

Local Market Update for June 2021

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



Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached	June			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
New Listings	18	20	+ 11.1%	93	90	- 3.2%
Pending Sales	16	20	+ 25.0%	89	84	- 5.6%
Closed Sales	18	16	- 11.1%	82	68	- 17.1%
Days on Market Until Sale	27	14	- 48.1%	46	17	- 63.0%
Median Sales Price*	\$148,500	\$237,500	+ 59.9%	\$179,700	\$212,000	+ 18.0%
Average Sales Price*	\$158,961	\$249,869	+ 57.2%	\$180,884	\$222,984	+ 23.3%
Percent of List Price Received*	97.2%	102.8%	+ 5.8%	97.6%	100.8%	+ 3.3%
Inventory of Homes for Sale	17	8	- 52.9%	--	--	--
Months Supply of Inventory	1.2	0.6	- 50.0%	--	--	--

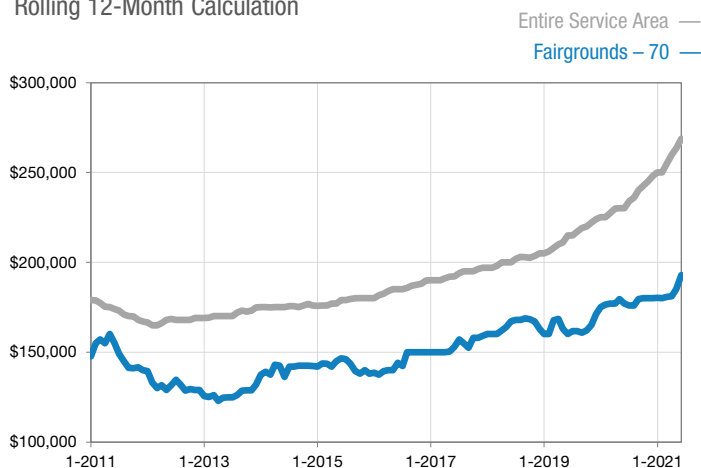
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
New Listings	2	1	- 50.0%	4	7	+ 75.0%
Pending Sales	1	0	- 100.0%	5	4	- 20.0%
Closed Sales	0	0	0.0%	3	3	0.0%
Days on Market Until Sale	--	--	--	50	15	- 70.0%
Median Sales Price*	--	--	--	\$157,900	\$176,000	+ 11.5%
Average Sales Price*	--	--	--	\$128,300	\$183,000	+ 42.6%
Percent of List Price Received*	--	--	--	95.3%	100.1%	+ 5.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	1.0	1.0	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.

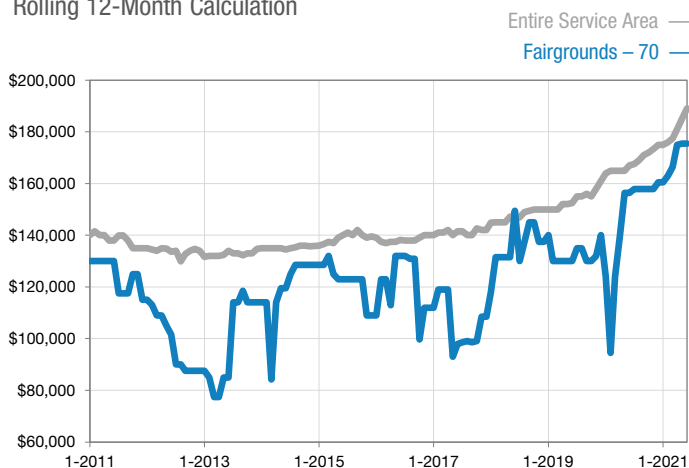
Median Sales Price - Single-Family Detached

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.