

Local Market Update for March 2021

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



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
Key Metrics						
New Listings	28	30	+ 7.1%	68	64	- 5.9%
Pending Sales	21	26	+ 23.8%	56	56	0.0%
Closed Sales	20	14	- 30.0%	47	47	0.0%
Days on Market Until Sale	33	10	- 69.7%	38	25	- 34.2%
Median Sales Price*	\$402,500	\$476,000	+ 18.3%	\$375,000	\$449,500	+ 19.9%
Average Sales Price*	\$426,715	\$506,136	+ 18.6%	\$407,927	\$507,890	+ 24.5%
Percent of List Price Received*	99.3%	99.8%	+ 0.5%	98.8%	99.1%	+ 0.3%
Inventory of Homes for Sale	32	19	- 40.6%	--	--	--
Months Supply of Inventory	1.6	0.8	- 50.0%	--	--	--

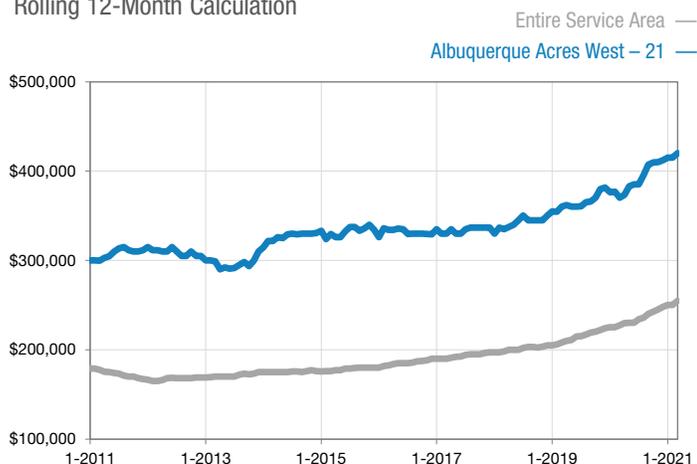
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
Key Metrics						
New Listings	0	2	--	0	4	--
Pending Sales	0	1	--	0	2	--
Closed Sales	0	1	--	1	1	0.0%
Days on Market Until Sale	--	8	--	13	8	- 38.5%
Median Sales Price*	--	\$225,000	--	\$205,000	\$225,000	+ 9.8%
Average Sales Price*	--	\$225,000	--	\$205,000	\$225,000	+ 9.8%
Percent of List Price Received*	--	99.1%	--	100.0%	99.1%	- 0.9%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	0.6	--	--	--	--

* 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.

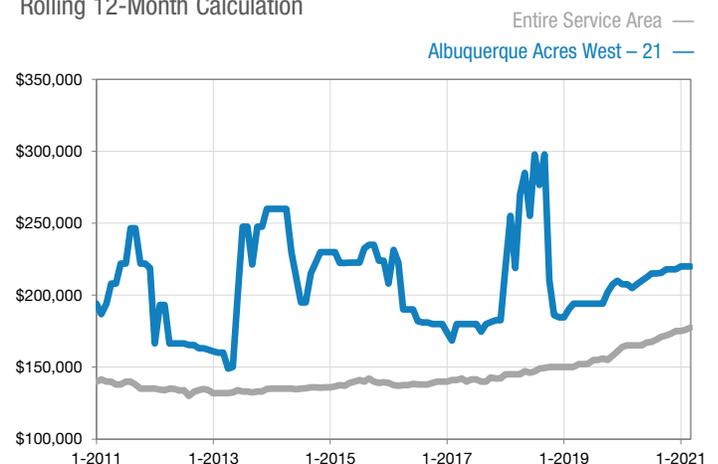
Median Sales Price - Single-Family Detached

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.