

Local Market Update for November 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	November			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
New Listings	7	5	- 28.6%	131	122	- 6.9%
Pending Sales	7	5	- 28.6%	94	102	+ 8.5%
Closed Sales	5	12	+ 140.0%	89	103	+ 15.7%
Days on Market Until Sale	16	11	- 31.3%	18	22	+ 22.2%
Median Sales Price*	\$619,900	\$795,000	+ 28.2%	\$775,000	\$829,900	+ 7.1%
Average Sales Price*	\$724,980	\$776,625	+ 7.1%	\$861,484	\$882,943	+ 2.5%
Percent of List Price Received*	96.3%	98.9%	+ 2.7%	100.4%	98.8%	- 1.6%
Inventory of Homes for Sale	16	12	- 25.0%	--	--	--
Months Supply of Inventory	2.0	1.3	- 35.0%	--	--	--

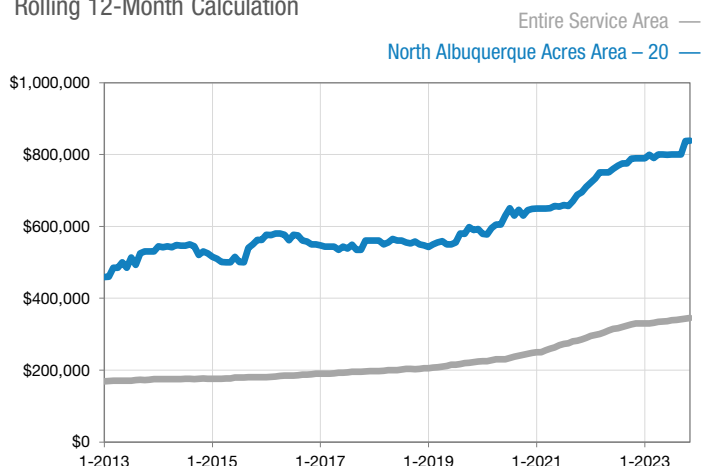
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
New Listings	1	0	- 100.0%	1	0	- 100.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
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.

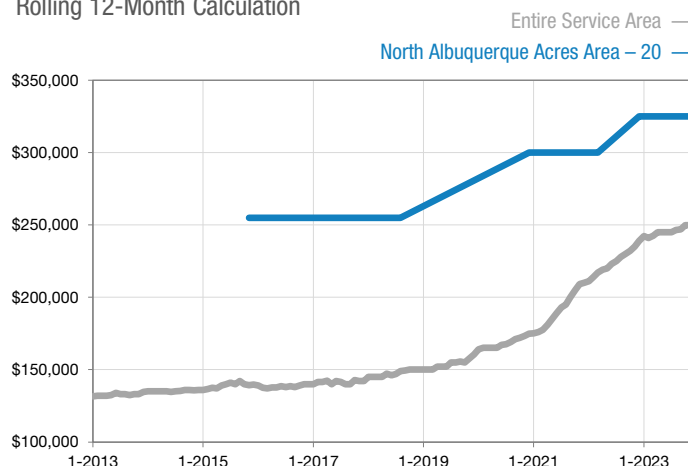
Median Sales Price - Single-Family Detached

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.