

# Local Market Update for November 2023

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



## Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
<b>Key Metrics</b>						
New Listings	52	<b>58</b>	+ 11.5%	841	<b>697</b>	- 17.1%
Pending Sales	46	<b>54</b>	+ 17.4%	713	<b>620</b>	- 13.0%
Closed Sales	45	<b>50</b>	+ 11.1%	717	<b>611</b>	- 14.8%
Days on Market Until Sale	23	<b>14</b>	- 39.1%	11	<b>16</b>	+ 45.5%
Median Sales Price*	\$269,000	<b>\$305,218</b>	+ 13.5%	\$275,000	<b>\$296,000</b>	+ 7.6%
Average Sales Price*	\$280,138	<b>\$315,484</b>	+ 12.6%	\$285,775	<b>\$304,467</b>	+ 6.5%
Percent of List Price Received*	99.7%	<b>100.3%</b>	+ 0.6%	101.9%	<b>100.0%</b>	- 1.9%
Inventory of Homes for Sale	72	<b>65</b>	- 9.7%	--	--	--
Months Supply of Inventory	1.1	<b>1.2</b>	+ 9.1%	--	--	--

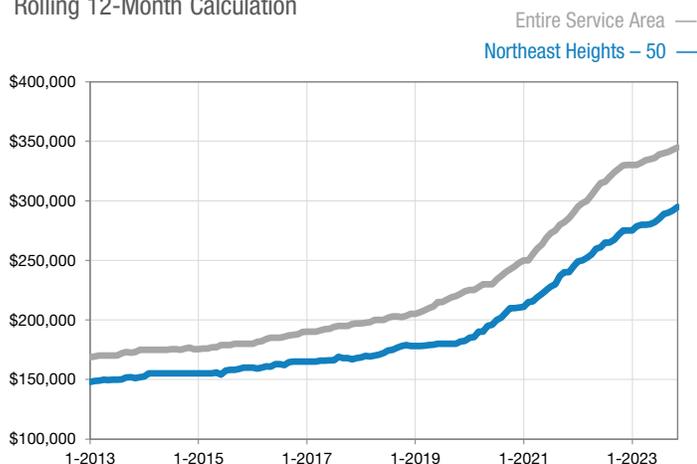
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
<b>Key Metrics</b>						
New Listings	10	<b>5</b>	- 50.0%	103	<b>103</b>	0.0%
Pending Sales	5	<b>4</b>	- 20.0%	88	<b>92</b>	+ 4.5%
Closed Sales	4	<b>5</b>	+ 25.0%	88	<b>92</b>	+ 4.5%
Days on Market Until Sale	12	<b>10</b>	- 16.7%	6	<b>12</b>	+ 100.0%
Median Sales Price*	\$197,000	<b>\$240,000</b>	+ 21.8%	\$247,000	<b>\$245,000</b>	- 0.8%
Average Sales Price*	\$190,125	<b>\$245,780</b>	+ 29.3%	\$238,336	<b>\$242,563</b>	+ 1.8%
Percent of List Price Received*	97.2%	<b>98.0%</b>	+ 0.8%	102.9%	<b>100.6%</b>	- 2.2%
Inventory of Homes for Sale	10	<b>6</b>	- 40.0%	--	--	--
Months Supply of Inventory	1.3	<b>0.7</b>	- 46.2%	--	--	--

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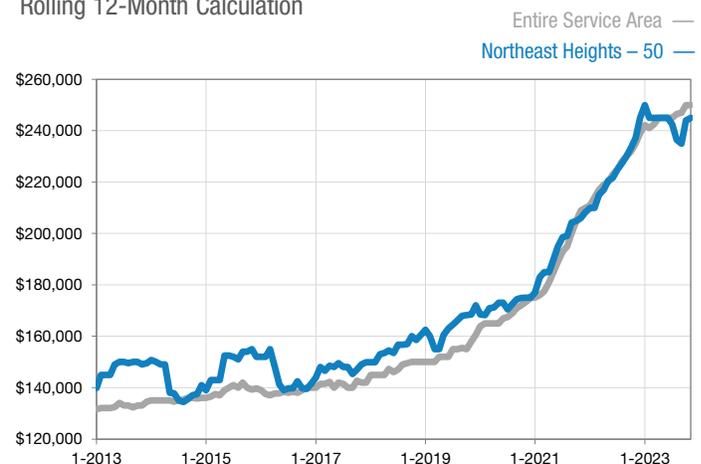
### Median Sales Price - Single-Family Detached

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.