

# Local Market Update for October 2021

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



## 87107

Single-Family Detached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	30	33	+ 10.0%	326	327	+ 0.3%
Pending Sales	21	36	+ 71.4%	250	258	+ 3.2%
Closed Sales	25	23	- 8.0%	253	238	- 5.9%
Days on Market Until Sale	22	19	- 13.6%	40	20	- 50.0%
Median Sales Price*	\$372,000	\$325,000	- 12.6%	\$290,000	\$310,495	+ 7.1%
Average Sales Price*	\$462,612	\$456,783	- 1.3%	\$376,120	\$387,332	+ 3.0%
Percent of List Price Received*	99.4%	102.3%	+ 2.9%	98.8%	100.1%	+ 1.3%
Inventory of Homes for Sale	50	35	- 30.0%	--	--	--
Months Supply of Inventory	2.1	1.4	- 33.3%	--	--	--

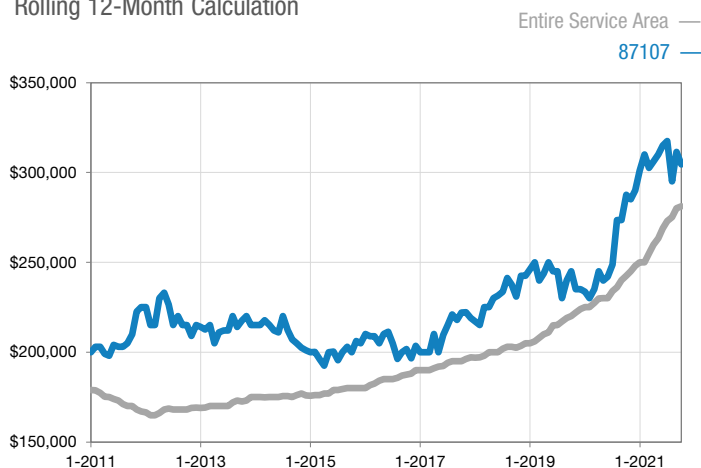
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	6	5	- 16.7%	73	63	- 13.7%
Pending Sales	4	6	+ 50.0%	63	55	- 12.7%
Closed Sales	7	5	- 28.6%	61	49	- 19.7%
Days on Market Until Sale	2	14	+ 600.0%	18	11	- 38.9%
Median Sales Price*	\$165,000	\$239,500	+ 45.2%	\$178,000	\$219,225	+ 23.2%
Average Sales Price*	\$182,971	\$276,200	+ 51.0%	\$199,612	\$214,921	+ 7.7%
Percent of List Price Received*	101.8%	101.0%	- 0.8%	99.1%	101.4%	+ 2.3%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	0.8	0.8	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.

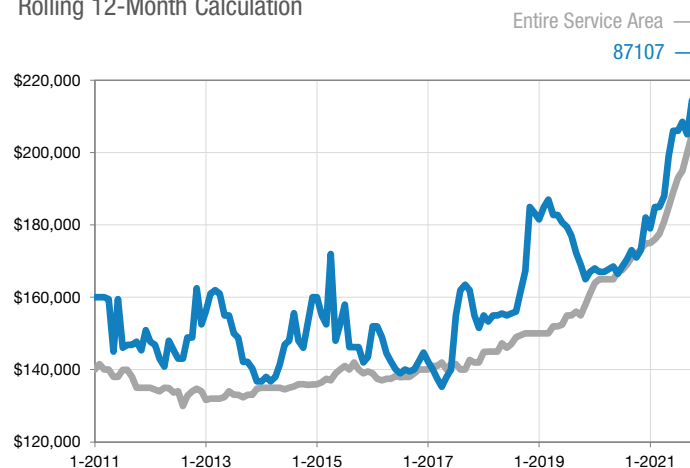
### Median Sales Price - Single-Family Detached

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.