

Local Market Update for February 2021

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



Adelino – 750

North of Manzano Expy, South of Patricio Dr / S Rio del Oro Loop, West of Rio Grande River to Manzano Mountains

| Single-Family Detached | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics | 2020 | 2021 | Percent Change | Thru 2-2020 | Thru 2-2021 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 3 | 1 | - 66.7% |
| Pending Sales | 2 | 0 | - 100.0% | 3 | 2 | - 33.3% |
| Closed Sales | 2 | 3 | + 50.0% | 2 | 3 | + 50.0% |
| Days on Market Until Sale | 3 | 31 | + 933.3% | 3 | 31 | + 933.3% |
| Median Sales Price* | \$140,950 | \$260,000 | + 84.5% | \$140,950 | \$260,000 | + 84.5% |
| Average Sales Price* | \$140,950 | \$341,667 | + 142.4% | \$140,950 | \$341,667 | + 142.4% |
| Percent of List Price Received* | 100.9% | 100.3% | - 0.6% | 100.9% | 100.3% | - 0.6% |
| Inventory of Homes for Sale | 3 | 5 | + 66.7% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 2.7 | + 22.7% | -- | -- | -- |

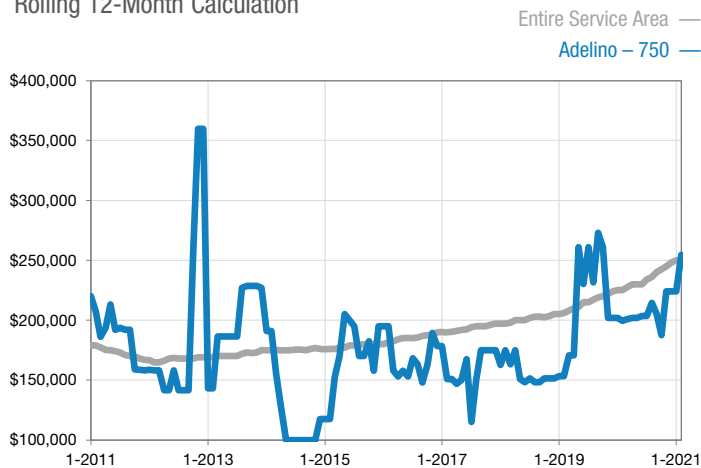
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | February | | | Year to Date | | |
|---------------------------------|----------|------|----------------|--------------|-------------|----------------|
| Key Metrics | 2020 | 2021 | Percent Change | Thru 2-2020 | Thru 2-2021 | Percent Change |
| 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.

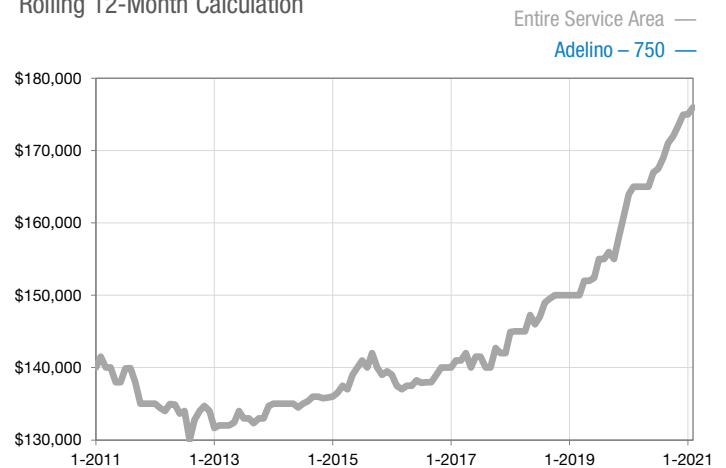
Median Sales Price - Single-Family Detached

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.