

# Local Market Update for July 2021

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



## South 217 Area – 260

South of I-40, East of Hwy 217, North of Torrance County Line, West of Hwy 344

Single-Family Detached	July			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
New Listings	5	5	0.0%	36	30	- 16.7%
Pending Sales	10	0	- 100.0%	30	23	- 23.3%
Closed Sales	6	5	- 16.7%	23	19	- 17.4%
Days on Market Until Sale	27	13	- 51.9%	24	13	- 45.8%
Median Sales Price*	\$296,000	\$315,000	+ 6.4%	\$254,000	\$325,000	+ 28.0%
Average Sales Price*	\$311,783	\$299,500	- 3.9%	\$264,343	\$315,167	+ 19.2%
Percent of List Price Received*	99.3%	99.2%	- 0.1%	99.2%	101.2%	+ 2.0%
Inventory of Homes for Sale	6	6	0.0%	--	--	--
Months Supply of Inventory	1.5	1.4	- 6.7%	--	--	--

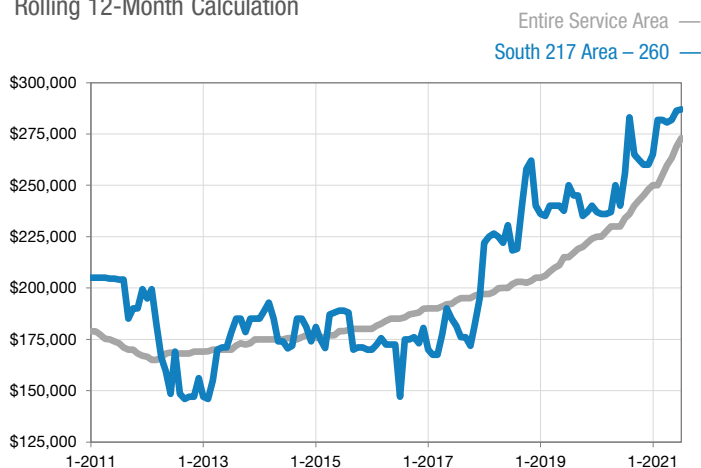
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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.