

Local Market Update for September 2021

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



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	34	20	- 41.2%	257	241	- 6.2%
Pending Sales	37	24	- 35.1%	218	206	- 5.5%
Closed Sales	27	24	- 11.1%	185	196	+ 5.9%
Days on Market Until Sale	22	17	- 22.7%	25	18	- 28.0%
Median Sales Price*	\$500,000	\$396,750	- 20.7%	\$410,000	\$435,889	+ 6.3%
Average Sales Price*	\$511,489	\$440,563	- 13.9%	\$440,465	\$504,045	+ 14.4%
Percent of List Price Received*	98.6%	101.6%	+ 3.0%	98.9%	100.2%	+ 1.3%
Inventory of Homes for Sale	28	21	- 25.0%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--

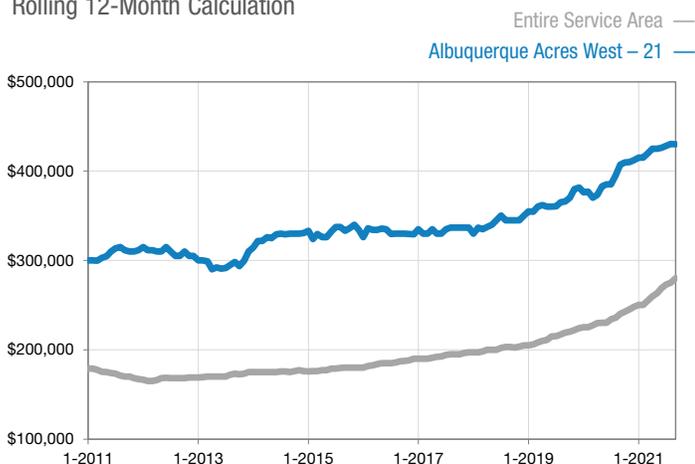
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	9	7	- 22.2%
Pending Sales	1	0	- 100.0%	9	6	- 33.3%
Closed Sales	2	0	- 100.0%	8	6	- 25.0%
Days on Market Until Sale	6	--	--	4	4	0.0%
Median Sales Price*	\$284,250	--	--	\$215,500	\$347,500	+ 61.3%
Average Sales Price*	\$284,250	--	--	\$231,675	\$317,333	+ 37.0%
Percent of List Price Received*	99.2%	--	--	99.9%	99.8%	- 0.1%
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.

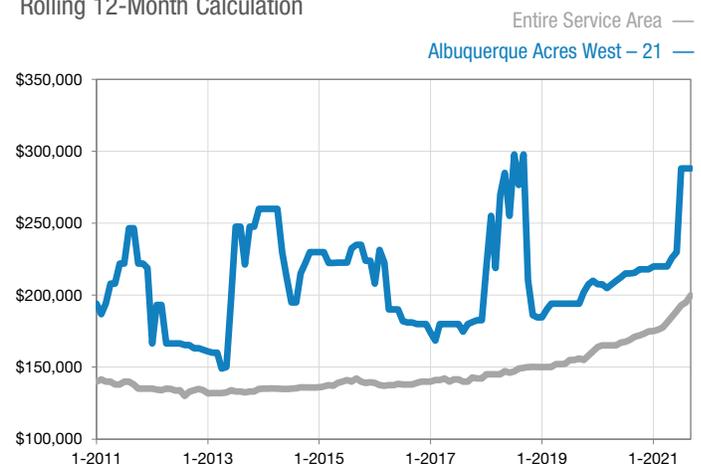
Median Sales Price - Single-Family Detached

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.