

Local Market Update for October 2021

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



87002

| Single-Family Detached | October | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|--------------|----------------|
| Key Metrics | 2020 | 2021 | Percent Change | Thru 10-2020 | Thru 10-2021 | Percent Change |
| New Listings | 17 | 30 | + 76.5% | 203 | 310 | + 52.7% |
| Pending Sales | 21 | 26 | + 23.8% | 192 | 253 | + 31.8% |
| Closed Sales | 14 | 25 | + 78.6% | 178 | 216 | + 21.3% |
| Days on Market Until Sale | 28 | 19 | - 32.1% | 64 | 24 | - 62.5% |
| Median Sales Price* | \$170,500 | \$210,000 | + 23.2% | \$156,950 | \$192,675 | + 22.8% |
| Average Sales Price* | \$209,464 | \$224,352 | + 7.1% | \$168,833 | \$208,205 | + 23.3% |
| Percent of List Price Received* | 98.8% | 99.8% | + 1.0% | 98.0% | 99.2% | + 1.2% |
| Inventory of Homes for Sale | 41 | 51 | + 24.4% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 2.2 | 0.0% | -- | -- | -- |

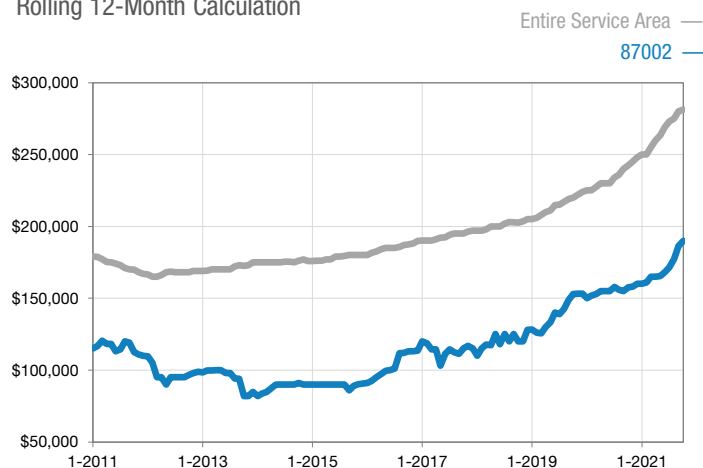
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | October | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|--------------|----------------|
| Key Metrics | 2020 | 2021 | Percent Change | Thru 10-2020 | Thru 10-2021 | Percent Change |
| New Listings | 1 | 3 | + 200.0% | 20 | 25 | + 25.0% |
| Pending Sales | 1 | 1 | 0.0% | 14 | 21 | + 50.0% |
| Closed Sales | 2 | 2 | 0.0% | 12 | 18 | + 50.0% |
| Days on Market Until Sale | 29 | 10 | - 65.5% | 28 | 23 | - 17.9% |
| Median Sales Price* | \$130,000 | \$168,000 | + 29.2% | \$126,500 | \$148,750 | + 17.6% |
| Average Sales Price* | \$130,000 | \$168,000 | + 29.2% | \$121,992 | \$138,414 | + 13.5% |
| Percent of List Price Received* | 99.7% | 99.2% | - 0.5% | 94.2% | 100.7% | + 6.9% |
| Inventory of Homes for Sale | 4 | 4 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 2.5 | 2.0 | - 20.0% | -- | -- | -- |

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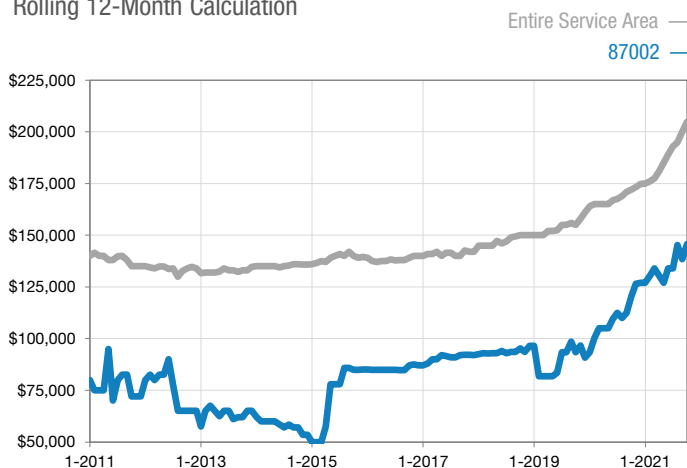
Median Sales Price - Single-Family Detached

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.