

# Local Market Update for July 2021

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



## West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached	July			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
New Listings	9	12	+ 33.3%	72	92	+ 27.8%
Pending Sales	11	9	- 18.2%	57	86	+ 50.9%
Closed Sales	11	13	+ 18.2%	49	78	+ 59.2%
Days on Market Until Sale	35	8	- 77.1%	54	25	- 53.7%
Median Sales Price*	\$211,000	<b>\$254,000</b>	+ 20.4%	\$233,000	<b>\$256,179</b>	+ 9.9%
Average Sales Price*	\$226,127	<b>\$265,138</b>	+ 17.3%	\$234,473	<b>\$265,267</b>	+ 13.1%
Percent of List Price Received*	98.7%	<b>104.4%</b>	+ 5.8%	98.8%	<b>100.7%</b>	+ 1.9%
Inventory of Homes for Sale	21	12	- 42.9%	--	--	--
Months Supply of Inventory	2.9	1.0	- 65.5%	--	--	--

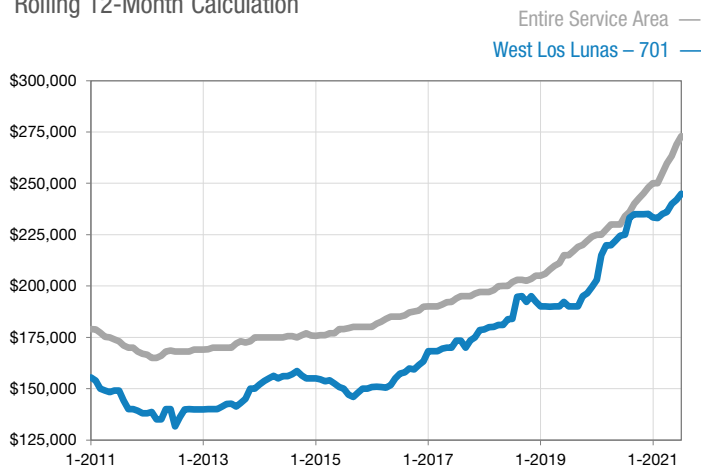
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
New Listings	0	0	0.0%	0	2	--
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	2	--
Median Sales Price*	--	--	--	--	<b>\$197,500</b>	--
Average Sales Price*	--	--	--	--	<b>\$197,500</b>	--
Percent of List Price Received*	--	--	--	--	<b>104.0%</b>	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	1.0	--	--	--	--

\* 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.

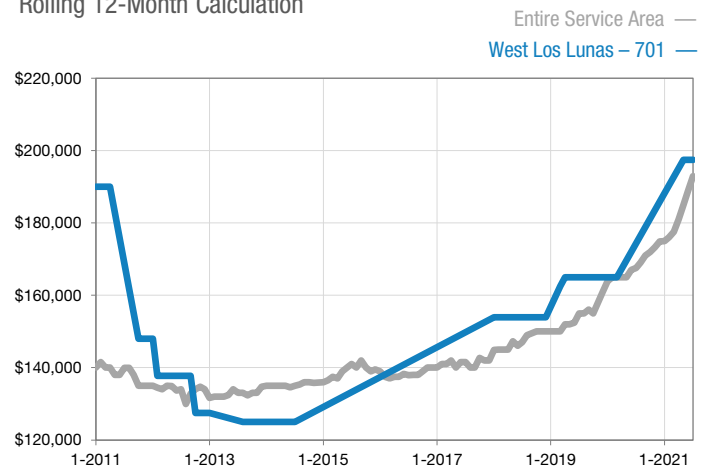
### Median Sales Price - Single-Family Detached

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.