

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 | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2020 | 2021 | Percent Change | Thru 5-2020 | Thru 5-2021 | Percent Change |
| Key Metrics | | | | | | |
| 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% | -- | -- | -- |

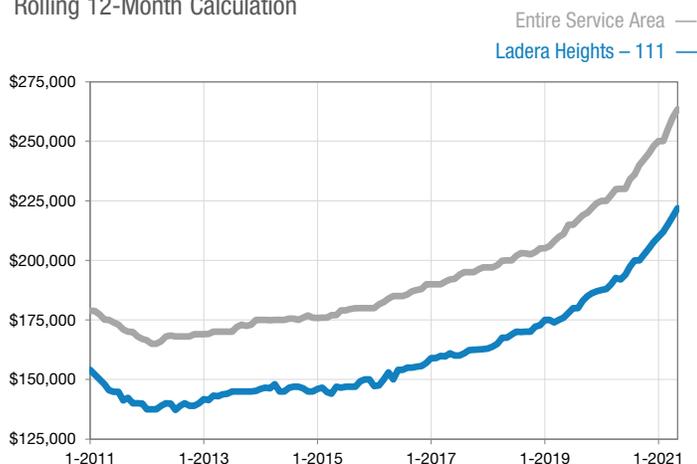
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

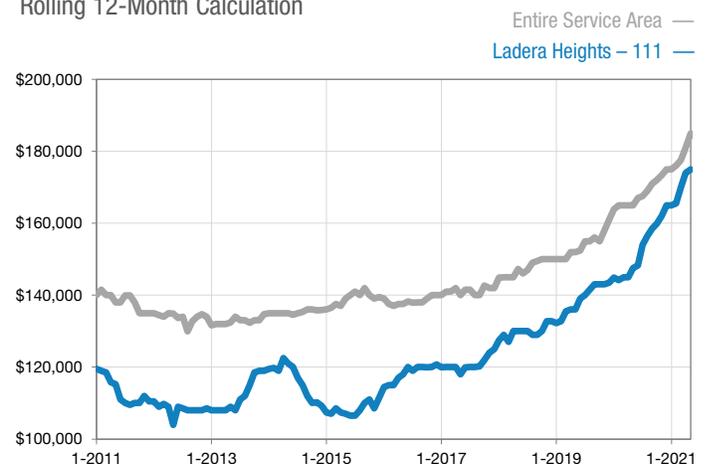
Median Sales Price - Single-Family Detached

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.