

Local Market Update for May 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	May			Year to Date		
	2020	2021	Percent Change	Thru 5-2020	Thru 5-2021	Percent Change
Key Metrics						
New Listings	7	35	+ 400.0%	50	74	+ 48.0%
Pending Sales	5	25	+ 400.0%	33	63	+ 90.9%
Closed Sales	5	11	+ 120.0%	34	44	+ 29.4%
Days on Market Until Sale	68	8	- 88.2%	65	34	- 47.7%
Median Sales Price*	\$190,000	\$295,000	+ 55.3%	\$234,950	\$269,750	+ 14.8%
Average Sales Price*	\$223,980	\$283,486	+ 26.6%	\$240,640	\$264,151	+ 9.8%
Percent of List Price Received*	93.9%	100.5%	+ 7.0%	98.6%	99.2%	+ 0.6%
Inventory of Homes for Sale	26	16	- 38.5%	--	--	--
Months Supply of Inventory	3.9	1.4	- 64.1%	--	--	--

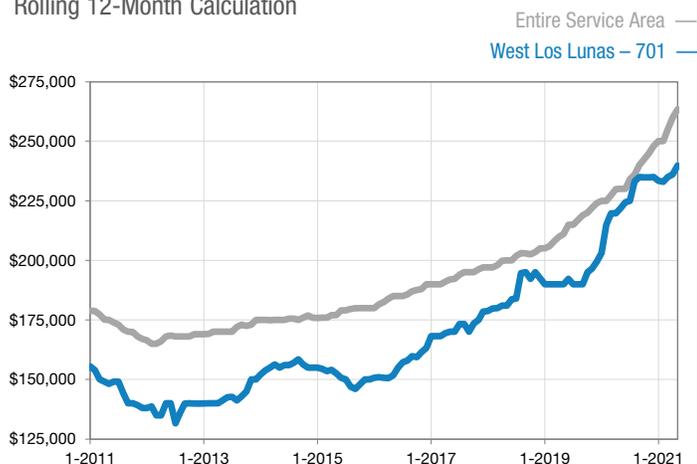
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	1	--
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	1	--	0	1	--
Days on Market Until Sale	--	2	--	--	2	--
Median Sales Price*	--	\$197,500	--	--	\$197,500	--
Average Sales Price*	--	\$197,500	--	--	\$197,500	--
Percent of List Price Received*	--	104.0%	--	--	104.0%	--
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.

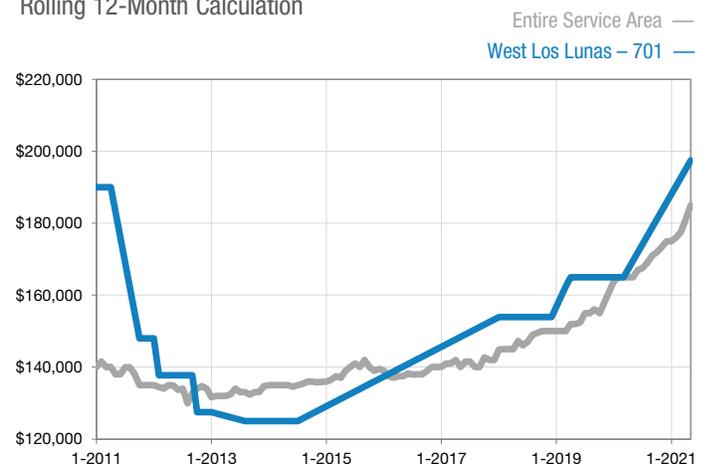
Median Sales Price - Single-Family Detached

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.