

Local Market Update for June 2021

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



Southwest Heights – 92

East of Cancito Reservation, South of Central Ave, West of Coors Blvd SW, North of Dennis Chavez Blvd

Single-Family Detached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
Key Metrics						
New Listings	96	77	- 19.8%	497	459	- 7.6%
Pending Sales	90	78	- 13.3%	471	447	- 5.1%
Closed Sales	74	74	0.0%	398	411	+ 3.3%
Days on Market Until Sale	20	6	- 70.0%	27	7	- 74.1%
Median Sales Price*	\$176,000	\$216,000	+ 22.7%	\$174,000	\$207,000	+ 19.0%
Average Sales Price*	\$178,408	\$216,282	+ 21.2%	\$177,987	\$209,489	+ 17.7%
Percent of List Price Received*	99.5%	101.4%	+ 1.9%	99.6%	101.8%	+ 2.2%
Inventory of Homes for Sale	54	24	- 55.6%	--	--	--
Months Supply of Inventory	0.8	0.3	- 62.5%	--	--	--

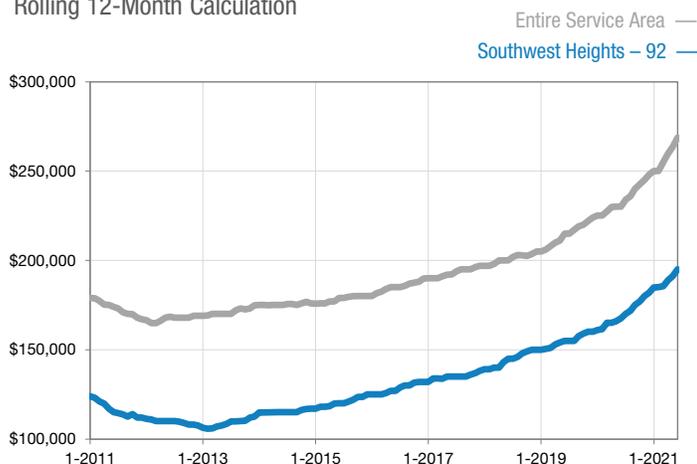
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
Key Metrics						
New Listings	1	0	- 100.0%	15	9	- 40.0%
Pending Sales	4	0	- 100.0%	17	8	- 52.9%
Closed Sales	1	1	0.0%	14	11	- 21.4%
Days on Market Until Sale	206	5	- 97.6%	62	6	- 90.3%
Median Sales Price*	\$185,900	\$205,000	+ 10.3%	\$143,000	\$150,000	+ 4.9%
Average Sales Price*	\$185,900	\$205,000	+ 10.3%	\$136,607	\$165,857	+ 21.4%
Percent of List Price Received*	100.0%	102.5%	+ 2.5%	99.2%	100.0%	+ 0.8%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.1	--	--	--	--	--

* 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.

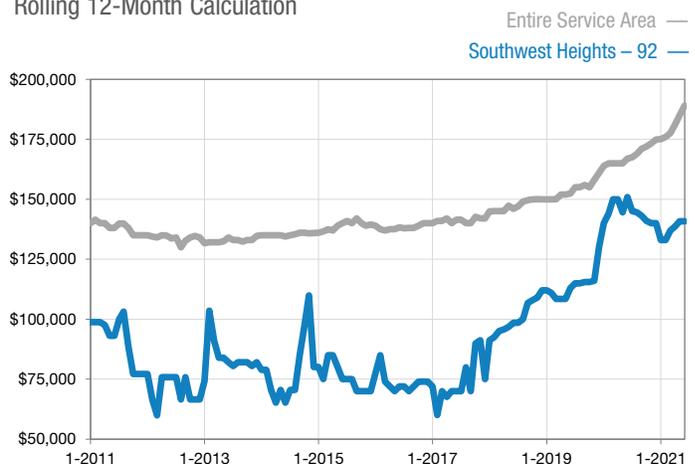
Median Sales Price - Single-Family Detached

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.