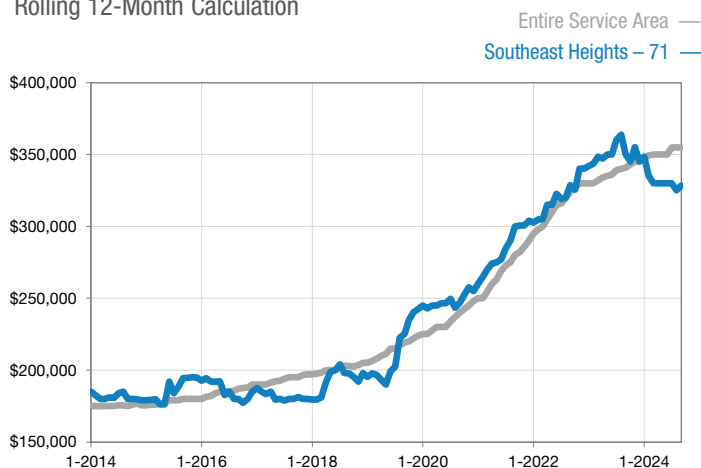
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	9	6	- 33.3%	49	48	- 2.0%
Pending Sales	8	0	- 100.0%	39	39	0.0%
Closed Sales	3	3	0.0%	36	39	+ 8.3%
Days on Market Until Sale	12	3	- 75.0%	10	16	+ 60.0%
Median Sales Price*	\$180,000	\$218,000	+ 21.1%	\$213,000	\$255,000	+ 19.7%
Average Sales Price*	\$222,333	\$226,967	+ 2.1%	\$218,594	\$249,878	+ 14.3%
Percent of List Price Received*	99.3%	100.2%	+ 0.9%	100.4%	99.0%	- 1.4%
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	1.8	1.5	- 16.7%	--	--	--

\* 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.

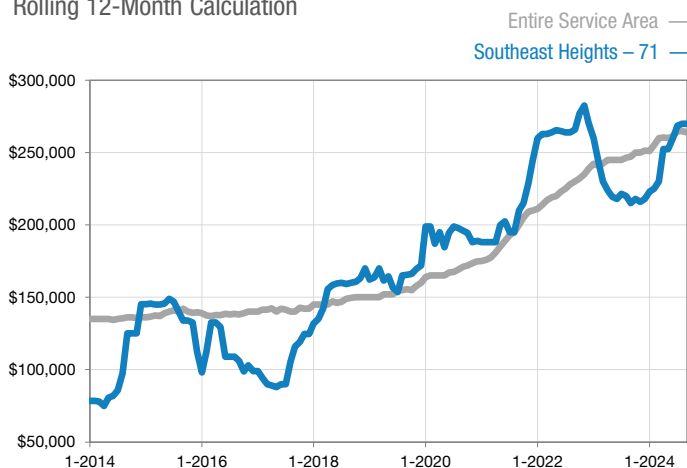
### Median Sales Price - Single-Family Detached

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.