Local Market Update for August 2021

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

gaar

Pajarito – 93

East/North of Isleta Reservation, South of Dennis Chavez Blvd, West of Coors Blvd SW

Single-Family Detached

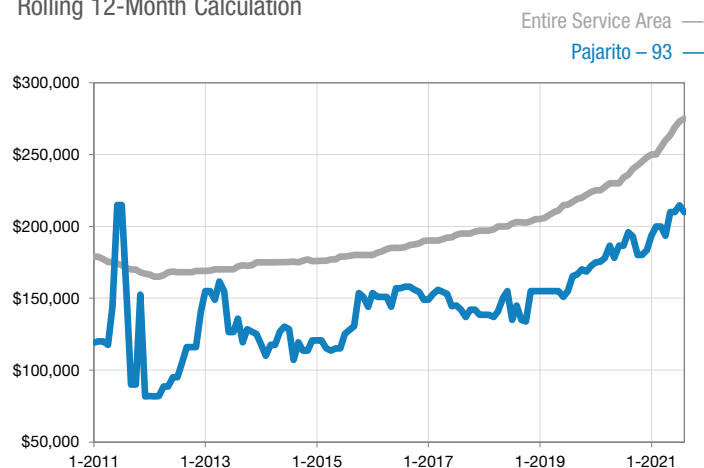| Key Metrics	August			Year to Date		
	2020	2021	Percent Change	Thru 8-2020	Thru 8-2021	Percent Change
New Listings	0	3	--	14	23	+ 64.3%
Pending Sales	0	3	--	10	18	+ 80.0%
Closed Sales	4	0	- 100.0%	12	15	+ 25.0%
Days on Market Until Sale	50	--	--	40	25	- 37.5%
Median Sales Price*	$238,500	--	--	$179,000	$249,000	+ 39.1%
Average Sales Price*	$227,250	--	--	$197,108	$254,680	+ 29.2%
Percent of List Price Received*	97.5%	--	--	98.3%	99.9%	+ 1.6%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	2.1	2.6	+ 23.8%	--	--	--

* 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

Key Metrics	August			Year to Date		
	2020	2021	Percent Change	Thru 8-2020	Thru 8-2021	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.
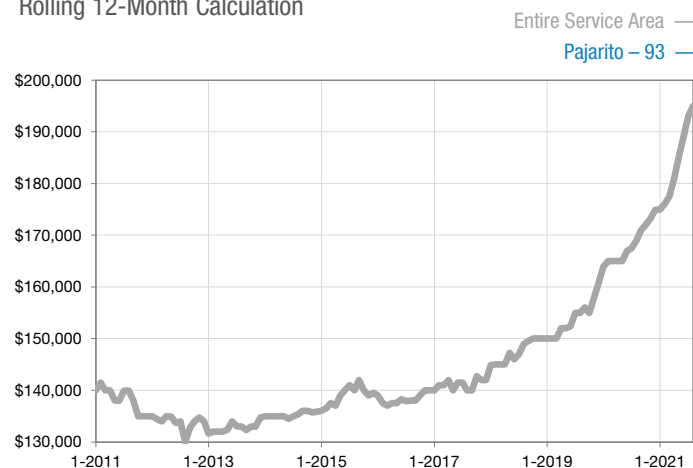
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Pajarito – 93 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Pajarito – 93 —

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.