

# Local Market Update for September 2020

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



## Foothills South – 51

East of Tramway Blvd to mountains, South of Montgomery Blvd NE, North of I-40

Single-Family Detached	September			Year to Date		
	2019	2020	Percent Change	Thru 9-2019	Thru 9-2020	Percent Change
<b>Key Metrics</b>						
New Listings	30	21	- 30.0%	246	214	- 13.0%
Pending Sales	15	19	+ 26.7%	179	193	+ 7.8%
Closed Sales	19	16	- 15.8%	171	183	+ 7.0%
Days on Market Until Sale	20	11	- 45.0%	36	28	- 22.2%
Median Sales Price*	\$282,000	<b>\$371,750</b>	+ 31.8%	\$300,000	<b>\$337,500</b>	+ 12.5%
Average Sales Price*	\$327,316	<b>\$379,034</b>	+ 15.8%	\$314,767	<b>\$341,823</b>	+ 8.6%
Percent of List Price Received*	99.9%	<b>100.3%</b>	+ 0.4%	98.2%	<b>98.9%</b>	+ 0.7%
Inventory of Homes for Sale	52	23	- 55.8%	--	--	--
Months Supply of Inventory	2.8	1.1	- 60.7%	--	--	--

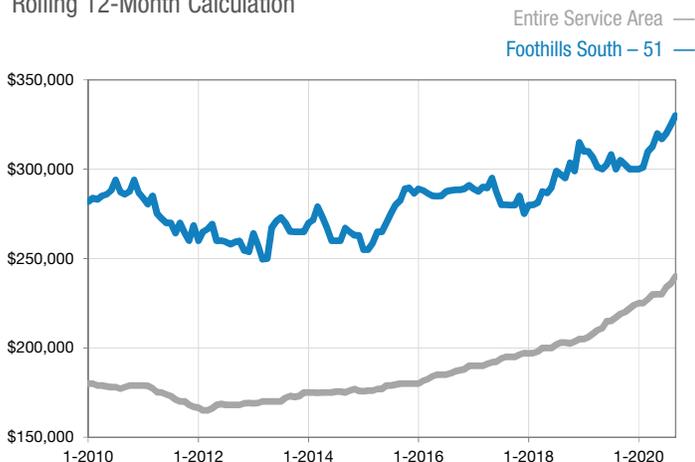
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2019	2020	Percent Change	Thru 9-2019	Thru 9-2020	Percent Change
<b>Key Metrics</b>						
New Listings	5	2	- 60.0%	44	53	+ 20.5%
Pending Sales	1	3	+ 200.0%	35	53	+ 51.4%
Closed Sales	4	7	+ 75.0%	37	54	+ 45.9%
Days on Market Until Sale	19	46	+ 142.1%	21	24	+ 14.3%
Median Sales Price*	\$151,000	<b>\$260,000</b>	+ 72.2%	\$157,000	<b>\$189,000</b>	+ 20.4%
Average Sales Price*	\$146,750	<b>\$281,000</b>	+ 91.5%	\$175,439	<b>\$204,977</b>	+ 16.8%
Percent of List Price Received*	100.0%	<b>98.7%</b>	- 1.3%	98.6%	<b>99.0%</b>	+ 0.4%
Inventory of Homes for Sale	8	2	- 75.0%	--	--	--
Months Supply of Inventory	2.1	0.4	- 81.0%	--	--	--

\* 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.

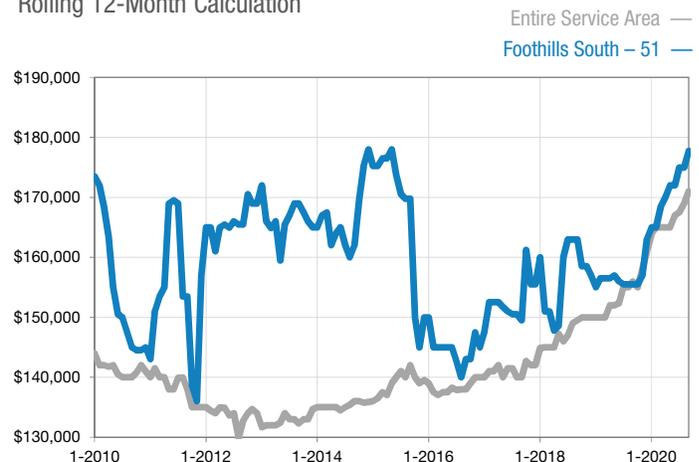
### Median Sales Price - Single-Family Detached

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.