

Local Market Update for February 2021

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



Rio Rancho North – 160

East of Unser Blvd NE, South of Northwest Loop / Hwy 550, West of Rio Rancho Blvd, North of Paseo del Volcan

Single-Family Detached	February			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 2-2020	Thru 2-2021	Percent Change
New Listings	53	65	+ 22.6%	100	124	+ 24.0%
Pending Sales	28	76	+ 171.4%	66	138	+ 109.1%
Closed Sales	36	33	- 8.3%	58	70	+ 20.7%
Days on Market Until Sale	48	50	+ 4.2%	50	44	- 12.0%
Median Sales Price*	\$284,003	\$305,000	+ 7.4%	\$269,000	\$325,828	+ 21.1%
Average Sales Price*	\$303,747	\$317,251	+ 4.4%	\$295,245	\$327,060	+ 10.8%
Percent of List Price Received*	98.9%	99.7%	+ 0.8%	99.2%	99.6%	+ 0.4%
Inventory of Homes for Sale	101	37	- 63.4%	--	--	--
Months Supply of Inventory	2.8	0.8	- 71.4%	--	--	--

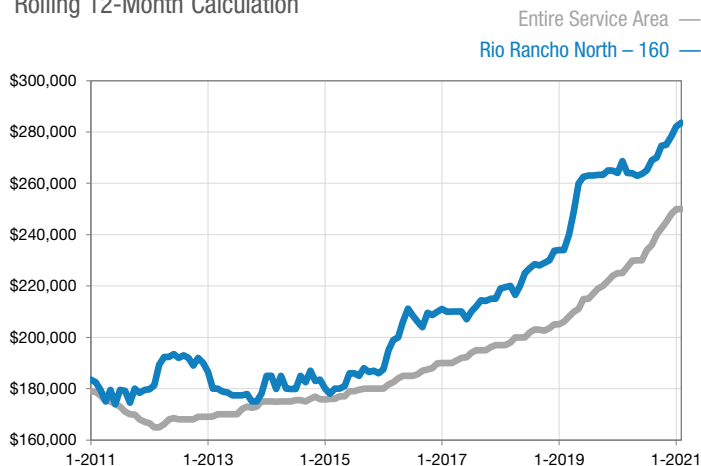
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

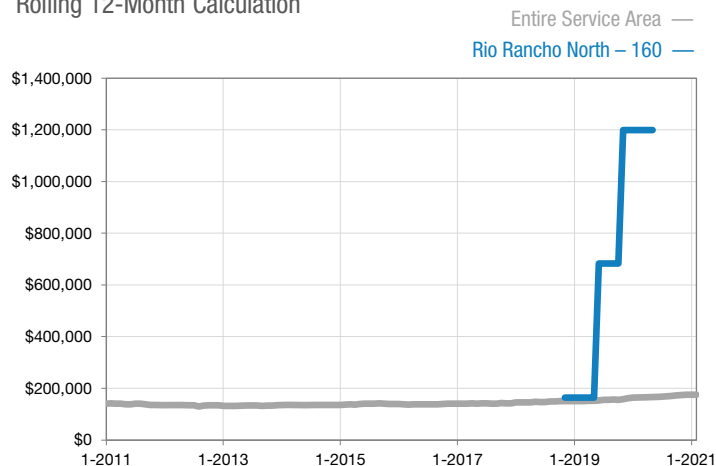
Median Sales Price - Single-Family Detached

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.