

Local Market Update for June 2021

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



Los Lunas – 700

South of Bernalillo County Line, East of I-25, West of Rio Grande River, North of Miller Rd

Single-Family Detached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
Key Metrics						
New Listings	23	26	+ 13.0%	109	133	+ 22.0%
Pending Sales	25	16	- 36.0%	101	120	+ 18.8%
Closed Sales	16	22	+ 37.5%	87	108	+ 24.1%
Days on Market Until Sale	51	17	- 66.7%	47	34	- 27.7%
Median Sales Price*	\$249,600	\$312,000	+ 25.0%	\$229,000	\$259,624	+ 13.4%
Average Sales Price*	\$242,544	\$274,577	+ 13.2%	\$236,197	\$260,125	+ 10.1%
Percent of List Price Received*	98.9%	100.5%	+ 1.6%	98.4%	99.8%	+ 1.4%
Inventory of Homes for Sale	32	21	- 34.4%	--	--	--
Months Supply of Inventory	1.9	1.0	- 47.4%	--	--	--

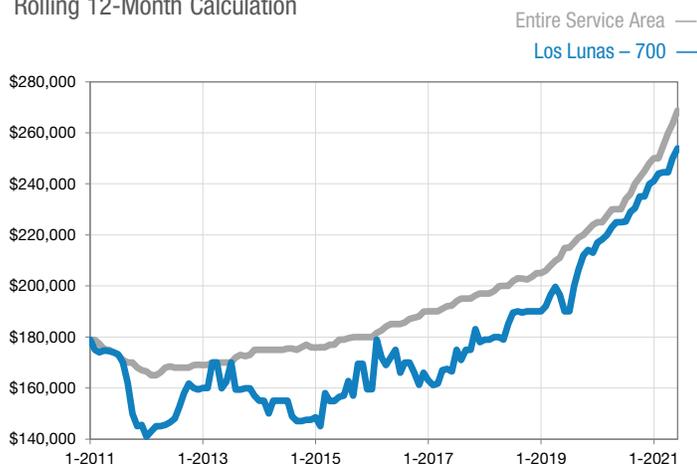
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
Key Metrics						
New Listings	0	4	--	11	16	+ 45.5%
Pending Sales	0	5	--	14	15	+ 7.1%
Closed Sales	3	1	- 66.7%	17	11	- 35.3%
Days on Market Until Sale	41	1	- 97.6%	33	7	- 78.8%
Median Sales Price*	\$135,000	\$201,000	+ 48.9%	\$143,500	\$145,000	+ 1.0%
Average Sales Price*	\$141,000	\$201,000	+ 42.6%	\$145,084	\$155,991	+ 7.5%
Percent of List Price Received*	99.5%	103.1%	+ 3.6%	98.7%	100.8%	+ 2.1%
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.

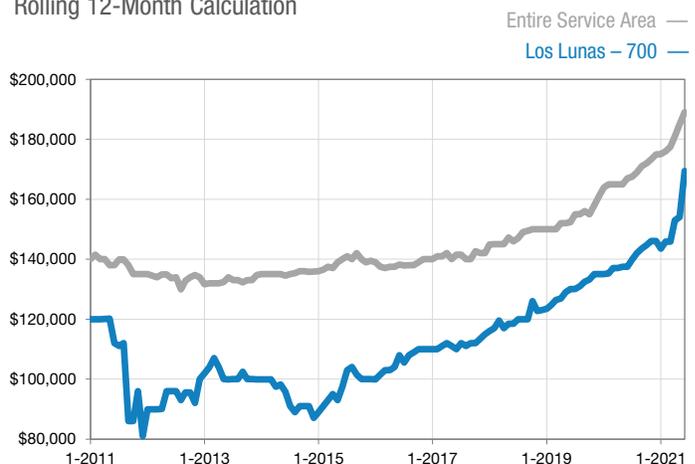
Median Sales Price - Single-Family Detached

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.