

Local Market Update for August 2020

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



Placitas Area – 180

East of I-25 to Sandia Mountains, South of San Felipe Reservation, North of Sandia Reservation

Single-Family Detached	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
Key Metrics						
New Listings	22	12	- 45.5%	145	125	- 13.8%
Pending Sales	9	20	+ 122.2%	98	110	+ 12.2%
Closed Sales	11	19	+ 72.7%	93	90	- 3.2%
Days on Market Until Sale	47	51	+ 8.5%	55	70	+ 27.3%
Median Sales Price*	\$374,000	\$489,000	+ 30.7%	\$414,000	\$475,000	+ 14.7%
Average Sales Price*	\$394,045	\$512,095	+ 30.0%	\$427,991	\$481,799	+ 12.6%
Percent of List Price Received*	95.9%	98.3%	+ 2.5%	97.8%	97.8%	0.0%
Inventory of Homes for Sale	54	23	- 57.4%	--	--	--
Months Supply of Inventory	4.5	1.9	- 57.8%	--	--	--

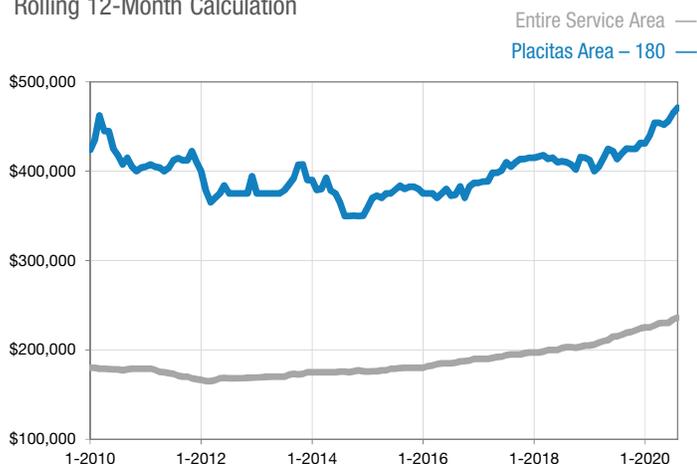
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
Key Metrics						
New Listings	0	0	0.0%	0	1	--
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.

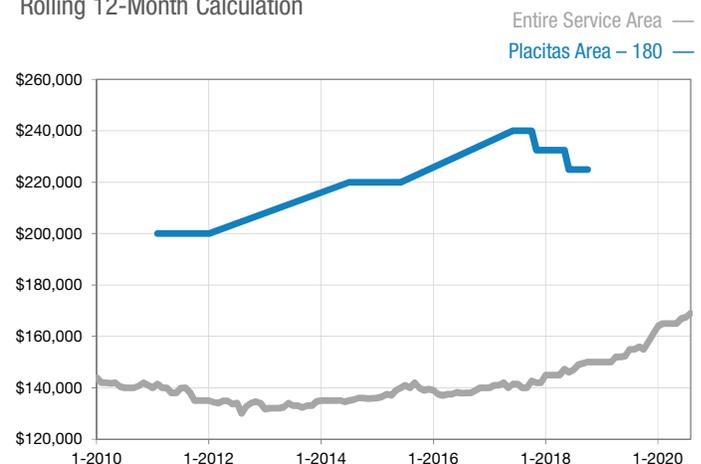
Median Sales Price - Single-Family Detached

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.