

Local Market Update for September 2021

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



Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	19	5	- 73.7%	151	144	- 4.6%
Pending Sales	19	14	- 26.3%	146	132	- 9.6%
Closed Sales	13	14	+ 7.7%	133	120	- 9.8%
Days on Market Until Sale	31	12	- 61.3%	35	15	- 57.1%
Median Sales Price*	\$211,000	\$229,000	+ 8.5%	\$179,900	\$218,000	+ 21.2%
Average Sales Price*	\$218,163	\$236,011	+ 8.2%	\$182,665	\$227,085	+ 24.3%
Percent of List Price Received*	98.5%	100.6%	+ 2.1%	98.4%	100.7%	+ 2.3%
Inventory of Homes for Sale	13	7	- 46.2%	--	--	--
Months Supply of Inventory	0.9	0.5	- 44.4%	--	--	--

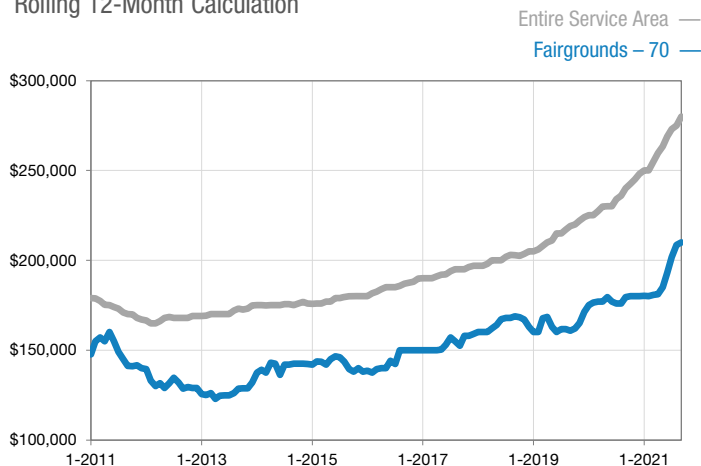
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	1	2	+ 100.0%	5	12	+ 140.0%
Pending Sales	0	4	--	6	10	+ 66.7%
Closed Sales	1	1	0.0%	6	6	0.0%
Days on Market Until Sale	49	2	- 95.9%	40	9	- 77.5%
Median Sales Price*	\$70,000	\$190,500	+ 172.1%	\$154,950	\$153,500	- 0.9%
Average Sales Price*	\$70,000	\$190,500	+ 172.1%	\$130,317	\$166,250	+ 27.6%
Percent of List Price Received*	100.1%	97.7%	- 2.4%	96.9%	101.1%	+ 4.3%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

* 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.

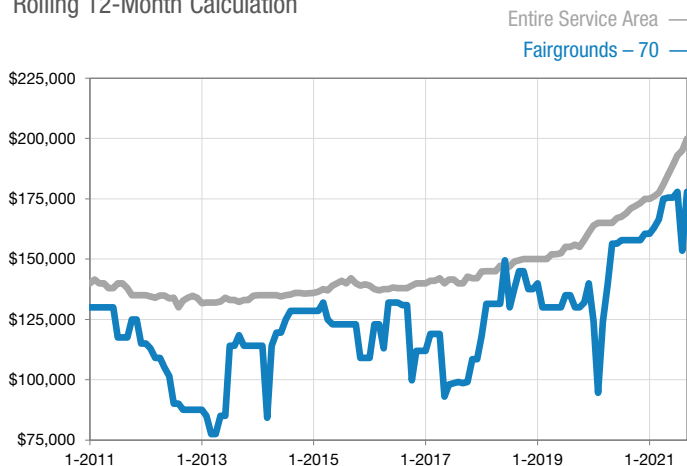
Median Sales Price - Single-Family Detached

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.