

Local Market Update for September 2021

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



87122

Single-Family Detached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	44	42	- 4.5%	391	384	- 1.8%
Pending Sales	49	34	- 30.6%	300	314	+ 4.7%
Closed Sales	38	31	- 18.4%	259	307	+ 18.5%
Days on Market Until Sale	35	19	- 45.7%	43	22	- 48.8%
Median Sales Price*	\$543,000	\$725,000	+ 33.5%	\$545,000	\$635,000	+ 16.5%
Average Sales Price*	\$567,592	\$728,306	+ 28.3%	\$585,910	\$687,012	+ 17.3%
Percent of List Price Received*	99.1%	99.9%	+ 0.8%	98.0%	99.9%	+ 1.9%
Inventory of Homes for Sale	67	45	- 32.8%	--	--	--
Months Supply of Inventory	2.2	1.3	- 40.9%	--	--	--

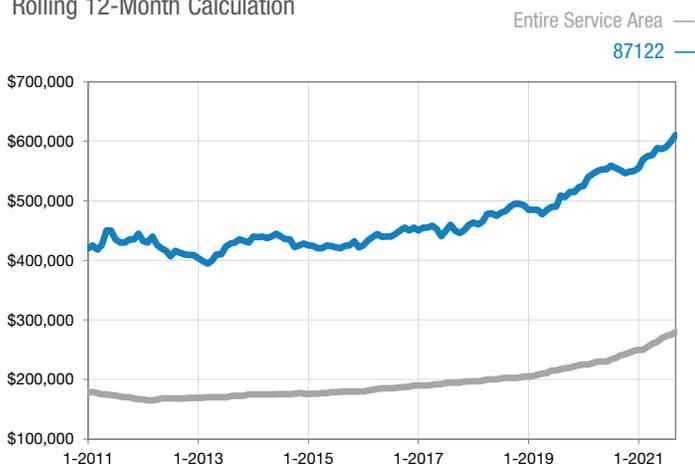
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
Key Metrics						
New Listings	1	2	+ 100.0%	7	16	+ 128.6%
Pending Sales	1	4	+ 300.0%	6	14	+ 133.3%
Closed Sales	1	2	+ 100.0%	6	15	+ 150.0%
Days on Market Until Sale	7	8	+ 14.3%	25	18	- 28.0%
Median Sales Price*	\$352,500	\$361,250	+ 2.5%	\$267,950	\$295,000	+ 10.1%
Average Sales Price*	\$352,500	\$361,250	+ 2.5%	\$293,067	\$311,227	+ 6.2%
Percent of List Price Received*	97.9%	98.3%	+ 0.4%	98.7%	99.4%	+ 0.7%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.7	--	--	--	--	--

* 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.

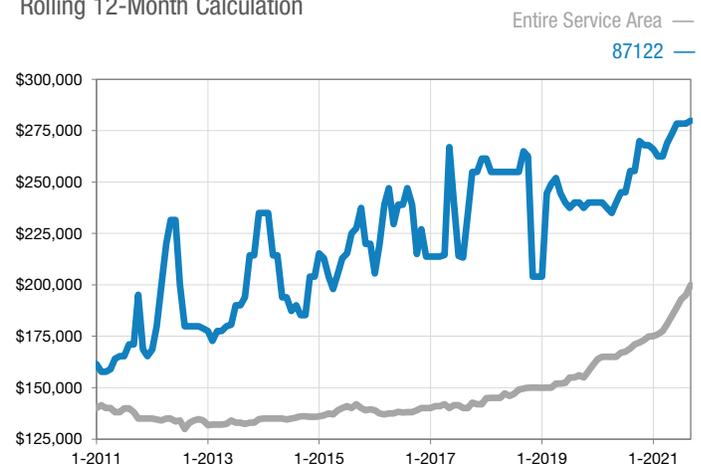
Median Sales Price - Single-Family Detached

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.