

Local Market Update for June 2021

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



Uptown – 41

East of I-25, South of Montgomery Blvd NE, West of Wyoming Blvd NE, North of I-40

Single-Family Detached	June			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
New Listings	42	61	+ 45.2%	218	249	+ 14.2%
Pending Sales	42	56	+ 33.3%	212	227	+ 7.1%
Closed Sales	35	36	+ 2.9%	188	195	+ 3.7%
Days on Market Until Sale	16	5	- 68.8%	30	14	- 53.3%
Median Sales Price*	\$205,000	\$240,613	+ 17.4%	\$195,500	\$240,000	+ 22.8%
Average Sales Price*	\$204,676	\$255,052	+ 24.6%	\$203,783	\$247,407	+ 21.4%
Percent of List Price Received*	99.0%	102.5%	+ 3.5%	99.6%	101.0%	+ 1.4%
Inventory of Homes for Sale	27	23	- 14.8%	--	--	--
Months Supply of Inventory	0.8	0.7	- 12.5%	--	--	--

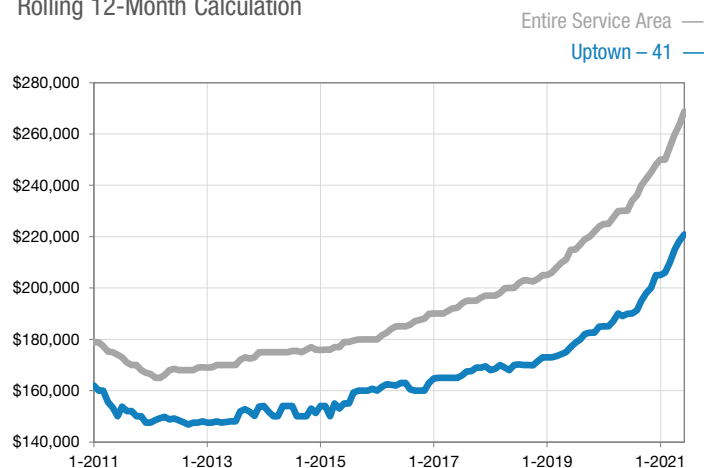
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
New Listings	10	9	- 10.0%	36	30	- 16.7%
Pending Sales	7	7	0.0%	29	24	- 17.2%
Closed Sales	5	7	+ 40.0%	26	24	- 7.7%
Days on Market Until Sale	24	9	- 62.5%	34	11	- 67.6%
Median Sales Price*	\$95,000	\$105,000	+ 10.5%	\$96,000	\$100,000	+ 4.2%
Average Sales Price*	\$89,580	\$131,364	+ 46.6%	\$113,543	\$124,617	+ 9.8%
Percent of List Price Received*	96.5%	98.0%	+ 1.6%	95.7%	99.8%	+ 4.3%
Inventory of Homes for Sale	11	6	- 45.5%	--	--	--
Months Supply of Inventory	2.4	1.3	- 45.8%	--	--	--

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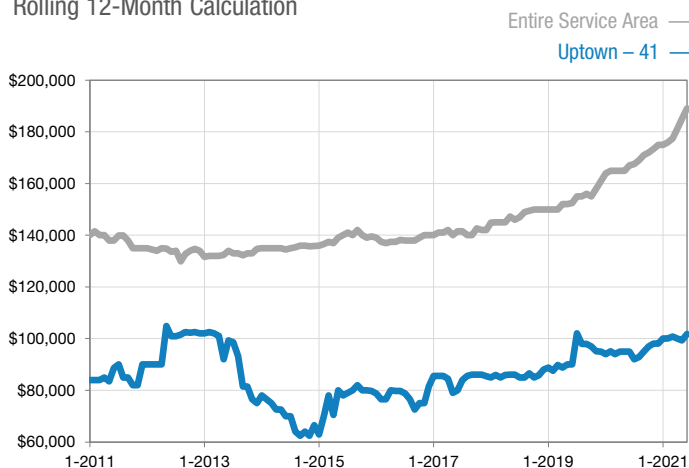
Median Sales Price - Single-Family Detached

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.