

Local Market Update for May 2021

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	May			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	Percent Change
New Listings	28	16	- 42.9%	103	85	- 17.5%
Pending Sales	15	14	- 6.7%	58	68	+ 17.2%
Closed Sales	7	18	+ 157.1%	46	63	+ 37.0%
Days on Market Until Sale	48	5	- 89.6%	63	22	- 65.1%
Median Sales Price*	\$650,000	\$723,000	+ 11.2%	\$640,000	\$700,000	+ 9.4%
Average Sales Price*	\$658,100	\$771,746	+ 17.3%	\$651,266	\$737,409	+ 13.2%
Percent of List Price Received*	97.6%	100.7%	+ 3.2%	97.9%	99.1%	+ 1.2%
Inventory of Homes for Sale	51	18	- 64.7%	--	--	--
Months Supply of Inventory	4.6	1.3	- 71.7%	--	--	--

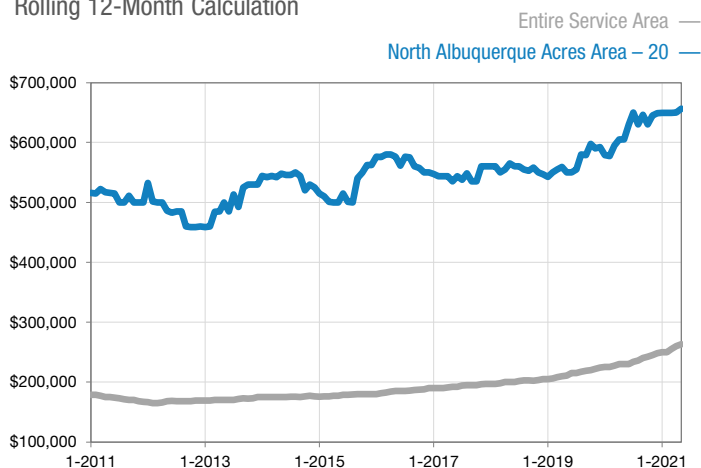
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	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	1	--
Days on Market Until Sale	--	--	--	--	9	--
Median Sales Price*	--	--	--	--	\$300,000	--
Average Sales Price*	--	--	--	--	\$300,000	--
Percent of List Price Received*	--	--	--	--	100.0%	--
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.

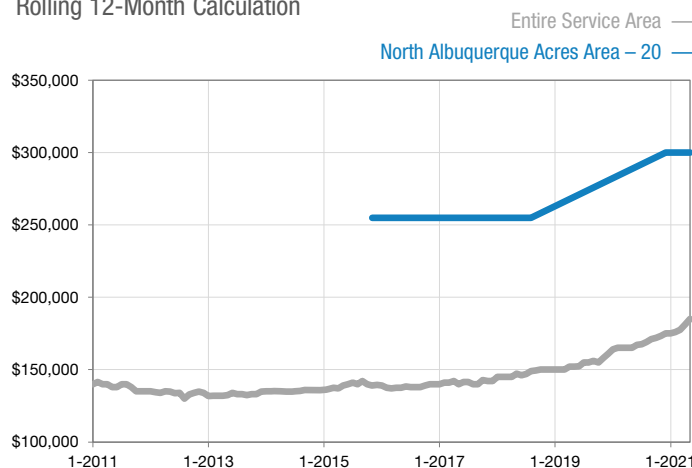
Median Sales Price - Single-Family Detached

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.