

Local Market Update for October 2021

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



87004

Single-Family Detached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	6	9	+ 50.0%	111	90	- 18.9%
Pending Sales	10	3	- 70.0%	90	83	- 7.8%
Closed Sales	8	5	- 37.5%	85	86	+ 1.2%
Days on Market Until Sale	15	18	+ 20.0%	48	29	- 39.6%
Median Sales Price*	\$262,500	\$368,650	+ 40.4%	\$279,900	\$355,000	+ 26.8%
Average Sales Price*	\$268,375	\$547,530	+ 104.0%	\$283,004	\$389,447	+ 37.6%
Percent of List Price Received*	100.2%	99.7%	- 0.5%	98.4%	100.5%	+ 2.1%
Inventory of Homes for Sale	20	12	- 40.0%	--	--	--
Months Supply of Inventory	2.3	1.5	- 34.8%	--	--	--

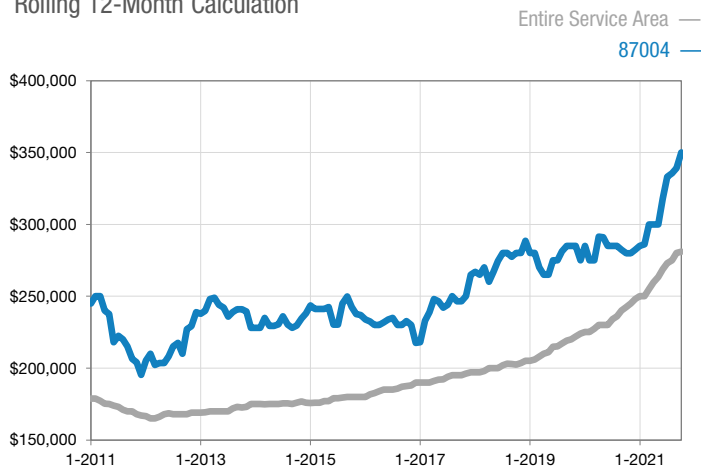
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	2	0	- 100.0%	6	2	- 66.7%
Pending Sales	2	0	- 100.0%	6	2	- 66.7%
Closed Sales	0	0	0.0%	3	2	- 33.3%
Days on Market Until Sale	--	--	--	12	4	- 66.7%
Median Sales Price*	--	--	--	\$78,500	\$135,000	+ 72.0%
Average Sales Price*	--	--	--	\$92,467	\$135,000	+ 46.0%
Percent of List Price Received*	--	--	--	102.8%	102.7%	- 0.1%
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

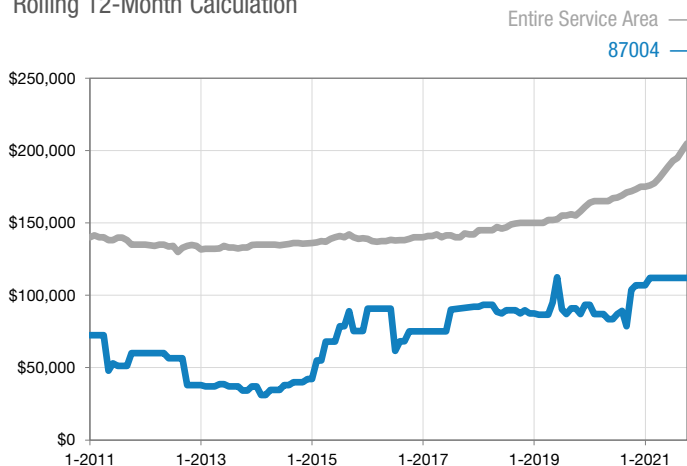
Median Sales Price - Single-Family Detached

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.