

Local Market Update for August 2021

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



Northwest Edgewood – 250

North of I-40, East of Hwy 217, South of and Including Golden, West of Hwy 344

Single-Family Detached	August			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 8-2020	Thru 8-2021	Percent Change
New Listings	9	10	+ 11.1%	69	104	+ 50.7%
Pending Sales	3	17	+ 466.7%	55	93	+ 69.1%
Closed Sales	7	9	+ 28.6%	56	72	+ 28.6%
Days on Market Until Sale	28	10	- 64.3%	37	25	- 32.4%
Median Sales Price*	\$294,000	\$315,000	+ 7.1%	\$299,000	\$350,000	+ 17.1%
Average Sales Price*	\$297,921	\$363,222	+ 21.9%	\$303,529	\$371,684	+ 22.5%
Percent of List Price Received*	99.6%	102.0%	+ 2.4%	98.2%	100.6%	+ 2.4%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--
Months Supply of Inventory	3.0	1.4	- 53.3%	--	--	--

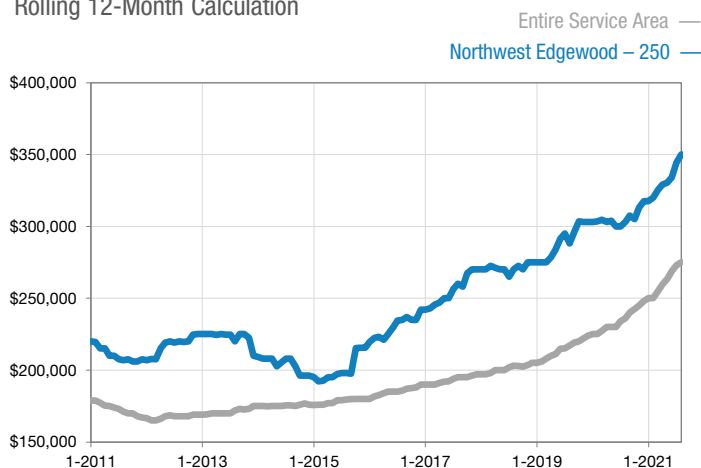
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	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.

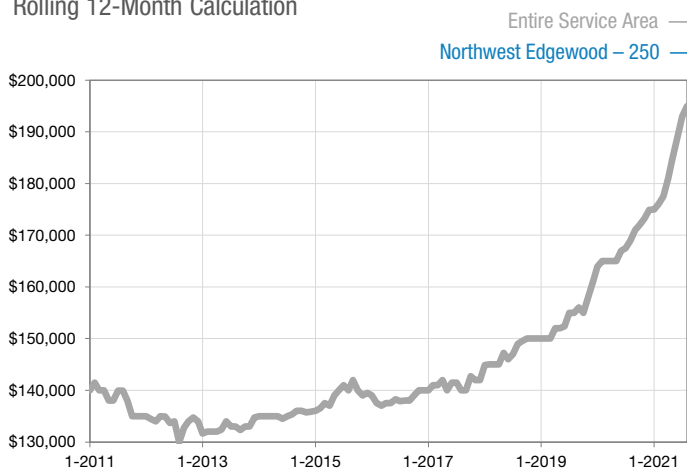
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.