

# Local Market Update for June 2021

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



## 87109

Single-Family Detached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
<b>Key Metrics</b>						
New Listings	49	<b>41</b>	- 16.3%	241	<b>214</b>	- 11.2%
Pending Sales	51	<b>38</b>	- 25.5%	213	<b>194</b>	- 8.9%
Closed Sales	48	<b>32</b>	- 33.3%	171	<b>176</b>	+ 2.9%
Days on Market Until Sale	25	<b>8</b>	- 68.0%	27	<b>12</b>	- 55.6%
Median Sales Price*	\$291,250	<b>\$353,750</b>	+ 21.5%	\$269,900	<b>\$320,000</b>	+ 18.6%
Average Sales Price*	\$306,451	<b>\$380,707</b>	+ 24.2%	\$287,338	<b>\$335,839</b>	+ 16.9%
Percent of List Price Received*	98.5%	<b>101.9%</b>	+ 3.5%	98.6%	<b>100.9%</b>	+ 2.3%
Inventory of Homes for Sale	34	<b>19</b>	- 44.1%	--	--	--
Months Supply of Inventory	1.0	<b>0.6</b>	- 40.0%	--	--	--

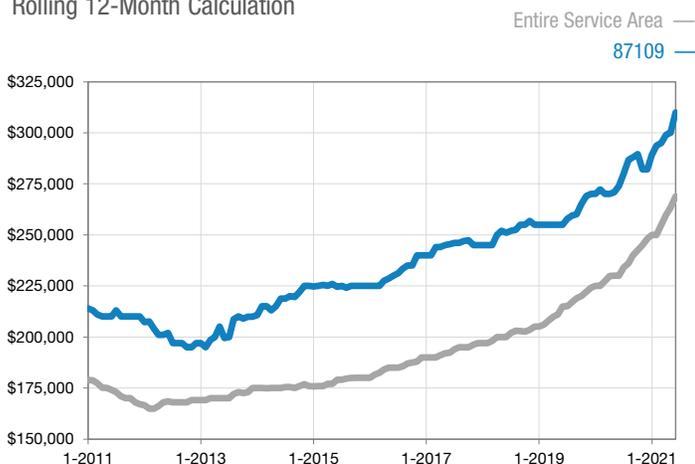
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
<b>Key Metrics</b>						
New Listings	15	<b>27</b>	+ 80.0%	101	<b>104</b>	+ 3.0%
Pending Sales	17	<b>23</b>	+ 35.3%	93	<b>93</b>	0.0%
Closed Sales	12	<b>15</b>	+ 25.0%	84	<b>80</b>	- 4.8%
Days on Market Until Sale	19	<b>8</b>	- 57.9%	20	<b>8</b>	- 60.0%
Median Sales Price*	\$161,950	<b>\$130,000</b>	- 19.7%	\$185,331	<b>\$190,000</b>	+ 2.5%
Average Sales Price*	\$173,275	<b>\$189,333</b>	+ 9.3%	\$184,238	<b>\$184,777</b>	+ 0.3%
Percent of List Price Received*	98.0%	<b>102.6%</b>	+ 4.7%	98.2%	<b>100.2%</b>	+ 2.0%
Inventory of Homes for Sale	11	<b>11</b>	0.0%	--	--	--
Months Supply of Inventory	0.7	<b>0.7</b>	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.