

Local Market Update for June 2021

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



87002

Single-Family Detached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
Key Metrics						
New Listings	13	23	+ 76.9%	111	175	+ 57.7%
Pending Sales	21	22	+ 4.8%	114	155	+ 36.0%
Closed Sales	19	20	+ 5.3%	95	109	+ 14.7%
Days on Market Until Sale	65	6	- 90.8%	69	28	- 59.4%
Median Sales Price*	\$144,000	\$186,333	+ 29.4%	\$150,000	\$170,000	+ 13.3%
Average Sales Price*	\$174,973	\$208,689	+ 19.3%	\$163,176	\$195,429	+ 19.8%
Percent of List Price Received*	97.8%	100.4%	+ 2.7%	97.7%	98.9%	+ 1.2%
Inventory of Homes for Sale	50	27	- 46.0%	--	--	--
Months Supply of Inventory	2.8	1.2	- 57.1%	--	--	--

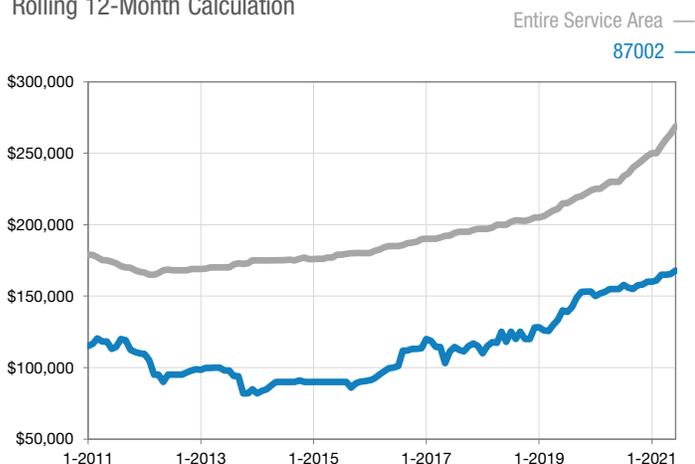
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2020	2021	Percent Change	Thru 6-2020	Thru 6-2021	Percent Change
Key Metrics						
New Listings	2	2	0.0%	12	14	+ 16.7%
Pending Sales	1	4	+ 300.0%	7	14	+ 100.0%
Closed Sales	1	3	+ 200.0%	6	9	+ 50.0%
Days on Market Until Sale	26	18	- 30.8%	15	28	+ 86.7%
Median Sales Price*	\$127,000	\$147,500	+ 16.1%	\$116,000	\$120,000	+ 3.4%
Average Sales Price*	\$127,000	\$140,167	+ 10.4%	\$109,317	\$128,716	+ 17.7%
Percent of List Price Received*	95.8%	102.6%	+ 7.1%	90.8%	101.5%	+ 11.8%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	2.5	--	--	--	--	--

* 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.

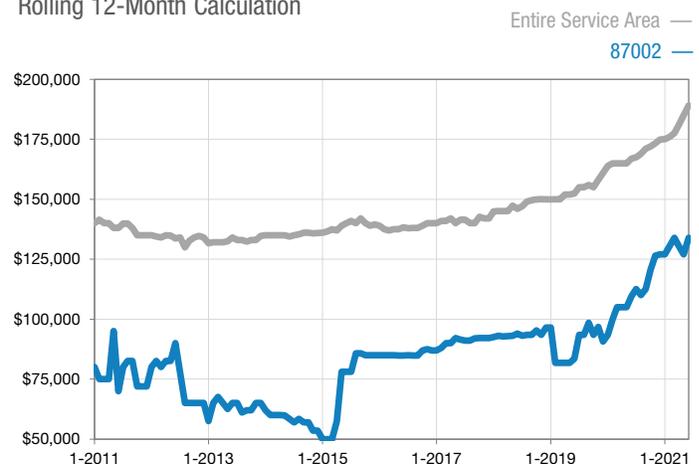
Median Sales Price - Single-Family Detached

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.