

# Local Market Update for August 2020

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



## 87056

| Single-Family Detached          | August |      |                | Year to Date |                  |                |
|---------------------------------|--------|------|----------------|--------------|------------------|----------------|
|                                 | 2019   | 2020 | Percent Change | Thru 8-2019  | Thru 8-2020      | Percent Change |
| <b>Key Metrics</b>              |        |      |                |              |                  |                |
| New Listings                    | 2      | 4    | + 100.0%       | 13           | 8                | - 38.5%        |
| Pending Sales                   | 0      | 4    | --             | 4            | 7                | + 75.0%        |
| Closed Sales                    | 0      | 0    | 0.0%           | 5            | 2                | - 60.0%        |
| Days on Market Until Sale       | --     | --   | --             | 86           | 36               | - 58.1%        |
| Median Sales Price*             | --     | --   | --             | \$165,000    | <b>\$299,000</b> | + 81.2%        |
| Average Sales Price*            | --     | --   | --             | \$203,180    | <b>\$299,000</b> | + 47.2%        |
| Percent of List Price Received* | --     | --   | --             | 100.6%       | <b>95.0%</b>     | - 5.6%         |
| Inventory of Homes for Sale     | 6      | 3    | - 50.0%        | --           | --               | --             |
| Months Supply of Inventory      | 3.6    | 1.6  | - 55.6%        | --           | --               | --             |

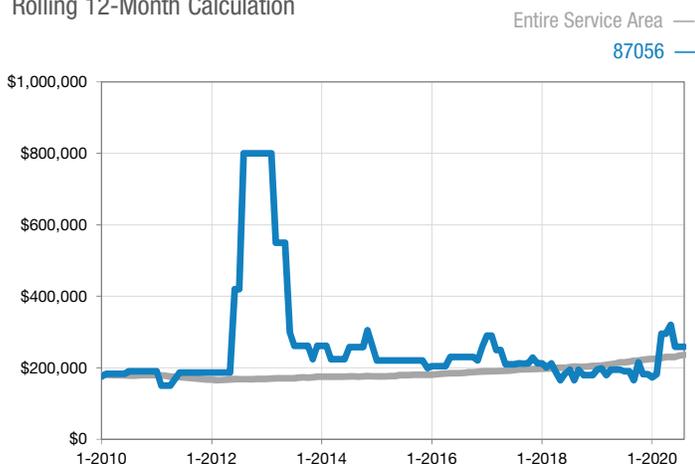
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached          | August |      |                | Year to Date |             |                |
|---------------------------------|--------|------|----------------|--------------|-------------|----------------|
|                                 | 2019   | 2020 | Percent Change | Thru 8-2019  | Thru 8-2020 | Percent Change |
| <b>Key Metrics</b>              |        |      |                |              |             |                |
| 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.

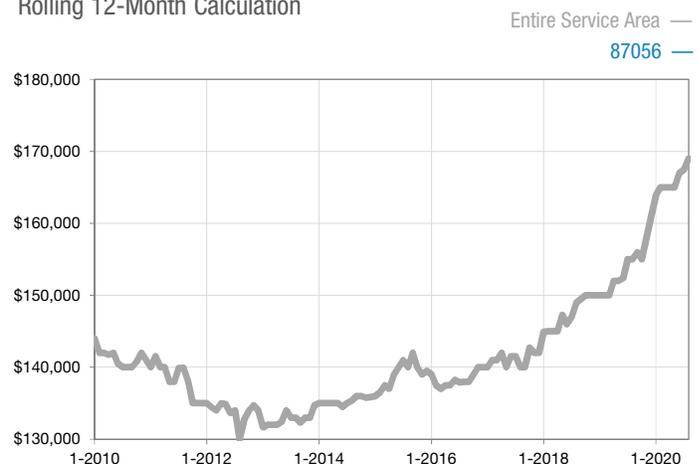
### Median Sales Price - Single-Family Detached

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.