

Local Market Update for September 2021

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



Belen – 741

North of Castillo Rd, South of I-25 Bypass, East of I-25, West of Rio Grande River / Hwy 304

| Single-Family Detached | September | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2020 | 2021 | Percent Change | Thru 9-2020 | Thru 9-2021 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 9 | 13 | + 44.4% | 69 | 96 | + 39.1% |
| Pending Sales | 5 | 7 | + 40.0% | 62 | 75 | + 21.0% |
| Closed Sales | 6 | 7 | + 16.7% | 61 | 72 | + 18.0% |
| Days on Market Until Sale | 18 | 11 | - 38.9% | 59 | 25 | - 57.6% |
| Median Sales Price* | \$74,950 | \$189,900 | + 153.4% | \$105,000 | \$157,750 | + 50.2% |
| Average Sales Price* | \$94,983 | \$173,971 | + 83.2% | \$136,327 | \$173,824 | + 27.5% |
| Percent of List Price Received* | 96.4% | 96.9% | + 0.5% | 96.8% | 98.5% | + 1.8% |
| Inventory of Homes for Sale | 20 | 21 | + 5.0% | -- | -- | -- |
| Months Supply of Inventory | 3.0 | 2.7 | - 10.0% | -- | -- | -- |

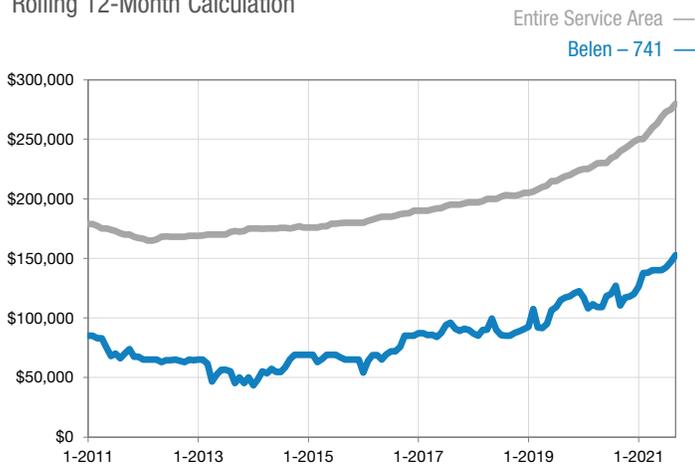
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | September | | | Year to Date | | |
|---------------------------------|-----------|------|----------------|--------------|------------------|----------------|
| | 2020 | 2021 | Percent Change | Thru 9-2020 | Thru 9-2021 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Pending Sales | 0 | 0 | 0.0% | 0 | 1 | -- |
| Closed Sales | 0 | 0 | 0.0% | 0 | 1 | -- |
| Days on Market Until Sale | -- | -- | -- | -- | 184 | -- |
| Median Sales Price* | -- | -- | -- | -- | \$120,000 | -- |
| Average Sales Price* | -- | -- | -- | -- | \$120,000 | -- |
| Percent of List Price Received* | -- | -- | -- | -- | 96.0% | -- |
| Inventory of Homes for Sale | 1 | 0 | - 100.0% | -- | -- | -- |
| 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.

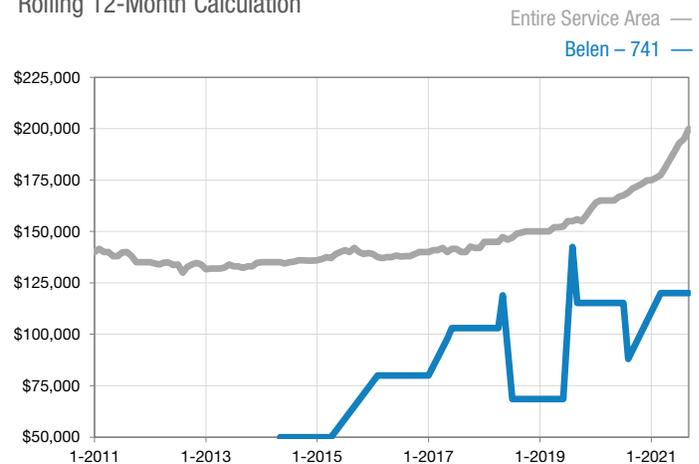
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.