

Local Market Update for April 2021

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



West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached	April			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
New Listings	7	11	+ 57.1%	43	39	- 9.3%
Pending Sales	4	10	+ 150.0%	28	38	+ 35.7%
Closed Sales	5	9	+ 80.0%	29	33	+ 13.8%
Days on Market Until Sale	14	28	+ 100.0%	64	42	- 34.4%
Median Sales Price*	\$199,000	\$285,000	+ 43.2%	\$235,000	\$248,900	+ 5.9%
Average Sales Price*	\$220,860	\$278,189	+ 26.0%	\$243,513	\$257,706	+ 5.8%
Percent of List Price Received*	102.4%	100.3%	- 2.1%	99.4%	98.7%	- 0.7%
Inventory of Homes for Sale	26	8	- 69.2%	--	--	--
Months Supply of Inventory	3.6	0.8	- 77.8%	--	--	--

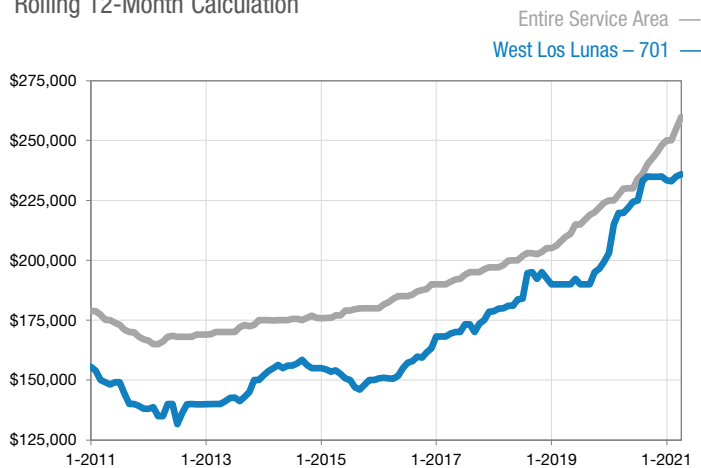
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	1	--
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.

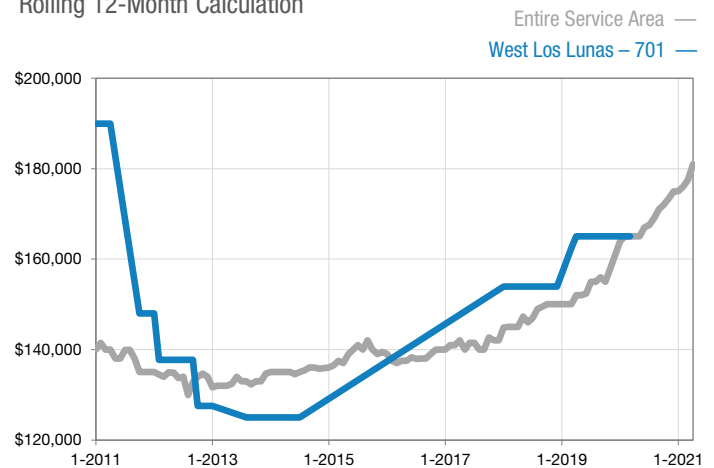
Median Sales Price - Single-Family Detached

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.