

# Local Market Update for October 2021

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



## 87031

Single-Family Detached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	51	65	+ 27.5%	565	609	+ 7.8%
Pending Sales	49	51	+ 4.1%	516	537	+ 4.1%
Closed Sales	60	69	+ 15.0%	465	503	+ 8.2%
Days on Market Until Sale	35	12	- 65.7%	43	22	- 48.8%
Median Sales Price*	\$220,963	\$259,922	+ 17.6%	\$218,000	\$257,615	+ 18.2%
Average Sales Price*	\$236,855	\$277,749	+ 17.3%	\$227,921	\$271,270	+ 19.0%
Percent of List Price Received*	100.1%	100.9%	+ 0.8%	99.0%	100.4%	+ 1.4%
Inventory of Homes for Sale	74	64	- 13.5%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--

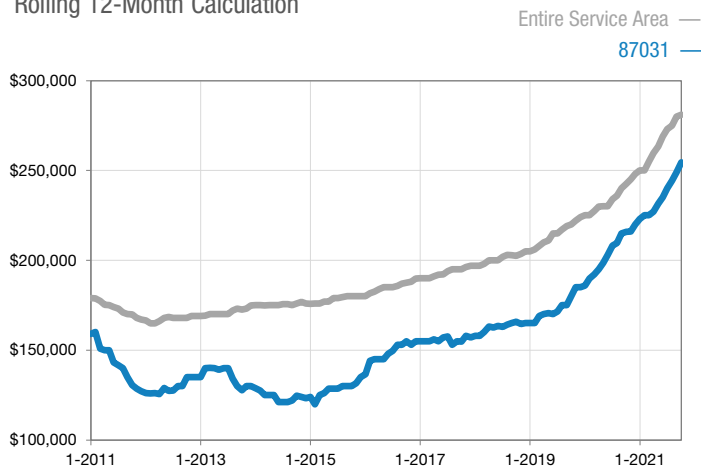
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	3	1	- 66.7%	18	33	+ 83.3%
Pending Sales	1	3	+ 200.0%	18	32	+ 77.8%
Closed Sales	0	4	--	18	30	+ 66.7%
Days on Market Until Sale	--	12	--	31	7	- 77.4%
Median Sales Price*	--	\$207,500	--	\$144,660	\$175,000	+ 21.0%
Average Sales Price*	--	\$208,250	--	\$146,523	\$174,198	+ 18.9%
Percent of List Price Received*	--	101.8%	--	99.0%	101.2%	+ 2.2%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.3	--	--	--	--	--

\* 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.

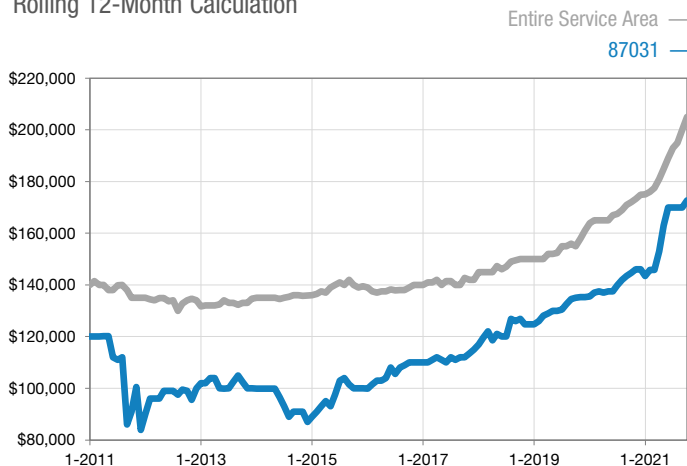
### Median Sales Price - Single-Family Detached

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.