

Local Market Update for September 2021

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



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Single-Family Detached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	34	17	- 50.0%	230	243	+ 5.7%
Pending Sales	34	22	- 35.3%	193	206	+ 6.7%
Closed Sales	19	27	+ 42.1%	163	202	+ 23.9%
Days on Market Until Sale	11	14	+ 27.3%	20	14	- 30.0%
Median Sales Price*	\$319,000	\$370,000	+ 16.0%	\$315,000	\$356,000	+ 13.0%
Average Sales Price*	\$370,379	\$392,241	+ 5.9%	\$345,596	\$387,536	+ 12.1%
Percent of List Price Received*	99.0%	102.5%	+ 3.5%	99.3%	100.6%	+ 1.3%
Inventory of Homes for Sale	25	20	- 20.0%	--	--	--
Months Supply of Inventory	1.2	0.9	- 25.0%	--	--	--

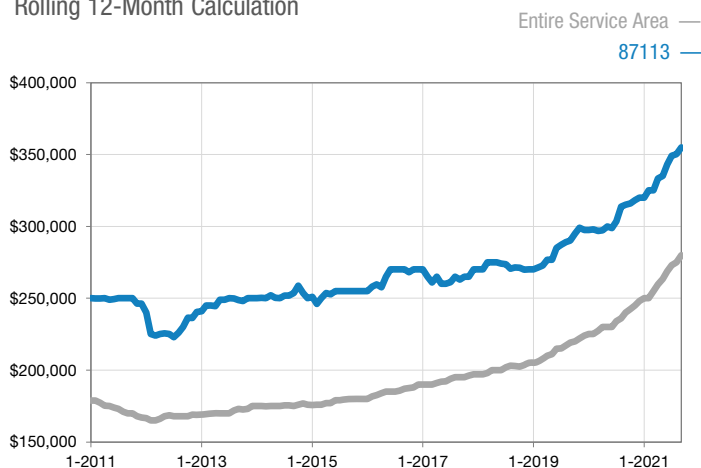
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	6	2	- 66.7%	37	26	- 29.7%
Pending Sales	4	3	- 25.0%	35	27	- 22.9%
Closed Sales	3	4	+ 33.3%	34	27	- 20.6%
Days on Market Until Sale	1	5	+ 400.0%	5	4	- 20.0%
Median Sales Price*	\$169,900	\$210,000	+ 23.6%	\$159,000	\$187,000	+ 17.6%
Average Sales Price*	\$183,600	\$205,500	+ 11.9%	\$162,476	\$187,722	+ 15.5%
Percent of List Price Received*	100.2%	102.2%	+ 2.0%	98.9%	102.8%	+ 3.9%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.5	--	--	--	--	--

* 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.

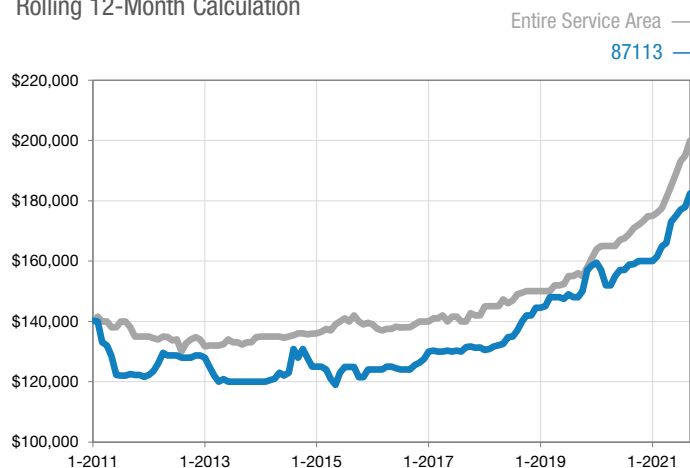
Median Sales Price - Single-Family Detached

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.