

Local Market Update for September 2021

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



Manzano Mountain – 231

North of Hwy 55 / CR B076, South of CR A072, West of Riley Rd (GRA 027), East of Manzano Mountains

Single-Family Detached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	0	1	--	8	5	- 37.5%
Pending Sales	0	0	0.0%	3	11	+ 266.7%
Closed Sales	1	2	+ 100.0%	4	11	+ 175.0%
Days on Market Until Sale	6	405	+ 6650.0%	59	193	+ 227.1%
Median Sales Price*	\$185,000	\$407,000	+ 120.0%	\$145,150	\$290,000	+ 99.8%
Average Sales Price*	\$185,000	\$407,000	+ 120.0%	\$158,450	\$378,955	+ 139.2%
Percent of List Price Received*	97.4%	93.5%	- 4.0%	95.3%	94.3%	- 1.0%
Inventory of Homes for Sale	8	1	- 87.5%	--	--	--
Months Supply of Inventory	8.0	0.5	- 93.8%	--	--	--

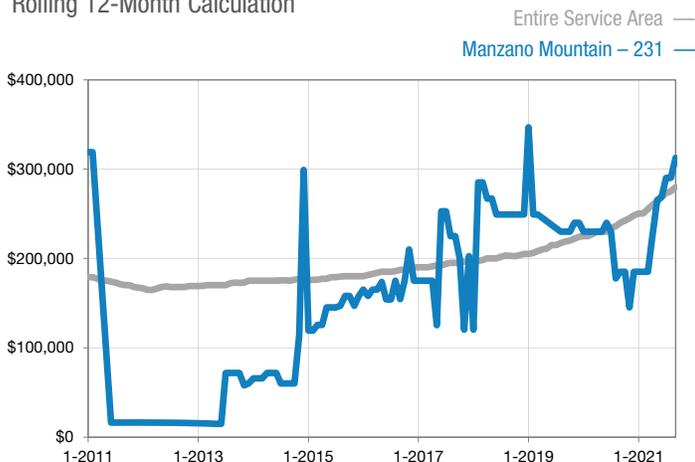
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	1	0	- 100.0%	1	0	- 100.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
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.