

Local Market Update for September 2024

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



Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery 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	44	34	- 22.7%	357	351	- 1.7%
Pending Sales	33	42	+ 27.3%	316	301	- 4.7%
Closed Sales	29	29	0.0%	298	277	- 7.0%
Days on Market Until Sale	20	26	+ 30.0%	16	22	+ 37.5%
Median Sales Price*	\$470,000	\$472,500	+ 0.5%	\$455,500	\$455,000	- 0.1%
Average Sales Price*	\$509,445	\$489,722	- 3.9%	\$512,589	\$502,028	- 2.1%
Percent of List Price Received*	99.3%	98.6%	- 0.7%	100.3%	99.5%	- 0.8%
Inventory of Homes for Sale	48	45	- 6.3%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--

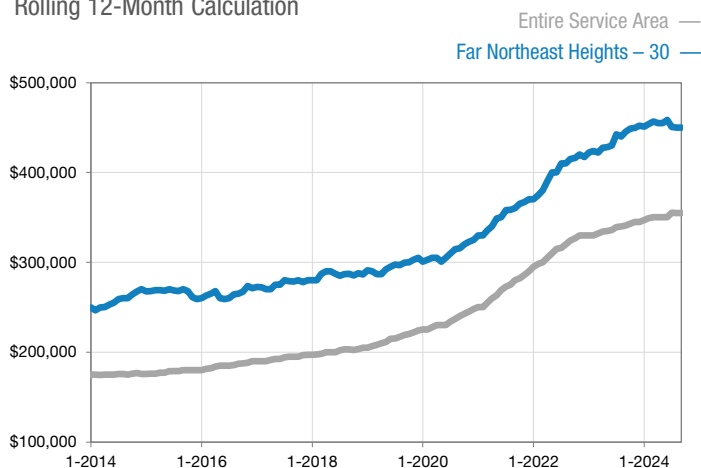
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	9	13	+ 44.4%	80	96	+ 20.0%
Pending Sales	6	10	+ 66.7%	75	74	- 1.3%
Closed Sales	3	6	+ 100.0%	77	74	- 3.9%
Days on Market Until Sale	3	4	+ 33.3%	9	14	+ 55.6%
Median Sales Price*	\$328,000	\$272,500	- 16.9%	\$315,000	\$320,000	+ 1.6%
Average Sales Price*	\$310,000	\$276,583	- 10.8%	\$315,672	\$322,135	+ 2.0%
Percent of List Price Received*	99.3%	103.1%	+ 3.8%	100.7%	99.3%	- 1.4%
Inventory of Homes for Sale	6	17	+ 183.3%	--	--	--
Months Supply of Inventory	0.6	2.0	+ 233.3%	--	--	--

* 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.

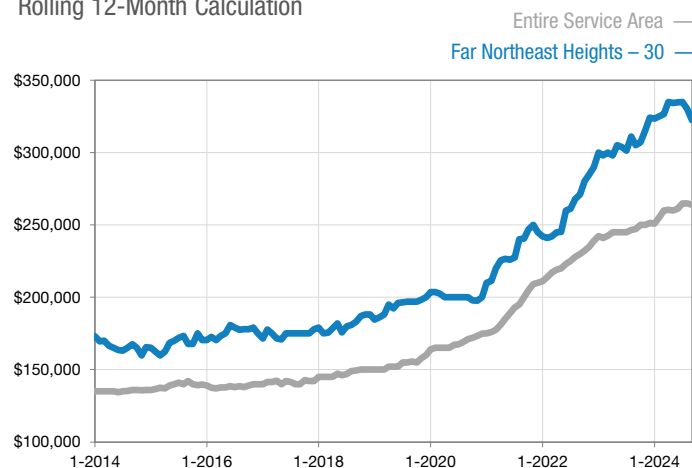
Median Sales Price - Single-Family Detached

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.