

Local Market Update for June 2021

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



87114

Single-Family Detached	June			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
New Listings	154	155	+ 0.6%	750	772	+ 2.9%
Pending Sales	154	143	- 7.1%	678	725	+ 6.9%
Closed Sales	109	135	+ 23.9%	565	664	+ 17.5%
Days on Market Until Sale	21	7	- 66.7%	27	11	- 59.3%
Median Sales Price*	\$250,000	\$301,000	+ 20.4%	\$247,500	\$283,000	+ 14.3%
Average Sales Price*	\$273,282	\$333,112	+ 21.9%	\$266,066	\$313,472	+ 17.8%
Percent of List Price Received*	100.2%	102.7%	+ 2.5%	99.3%	101.4%	+ 2.1%
Inventory of Homes for Sale	115	50	- 56.5%	--	--	--
Months Supply of Inventory	1.1	0.4	- 63.6%	--	--	--

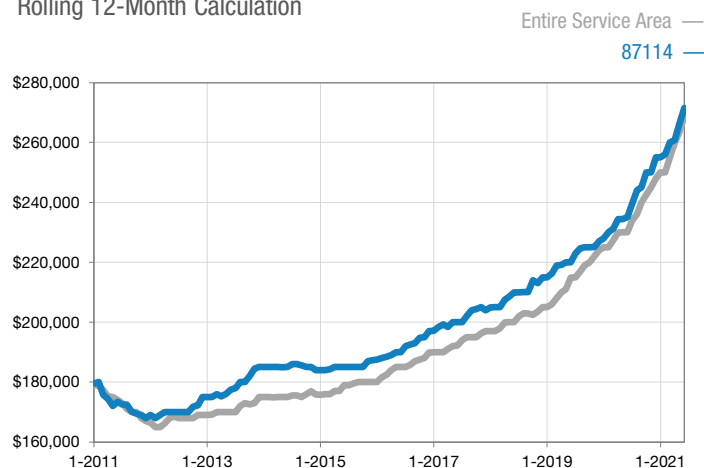
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
New Listings	0	5	--	24	29	+ 20.8%
Pending Sales	0	6	--	24	30	+ 25.0%
Closed Sales	4	3	- 25.0%	20	27	+ 35.0%
Days on Market Until Sale	5	4	- 20.0%	12	10	- 16.7%
Median Sales Price*	\$142,500	\$215,000	+ 50.9%	\$130,250	\$195,000	+ 49.7%
Average Sales Price*	\$149,250	\$205,667	+ 37.8%	\$146,953	\$196,495	+ 33.7%
Percent of List Price Received*	102.5%	103.0%	+ 0.5%	99.2%	101.8%	+ 2.6%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.2	0.2	0.0%	--	--	--

* 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.

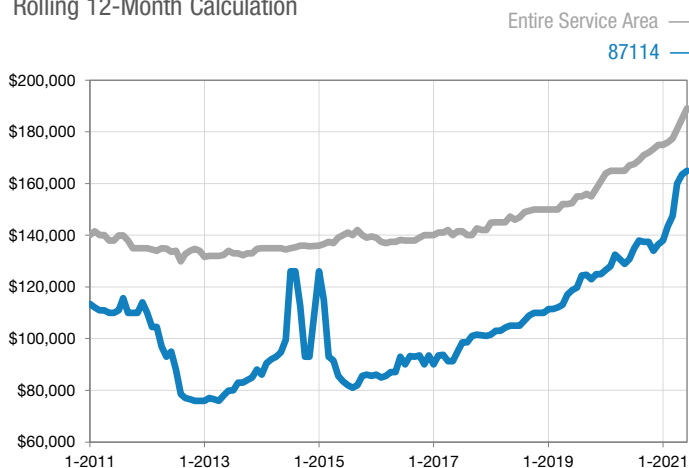
Median Sales Price - Single-Family Detached

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.