

# Local Market Update for December 2020

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



## 87124

Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
New Listings	65	77	+ 18.5%	1,278	1,215	- 4.9%
Pending Sales	64	86	+ 34.4%	1,082	1,126	+ 4.1%
Closed Sales	81	99	+ 22.2%	1,061	1,097	+ 3.4%
Days on Market Until Sale	36	13	- 63.9%	30	20	- 33.3%
Median Sales Price*	\$205,000	\$245,500	+ 19.8%	\$215,000	\$243,000	+ 13.0%
Average Sales Price*	\$237,806	\$270,514	+ 13.8%	\$236,731	\$262,522	+ 10.9%
Percent of List Price Received*	99.4%	99.9%	+ 0.5%	98.9%	99.6%	+ 0.7%
Inventory of Homes for Sale	116	55	- 52.6%	--	--	--
Months Supply of Inventory	1.3	0.6	- 53.8%	--	--	--

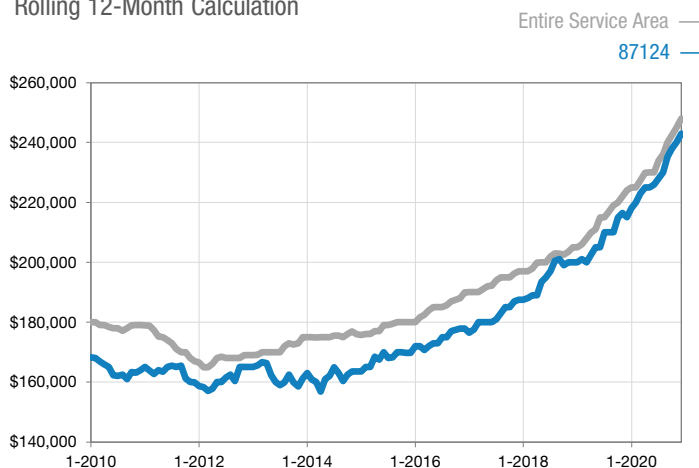
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
New Listings	10	8	- 20.0%	127	110	- 13.4%
Pending Sales	9	6	- 33.3%	109	103	- 5.5%
Closed Sales	12	5	- 58.3%	110	104	- 5.5%
Days on Market Until Sale	37	20	- 45.9%	36	20	- 44.4%
Median Sales Price*	\$192,250	\$112,200	- 41.6%	\$141,000	\$165,878	+ 17.6%
Average Sales Price*	\$165,442	\$146,300	- 11.6%	\$141,791	\$160,264	+ 13.0%
Percent of List Price Received*	96.9%	93.4%	- 3.6%	98.0%	98.1%	+ 0.1%
Inventory of Homes for Sale	13	5	- 61.5%	--	--	--
Months Supply of Inventory	1.4	0.6	- 57.1%	--	--	--

\* 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.

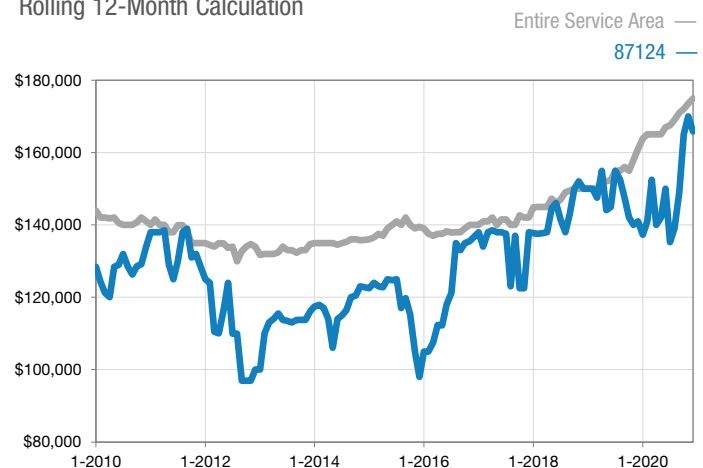
### Median Sales Price - Single-Family Detached

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.