

Local Market Update for September 2023

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	6	13	+ 116.7%	110	101	- 8.2%
Pending Sales	5	12	+ 140.0%	82	85	+ 3.7%
Closed Sales	7	7	0.0%	79	81	+ 2.5%
Days on Market Until Sale	19	15	- 21.1%	16	26	+ 62.5%
Median Sales Price*	\$808,158	\$805,800	- 0.3%	\$775,000	\$805,800	+ 4.0%
Average Sales Price*	\$796,900	\$909,329	+ 14.1%	\$880,673	\$872,235	- 1.0%
Percent of List Price Received*	96.6%	97.8%	+ 1.2%	100.8%	99.0%	- 1.8%
Inventory of Homes for Sale	19	12	- 36.8%	--	--	--
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--

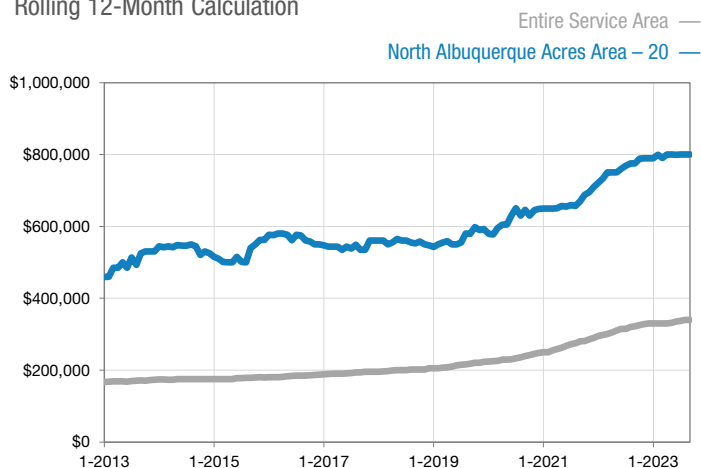
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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.

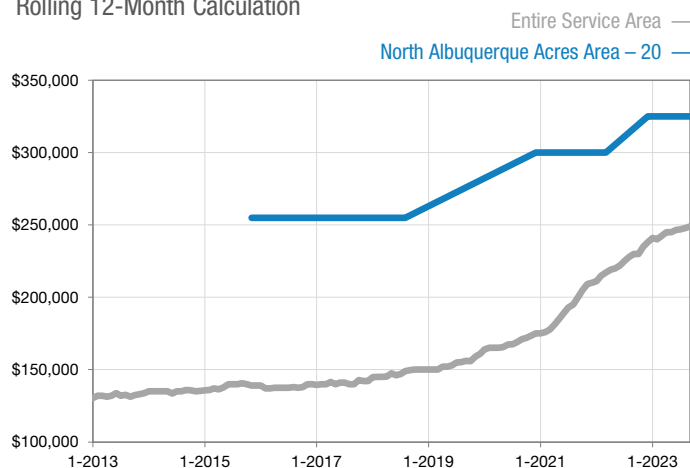
Median Sales Price - Single-Family Detached

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.