

# Local Market Update for September 2020

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



## Rio Rancho Central – 161

East of Rainbow Blvd, South of Northwest Loop, West of Unser Blvd NE, North of Northern Blvd

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	44	+ 46.7%	370	380	+ 2.7%
Pending Sales	32	42	+ 31.3%	337	354	+ 5.0%
Closed Sales	37	40	+ 8.1%	338	320	- 5.3%
Days on Market Until Sale	21	6	- 71.4%	21	13	- 38.1%
Median Sales Price*	\$187,000	\$210,000	+ 12.3%	\$174,750	\$195,000	+ 11.6%
Average Sales Price*	\$186,727	\$215,188	+ 15.2%	\$177,766	\$196,747	+ 10.7%
Percent of List Price Received*	99.8%	100.9%	+ 1.1%	99.5%	100.5%	+ 1.0%
Inventory of Homes for Sale	41	20	- 51.2%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--

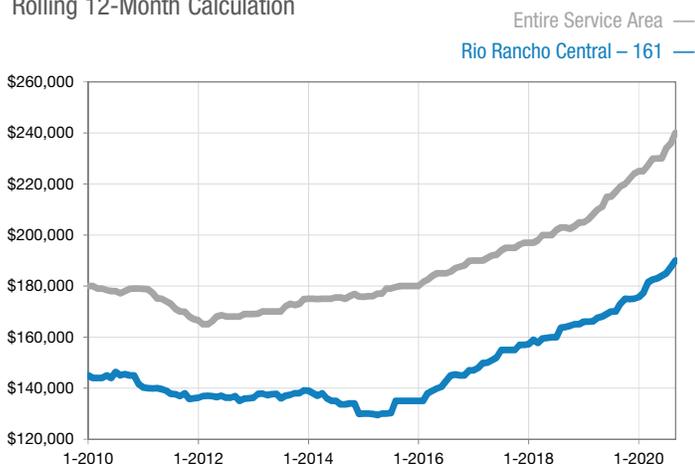
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2019	2020	Percent Change	Thru 9-2019	Thru 9-2020	Percent Change
<b>Key Metrics</b>						
New Listings	0	11	--	1	19	+ 1800.0%
Pending Sales	1	9	+ 800.0%	1	13	+ 1200.0%
Closed Sales	0	1	--	0	3	--
Days on Market Until Sale	--	33	--	--	12	--
Median Sales Price*	--	\$203,340	--	--	\$148,000	--
Average Sales Price*	--	\$203,340	--	--	\$157,780	--
Percent of List Price Received*	--	100.0%	--	--	100.1%	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	0.2	--	--	--	--

\* 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.

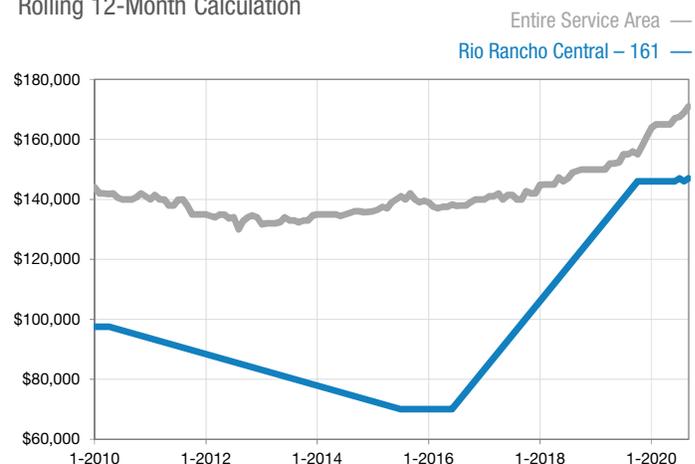
### Median Sales Price - Single-Family Detached

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.