Local Market Update for September 2021

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

gaar

Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

Single-Family Detached

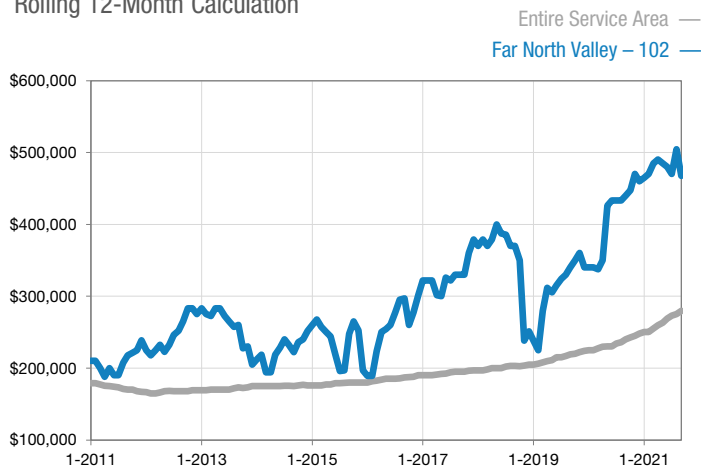| Key Metrics	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	6	1	- 83.3%	40	28	- 30.0%
Pending Sales	7	2	- 71.4%	25	20	- 20.0%
Closed Sales	6	5	- 16.7%	21	22	+ 4.8%
Days on Market Until Sale	57	44	- 22.8%	81	59	- 27.2%
Median Sales Price*	$535,000	$360,000	- 32.7%	$470,000	$489,848	+ 4.2%
Average Sales Price*	$567,500	$398,800	- 29.7%	$512,424	$603,956	+ 17.9%
Percent of List Price Received*	98.5%	99.2%	+ 0.7%	98.8%	100.2%	+ 1.4%
Inventory of Homes for Sale	13	4	- 69.2%	--	--	--
Months Supply of Inventory	4.6	1.3	- 71.7%	--	--	--

* 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.

Single-Family Attached

Key Metrics	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	0	0	0.0%	1	2	+ 100.0%
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	30	--
Median Sales Price*	--	--	--	--	$320,000	--
Average Sales Price*	--	--	--	--	$320,000	--
Percent of List Price Received*	--	--	--	--	97.3%	--
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.
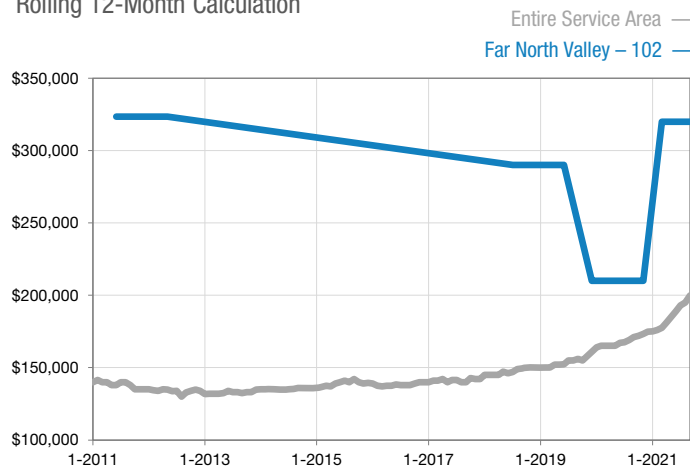
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Far North Valley – 102 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Far North Valley – 102 —

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.

Current as of October 5, 2021. All data from the Southwest Multiple Listing Service. Report © 2021 ShowingTime.