

Local Market Update for September 2021

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



Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of I-25

Single-Family Detached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	13	13	0.0%	87	100	+ 14.9%
Pending Sales	13	13	0.0%	70	80	+ 14.3%
Closed Sales	3	7	+ 133.3%	59	72	+ 22.0%
Days on Market Until Sale	18	16	- 11.1%	31	20	- 35.5%
Median Sales Price*	\$251,500	\$190,000	- 24.5%	\$209,000	\$269,500	+ 28.9%
Average Sales Price*	\$281,167	\$227,000	- 19.3%	\$244,007	\$331,237	+ 35.7%
Percent of List Price Received*	100.6%	101.8%	+ 1.2%	98.0%	100.7%	+ 2.8%
Inventory of Homes for Sale	17	14	- 17.6%	--	--	--
Months Supply of Inventory	2.1	1.6	- 23.8%	--	--	--

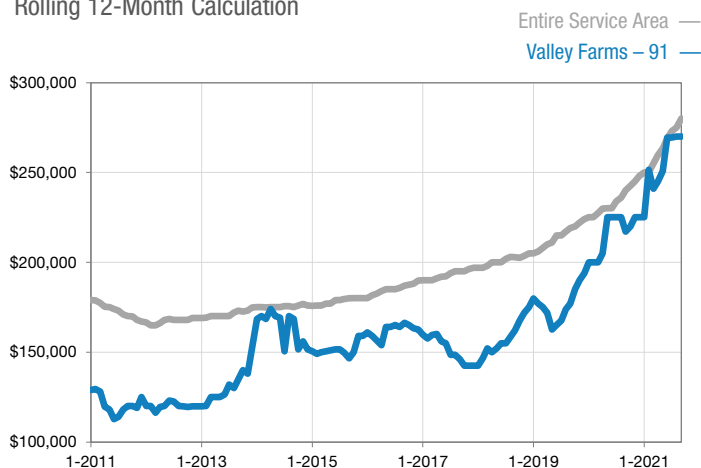
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	0	0	0.0%	1	0	- 100.0%
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.

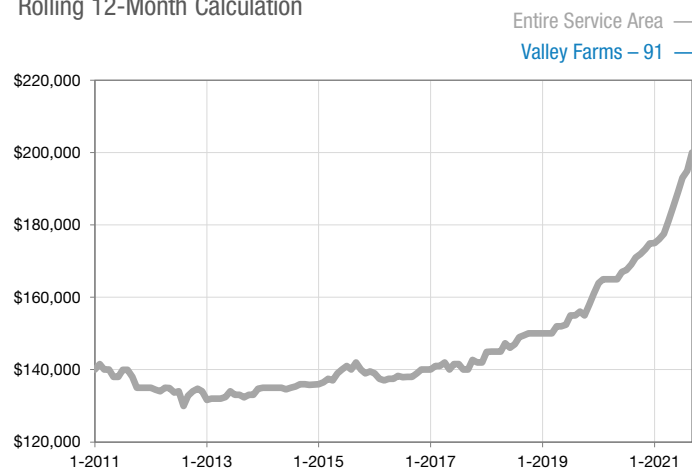
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.