

Local Market Update for May 2021

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



Rio Rancho North – 160

East of Unser Blvd NE, South of Northwest Loop / Hwy 550, West of Rio Rancho Blvd, North of Paseo del Volcan

Single-Family Detached	May			Year to Date		
	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	Percent Change
Key Metrics						
New Listings	58	74	+ 27.6%	262	320	+ 22.1%
Pending Sales	56	66	+ 17.9%	196	316	+ 61.2%
Closed Sales	38	42	+ 10.5%	155	232	+ 49.7%
Days on Market Until Sale	36	21	- 41.7%	46	33	- 28.3%
Median Sales Price*	\$281,495	\$331,920	+ 17.9%	\$268,000	\$324,495	+ 21.1%
Average Sales Price*	\$275,762	\$336,693	+ 22.1%	\$282,977	\$330,201	+ 16.7%
Percent of List Price Received*	100.1%	101.6%	+ 1.5%	99.5%	100.4%	+ 0.9%
Inventory of Homes for Sale	94	42	- 55.3%	--	--	--
Months Supply of Inventory	2.5	0.8	- 68.0%	--	--	--

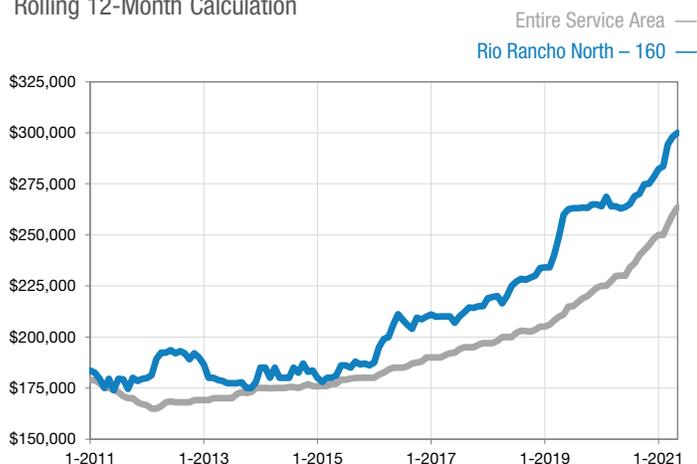
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	Percent Change
Key Metrics						
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.

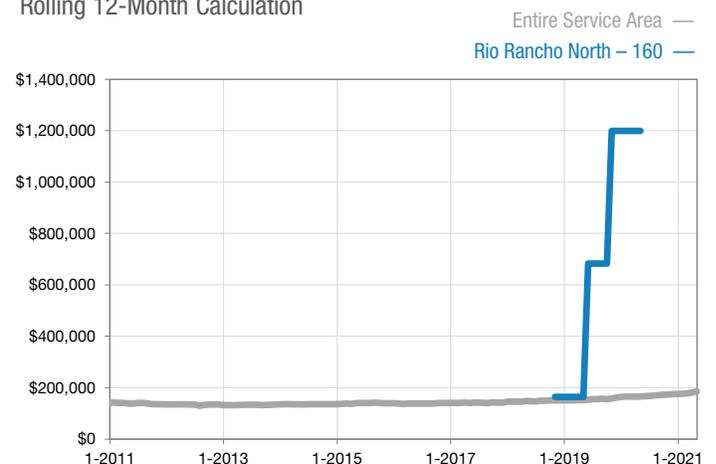
Median Sales Price - Single-Family Detached

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.