

Local Market Update for September 2021

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



Los Lunas – 700

South of Bernalillo County Line, East of I-25, West of Rio Grande River, North of Miller Rd

Single-Family Detached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	21	32	+ 52.4%	186	220	+ 18.3%
Pending Sales	16	29	+ 81.3%	171	196	+ 14.6%
Closed Sales	22	26	+ 18.2%	154	170	+ 10.4%
Days on Market Until Sale	26	22	- 15.4%	39	30	- 23.1%
Median Sales Price*	\$269,403	\$278,330	+ 3.3%	\$236,911	\$274,950	+ 16.1%
Average Sales Price*	\$303,704	\$294,719	- 3.0%	\$250,860	\$276,254	+ 10.1%
Percent of List Price Received*	100.0%	99.6%	- 0.4%	98.9%	99.8%	+ 0.9%
Inventory of Homes for Sale	33	20	- 39.4%	--	--	--
Months Supply of Inventory	1.9	1.0	- 47.4%	--	--	--

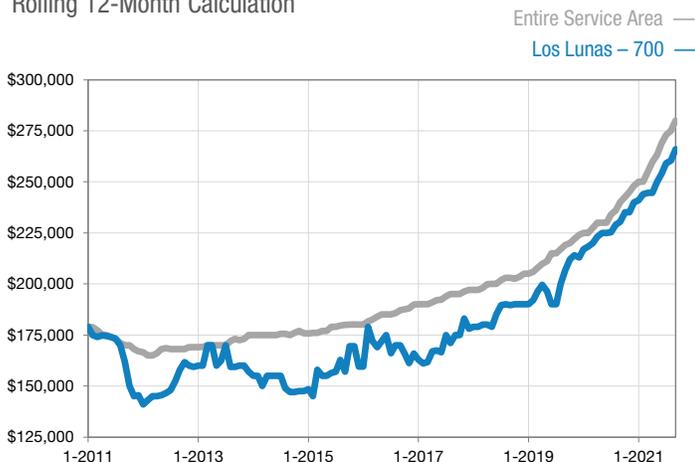
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	28	+ 86.7%
Pending Sales	2	3	+ 50.0%	17	26	+ 52.9%
Closed Sales	0	5	--	18	23	+ 27.8%
Days on Market Until Sale	--	5	--	31	6	- 80.6%
Median Sales Price*	--	\$170,500	--	\$144,660	\$170,000	+ 17.5%
Average Sales Price*	--	\$170,280	--	\$146,523	\$165,237	+ 12.8%
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.