

# Local Market Update for April 2021

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



## Rio Rancho Central – 161

East of Rainbow Blvd, South of Northwest Loop, West of Unser Blvd NE, North of Northern Blvd

Single-Family Detached	April			Year to Date		
	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
<b>Key Metrics</b>						
New Listings	33	<b>43</b>	+ 30.3%	153	<b>168</b>	+ 9.8%
Pending Sales	39	<b>40</b>	+ 2.6%	140	<b>158</b>	+ 12.9%
Closed Sales	40	<b>41</b>	+ 2.5%	130	<b>145</b>	+ 11.5%
Days on Market Until Sale	19	<b>4</b>	- 78.9%	22	<b>7</b>	- 68.2%
Median Sales Price*	\$189,000	<b>\$209,000</b>	+ 10.6%	\$185,000	<b>\$215,000</b>	+ 16.2%
Average Sales Price*	\$192,720	<b>\$209,046</b>	+ 8.5%	\$185,984	<b>\$217,350</b>	+ 16.9%
Percent of List Price Received*	100.1%	<b>101.9%</b>	+ 1.8%	99.7%	<b>101.4%</b>	+ 1.7%
Inventory of Homes for Sale	20	<b>14</b>	- 30.0%	--	--	--
Months Supply of Inventory	0.6	<b>0.4</b>	- 33.3%	--	--	--

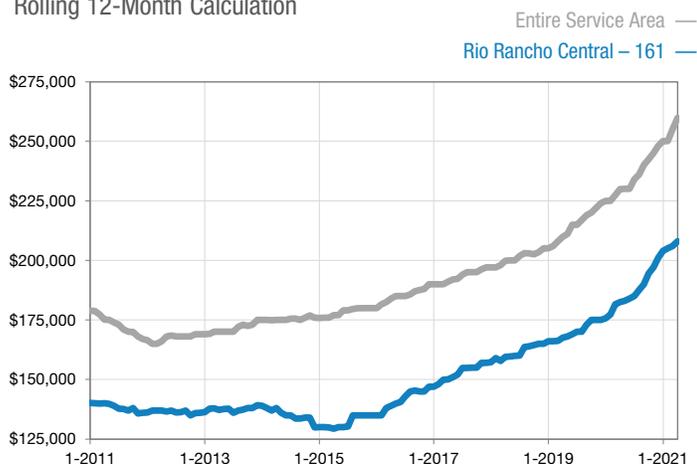
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
<b>Key Metrics</b>						
New Listings	0	<b>0</b>	0.0%	0	<b>2</b>	--
Pending Sales	0	<b>1</b>	--	0	<b>2</b>	--
Closed Sales	0	<b>0</b>	0.0%	0	<b>9</b>	--
Days on Market Until Sale	--	--	--	--	<b>12</b>	--
Median Sales Price*	--	--	--	--	<b>\$209,340</b>	--
Average Sales Price*	--	--	--	--	<b>\$200,966</b>	--
Percent of List Price Received*	--	--	--	--	<b>100.8%</b>	--
Inventory of Homes for Sale	0	<b>0</b>	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.

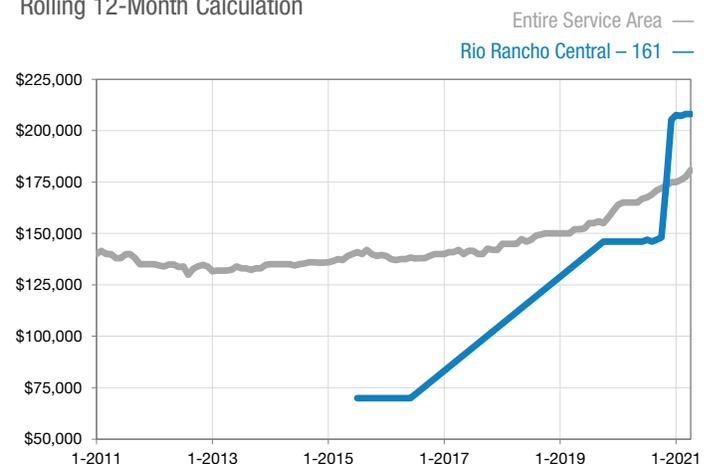
### Median Sales Price - Single-Family Detached

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.