

Local Market Update for September 2021

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



Rio Rancho Mid – 150

East of Rainbow Blvd, South of Northern Blvd, West of Corrales, North of Southern Blvd

Single-Family Detached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	74	67	- 9.5%	582	628	+ 7.9%
Pending Sales	55	72	+ 30.9%	536	592	+ 10.4%
Closed Sales	54	76	+ 40.7%	520	558	+ 7.3%
Days on Market Until Sale	10	10	0.0%	22	9	- 59.1%
Median Sales Price*	\$249,750	\$275,500	+ 10.3%	\$225,500	\$266,500	+ 18.2%
Average Sales Price*	\$266,760	\$313,422	+ 17.5%	\$246,614	\$294,595	+ 19.5%
Percent of List Price Received*	99.8%	101.3%	+ 1.5%	99.6%	101.7%	+ 2.1%
Inventory of Homes for Sale	58	25	- 56.9%	--	--	--
Months Supply of Inventory	1.0	0.4	- 60.0%	--	--	--

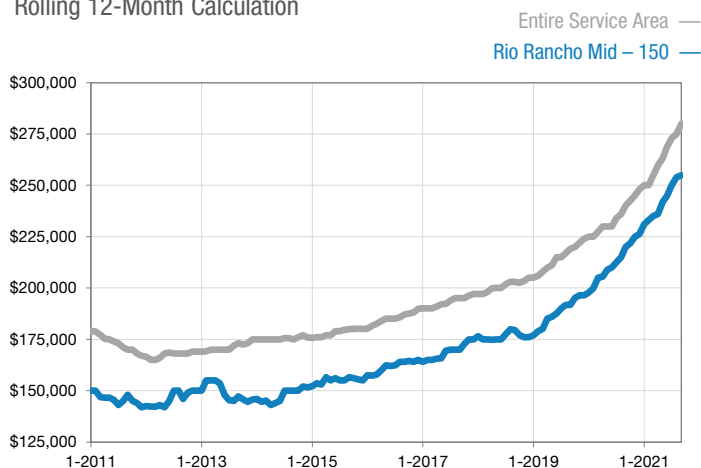
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	3	8	+ 166.7%	57	62	+ 8.8%
Pending Sales	4	9	+ 125.0%	54	61	+ 13.0%
Closed Sales	10	8	- 20.0%	54	57	+ 5.6%
Days on Market Until Sale	8	13	+ 62.5%	27	8	- 70.4%
Median Sales Price*	\$157,378	\$137,250	- 12.8%	\$149,000	\$142,500	- 4.4%
Average Sales Price*	\$163,016	\$140,925	- 13.6%	\$148,715	\$159,074	+ 7.0%
Percent of List Price Received*	99.5%	101.9%	+ 2.4%	97.3%	101.4%	+ 4.2%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	0.6	0.3	- 50.0%	--	--	--

* 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.

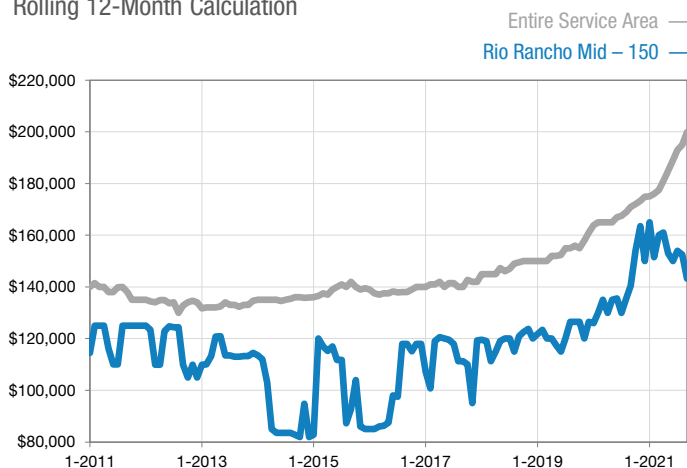
Median Sales Price - Single-Family Detached

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.