

Local Market Update for March 2021

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



Northwest Edgewood – 250

North of I-40, East of Hwy 217, South of and Including Golden, West of Hwy 344

Single-Family Detached	March			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	8	10	+ 25.0%	20	30	+ 50.0%
Pending Sales	10	15	+ 50.0%	24	36	+ 50.0%
Closed Sales	5	13	+ 160.0%	18	26	+ 44.4%
Days on Market Until Sale	45	37	- 17.8%	66	37	- 43.9%
Median Sales Price*	\$315,000	\$375,000	+ 19.0%	\$315,000	\$351,750	+ 11.7%
Average Sales Price*	\$314,080	\$388,423	+ 23.7%	\$317,600	\$375,231	+ 18.1%
Percent of List Price Received*	96.9%	101.4%	+ 4.6%	97.0%	100.5%	+ 3.6%
Inventory of Homes for Sale	10	5	- 50.0%	--	--	--
Months Supply of Inventory	1.2	0.6	- 50.0%	--	--	--

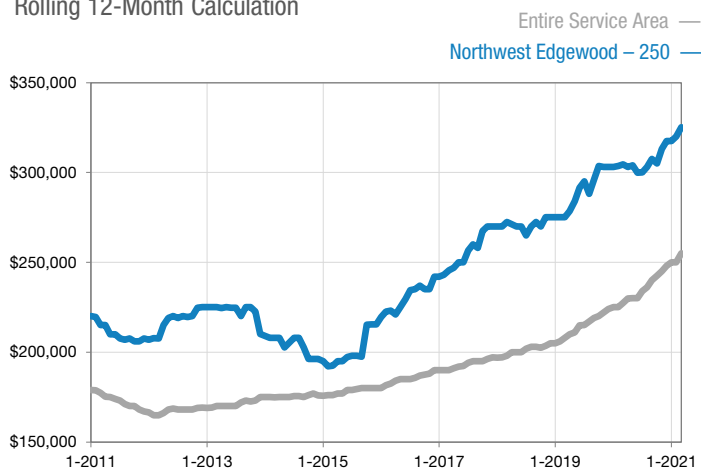
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	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.

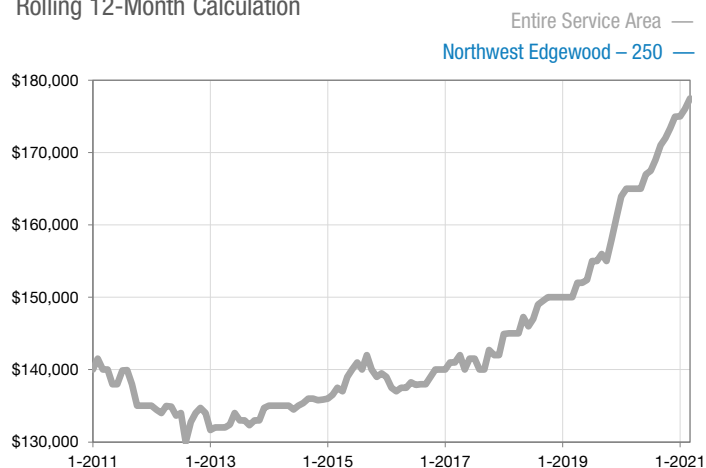
Median Sales Price - Single-Family Detached

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.