

# Local Market Update for May 2021

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



## Ladera Heights – 111

East of Paseo del Volcan, South of Unser, West of Rio Grande River, North of Central Ave

Single-Family Detached	May			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	Percent Change
New Listings	61	70	+ 14.8%	281	285	+ 1.4%
Pending Sales	55	73	+ 32.7%	239	284	+ 18.8%
Closed Sales	49	56	+ 14.3%	207	260	+ 25.6%
Days on Market Until Sale	22	8	- 63.6%	27	11	- 59.3%
Median Sales Price*	\$202,000	\$251,000	+ 24.3%	\$199,900	\$235,750	+ 17.9%
Average Sales Price*	\$211,952	\$258,820	+ 22.1%	\$206,568	\$247,412	+ 19.8%
Percent of List Price Received*	99.8%	101.8%	+ 2.0%	99.1%	101.3%	+ 2.2%
Inventory of Homes for Sale	75	16	- 78.7%	--	--	--
Months Supply of Inventory	1.5	0.3	- 80.0%	--	--	--

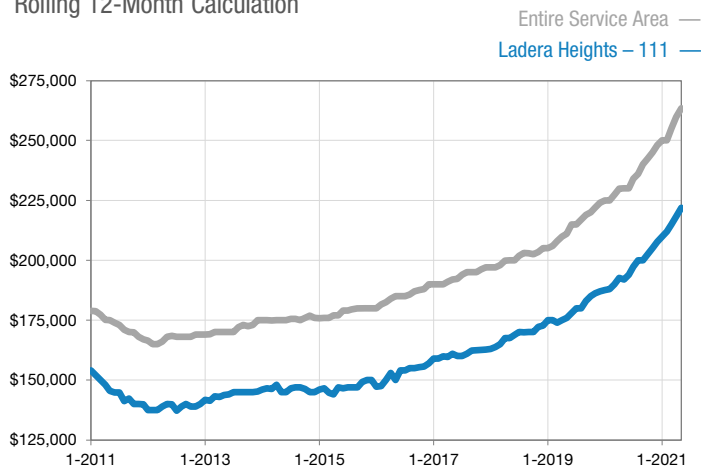
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	Percent Change
New Listings	6	15	+ 150.0%	48	53	+ 10.4%
Pending Sales	9	16	+ 77.8%	45	54	+ 20.0%
Closed Sales	9	13	+ 44.4%	38	47	+ 23.7%
Days on Market Until Sale	12	3	- 75.0%	16	9	- 43.8%
Median Sales Price*	\$160,000	\$191,000	+ 19.4%	\$159,250	\$185,000	+ 16.2%
Average Sales Price*	\$150,100	\$189,623	+ 26.3%	\$152,254	\$182,966	+ 20.2%
Percent of List Price Received*	100.2%	102.0%	+ 1.8%	99.0%	101.5%	+ 2.5%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	0.5	0.1	- 80.0%	--	--	--

\* 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.

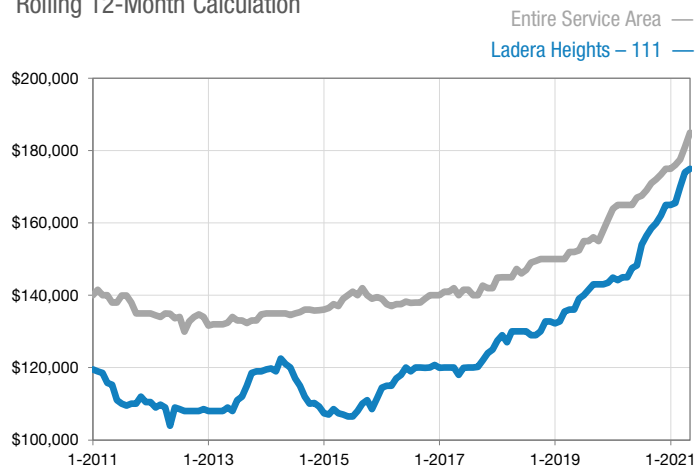
### Median Sales Price - Single-Family Detached

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.