

Local Market Update for October 2021

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



87121

Single-Family Detached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	106	77	- 27.4%	908	832	- 8.4%
Pending Sales	87	79	- 9.2%	851	774	- 9.0%
Closed Sales	89	74	- 16.9%	779	751	- 3.6%
Days on Market Until Sale	9	9	0.0%	20	7	- 65.0%
Median Sales Price*	\$192,000	\$230,000	+ 19.8%	\$180,000	\$216,725	+ 20.4%
Average Sales Price*	\$193,122	\$233,324	+ 20.8%	\$182,866	\$218,253	+ 19.4%
Percent of List Price Received*	100.9%	101.7%	+ 0.8%	100.0%	102.1%	+ 2.1%
Inventory of Homes for Sale	66	36	- 45.5%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--

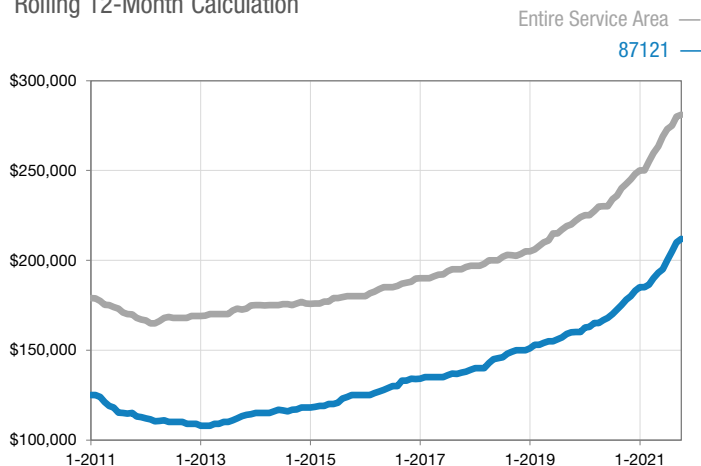
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	3	0	- 100.0%	27	18	- 33.3%
Pending Sales	3	1	- 66.7%	27	15	- 44.4%
Closed Sales	1	0	- 100.0%	26	18	- 30.8%
Days on Market Until Sale	9	--	--	45	5	- 88.9%
Median Sales Price*	\$125,000	--	--	\$141,000	\$168,750	+ 19.7%
Average Sales Price*	\$125,000	--	--	\$141,535	\$173,468	+ 22.6%
Percent of List Price Received*	100.0%	--	--	99.7%	101.1%	+ 1.4%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	1.6	--	--	--	--	--

* 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.

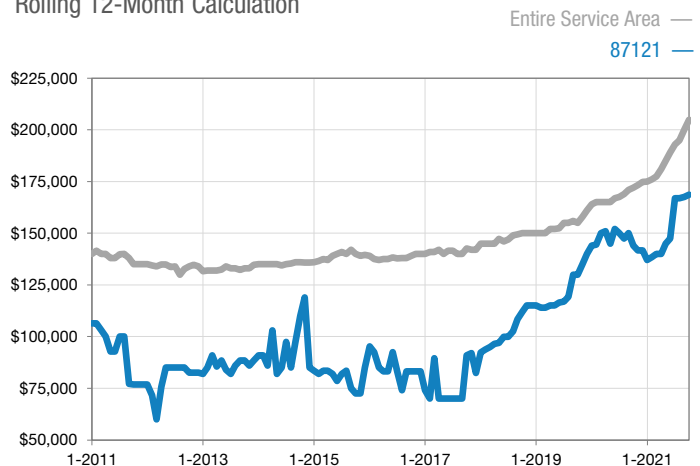
Median Sales Price - Single-Family Detached

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.