

Local Market Update for September 2021

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



87031

Single-Family Detached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	47	68	+ 44.7%	514	545	+ 6.0%
Pending Sales	49	70	+ 42.9%	467	492	+ 5.4%
Closed Sales	59	60	+ 1.7%	405	434	+ 7.2%
Days on Market Until Sale	36	14	- 61.1%	44	23	- 47.7%
Median Sales Price*	\$235,000	\$267,500	+ 13.8%	\$215,500	\$257,432	+ 19.5%
Average Sales Price*	\$256,354	\$269,971	+ 5.3%	\$226,598	\$270,240	+ 19.3%
Percent of List Price Received*	99.2%	100.4%	+ 1.2%	98.8%	100.4%	+ 1.6%
Inventory of Homes for Sale	74	56	- 24.3%	--	--	--
Months Supply of Inventory	1.6	1.1	- 31.3%	--	--	--

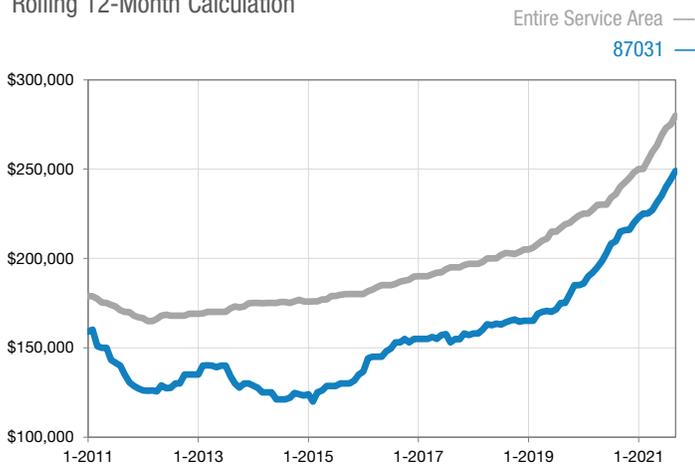
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	2	3	+ 50.0%	15	32	+ 113.3%
Pending Sales	2	4	+ 100.0%	17	30	+ 76.5%
Closed Sales	0	6	--	18	26	+ 44.4%
Days on Market Until Sale	--	6	--	31	6	- 80.6%
Median Sales Price*	--	\$174,750	--	\$144,660	\$172,750	+ 19.4%
Average Sales Price*	--	\$178,400	--	\$146,523	\$168,960	+ 15.3%
Percent of List Price Received*	--	99.7%	--	99.0%	101.1%	+ 2.1%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.3	- 25.0%	--	--	--

* 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.

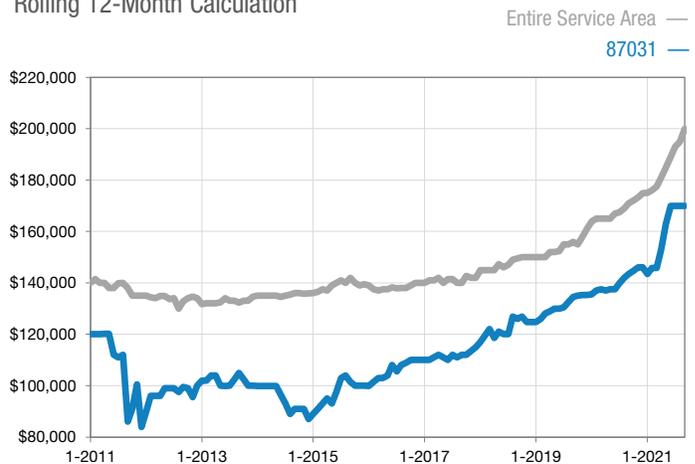
Median Sales Price - Single-Family Detached

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.