Local Market Update for August 2021

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

gaar

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Single-Family Detached

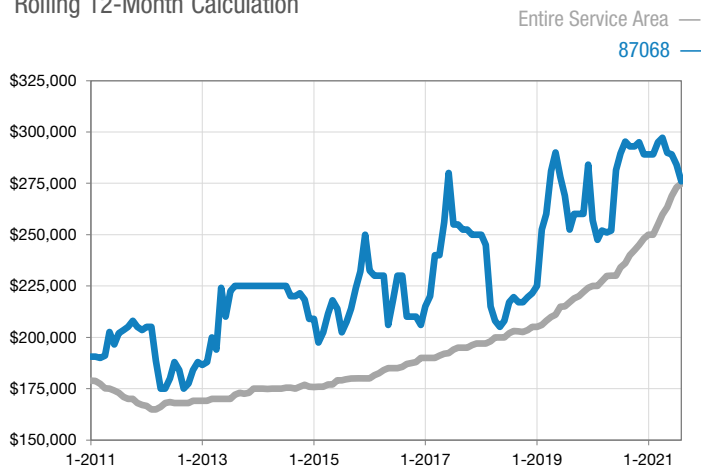| Key Metrics	August			Year to Date		
	2020	**2021**	Percent Change	**Thru 8-2020**	**Thru 8-2021**	Percent Change
New Listings	3	**3**	0.0%	27	**21**	- 22.2%
Pending Sales	4	**1**	- 75.0%	31	**20**	- 35.5%
Closed Sales	6	**2**	- 66.7%	24	**21**	- 12.5%
Days on Market Until Sale	45	**54**	+ 20.0%	53	**26**	- 50.9%
Median Sales Price*	$322,000	**$444,500**	+ 38.0%	$290,450	**$276,000**	- 5.0%
Average Sales Price*	$324,583	**$444,500**	+ 36.9%	$313,667	**$334,283**	+ 6.6%
Percent of List Price Received*	98.1%	**98.8%**	+ 0.7%	96.8%	**100.8%**	+ 4.1%
Inventory of Homes for Sale	4	**6**	+ 50.0%	--	**--**	--
Months Supply of Inventory	1.3	**2.1**	+ 61.5%	--	**--**	--

* 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

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.
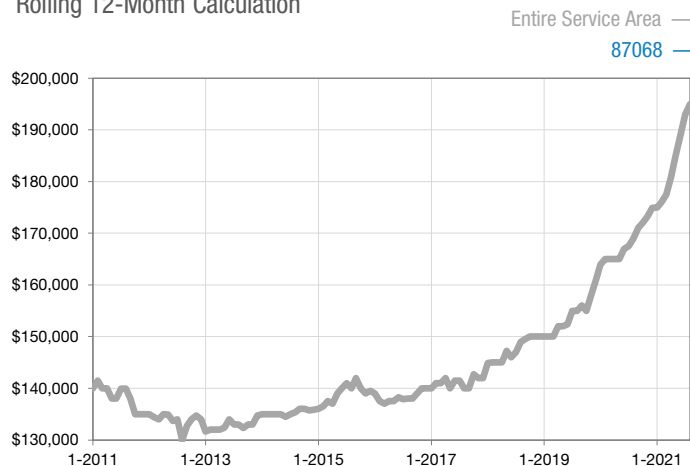
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
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Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
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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.

Current as of September 5, 2021. All data from the Southwest Multiple Listing Service. Report © 2021 ShowingTime.