

# Local Market Update for September 2023

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



## East Los Lunas, Tome, Valencia – 711

North of Patricio Dr, South of Valencia Rd, East of Rio Grande River, West of La Ladera Rd

Single-Family Detached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	2	3	+ 50.0%	50	42	- 16.0%
Pending Sales	2	1	- 50.0%	34	32	- 5.9%
Closed Sales	3	2	- 33.3%	37	32	- 13.5%
Days on Market Until Sale	12	30	+ 150.0%	32	58	+ 81.3%
Median Sales Price*	\$445,000	<b>\$483,500</b>	+ 8.7%	\$445,000	<b>\$442,500</b>	- 0.6%
Average Sales Price*	\$512,633	<b>\$483,500</b>	- 5.7%	\$433,587	<b>\$433,686</b>	+ 0.0%
Percent of List Price Received*	98.4%	<b>99.9%</b>	+ 1.5%	98.9%	<b>97.8%</b>	- 1.1%
Inventory of Homes for Sale	12	14	+ 16.7%	--	--	--
Months Supply of Inventory	2.7	4.8	+ 77.8%	--	--	--

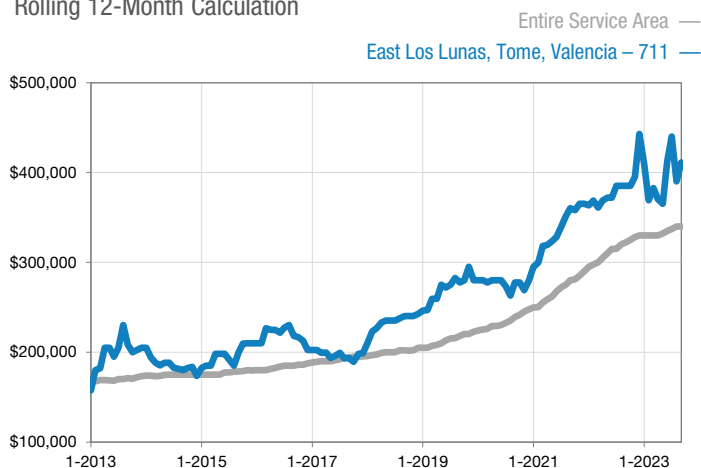
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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.

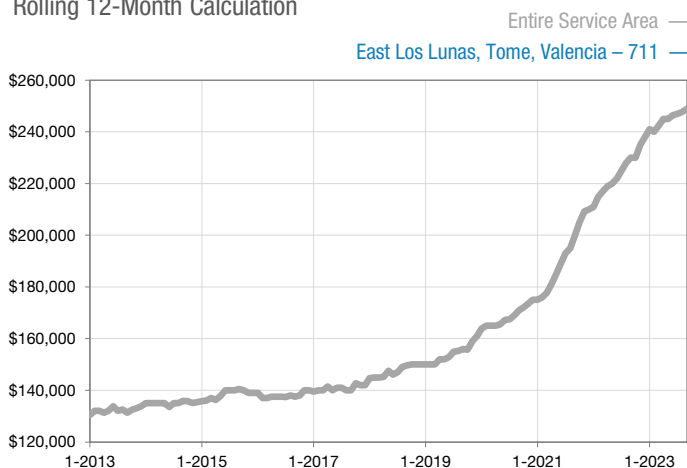
### Median Sales Price - Single-Family Detached

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.