

Local Market Update for July 2021

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	July			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
New Listings	15	22	+ 46.7%	142	129	- 9.2%
Pending Sales	8	20	+ 150.0%	86	96	+ 11.6%
Closed Sales	21	14	- 33.3%	81	94	+ 16.0%
Days on Market Until Sale	25	20	- 20.0%	53	26	- 50.9%
Median Sales Price*	\$668,000	\$709,250	+ 6.2%	\$655,000	\$677,200	+ 3.4%
Average Sales Price*	\$716,432	\$909,949	+ 27.0%	\$677,455	\$752,370	+ 11.1%
Percent of List Price Received*	98.0%	99.0%	+ 1.0%	97.7%	98.8%	+ 1.1%
Inventory of Homes for Sale	47	25	- 46.8%	--	--	--
Months Supply of Inventory	4.0	1.8	- 55.0%	--	--	--

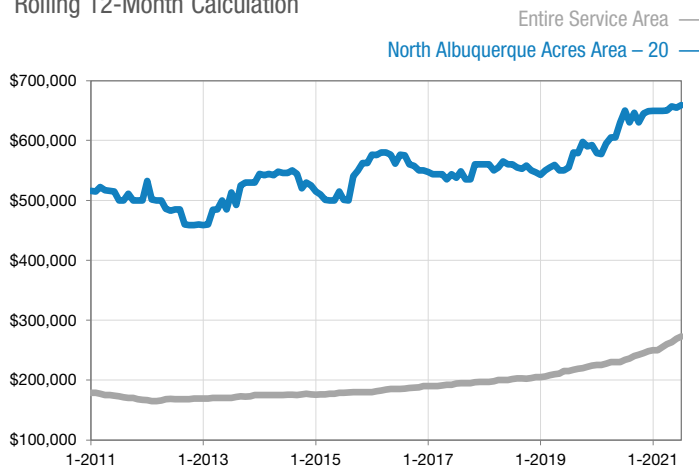
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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	1	--
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	9	--
Median Sales Price*	--	--	--	--	\$300,000	--
Average Sales Price*	--	--	--	--	\$300,000	--
Percent of List Price Received*	--	--	--	--	100.0%	--
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

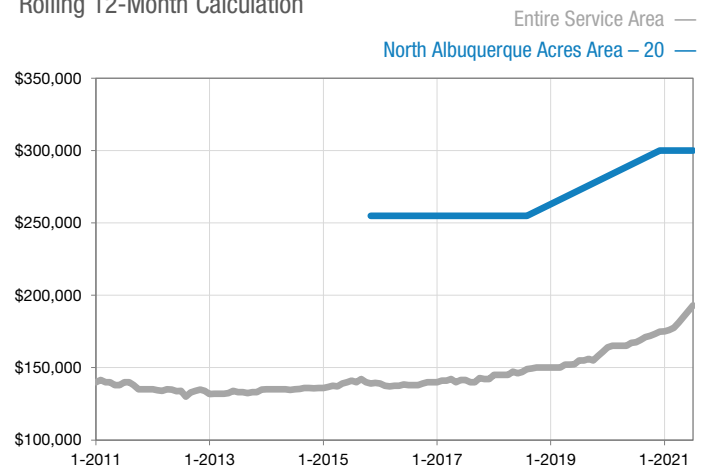
Median Sales Price - Single-Family Detached

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.