

Local Market Update for March 2021

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



Northeast Edgewood – 270

North of I-40, East of Hwy 344, West of Lexco Rd

Single-Family Detached	March			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	2	2	0.0%	7	10	+ 42.9%
Pending Sales	2	3	+ 50.0%	7	7	0.0%
Closed Sales	5	4	- 20.0%	10	9	- 10.0%
Days on Market Until Sale	63	10	- 84.1%	67	21	- 68.7%
Median Sales Price*	\$199,900	\$262,600	+ 31.4%	\$199,000	\$275,000	+ 38.2%
Average Sales Price*	\$276,580	\$301,050	+ 8.8%	\$257,500	\$298,122	+ 15.8%
Percent of List Price Received*	97.3%	99.1%	+ 1.8%	98.5%	98.7%	+ 0.2%
Inventory of Homes for Sale	9	3	- 66.7%	--	--	--
Months Supply of Inventory	2.5	0.8	- 68.0%	--	--	--

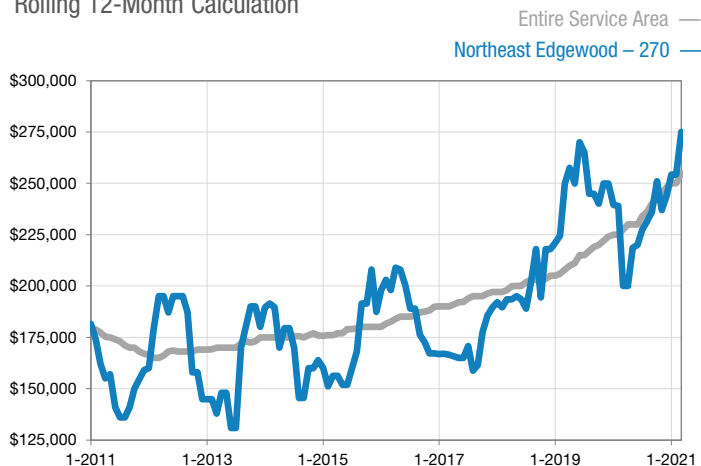
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

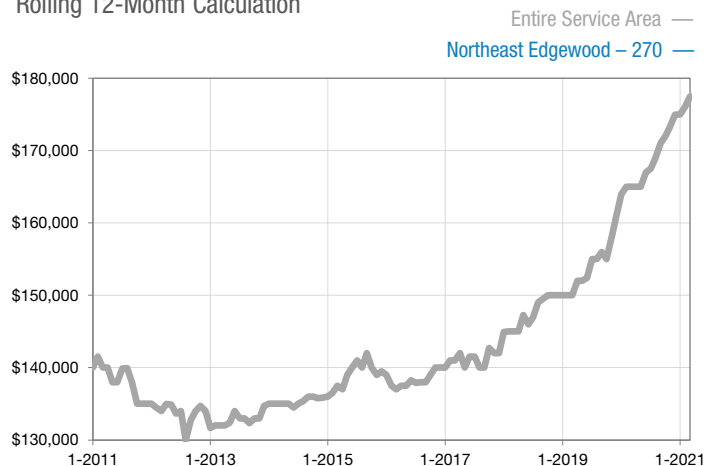
Median Sales Price - Single-Family Detached

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.