

Local Market Update for September 2021

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



87109

Single-Family Detached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	40	39	- 2.5%	359	333	- 7.2%
Pending Sales	29	41	+ 41.4%	322	301	- 6.5%
Closed Sales	27	35	+ 29.6%	298	274	- 8.1%
Days on Market Until Sale	10	11	+ 10.0%	22	11	- 50.0%
Median Sales Price*	\$299,000	\$350,000	+ 17.1%	\$288,250	\$327,750	+ 13.7%
Average Sales Price*	\$300,357	\$357,399	+ 19.0%	\$300,553	\$346,093	+ 15.2%
Percent of List Price Received*	100.3%	100.1%	- 0.2%	99.2%	100.9%	+ 1.7%
Inventory of Homes for Sale	30	17	- 43.3%	--	--	--
Months Supply of Inventory	0.9	0.5	- 44.4%	--	--	--

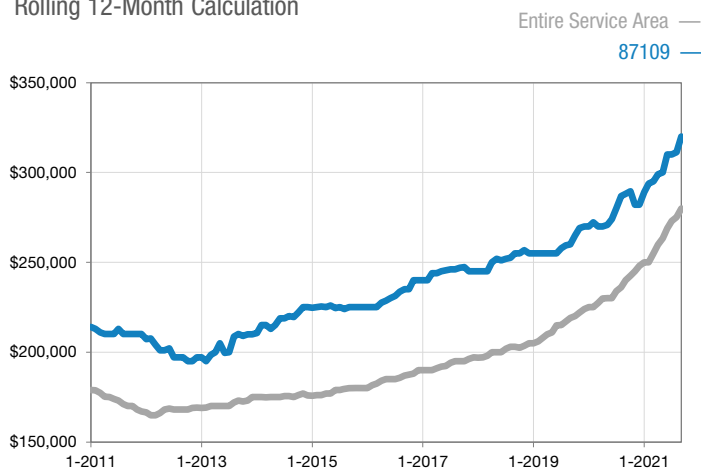
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	24	10	- 58.3%	156	159	+ 1.9%
Pending Sales	27	15	- 44.4%	148	138	- 6.8%
Closed Sales	16	16	0.0%	134	134	0.0%
Days on Market Until Sale	18	7	- 61.1%	23	8	- 65.2%
Median Sales Price*	\$186,750	\$230,000	+ 23.2%	\$175,000	\$203,000	+ 16.0%
Average Sales Price*	\$166,244	\$224,250	+ 34.9%	\$180,745	\$198,140	+ 9.6%
Percent of List Price Received*	100.1%	100.5%	+ 0.4%	98.5%	100.5%	+ 2.0%
Inventory of Homes for Sale	7	10	+ 42.9%	--	--	--
Months Supply of Inventory	0.4	0.7	+ 75.0%	--	--	--

* 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.

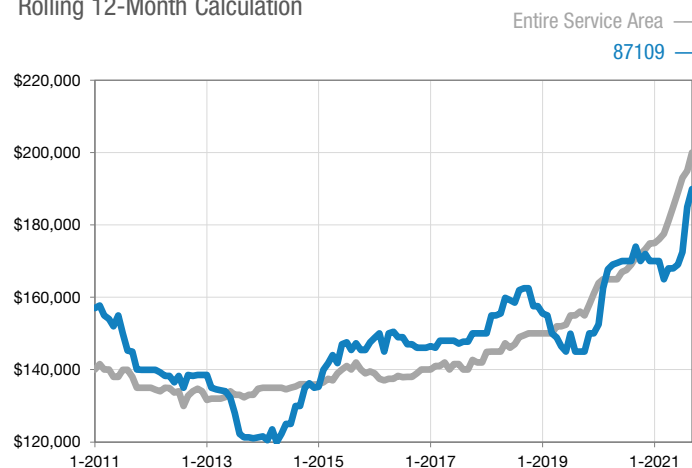
Median Sales Price - Single-Family Detached

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.