

Local Market Update for April 2021

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



Placitas Area – 180

East of I-25 to Sandia Mountains, South of San Felipe Reservation, North of Sandia Reservation

Single-Family Detached	April			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
New Listings	14	11	- 21.4%	56	62	+ 10.7%
Pending Sales	7	13	+ 85.7%	45	58	+ 28.9%
Closed Sales	16	15	- 6.3%	45	57	+ 26.7%
Days on Market Until Sale	61	24	- 60.7%	94	27	- 71.3%
Median Sales Price*	\$465,000	\$573,000	+ 23.2%	\$465,000	\$569,000	+ 22.4%
Average Sales Price*	\$480,703	\$575,000	+ 19.6%	\$476,919	\$560,444	+ 17.5%
Percent of List Price Received*	97.7%	101.3%	+ 3.7%	97.1%	100.1%	+ 3.1%
Inventory of Homes for Sale	40	11	- 72.5%	--	--	--
Months Supply of Inventory	3.6	0.8	- 77.8%	--	--	--

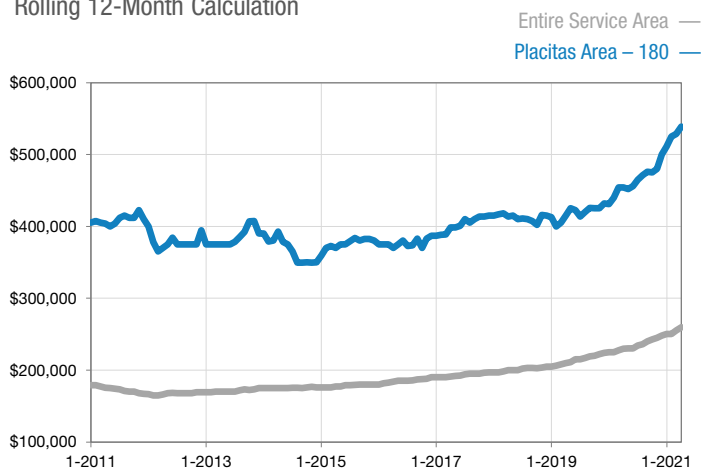
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
New Listings	0	0	0.0%	0	1	--
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.

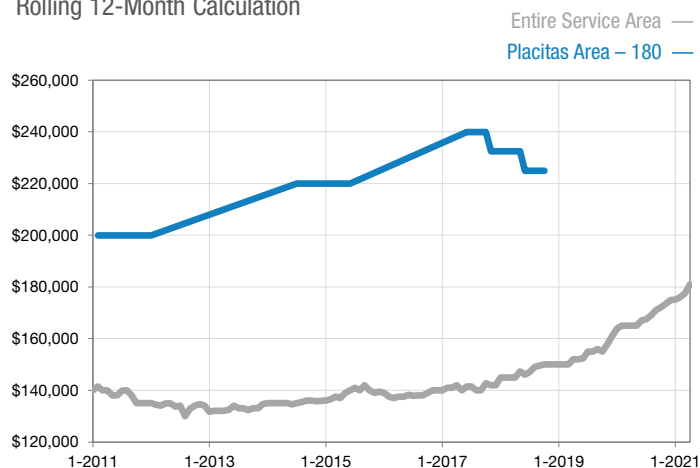
Median Sales Price - Single-Family Detached

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.