

1st QTR 2025 & 2024 RECAP for Greater Albuquerque Areas

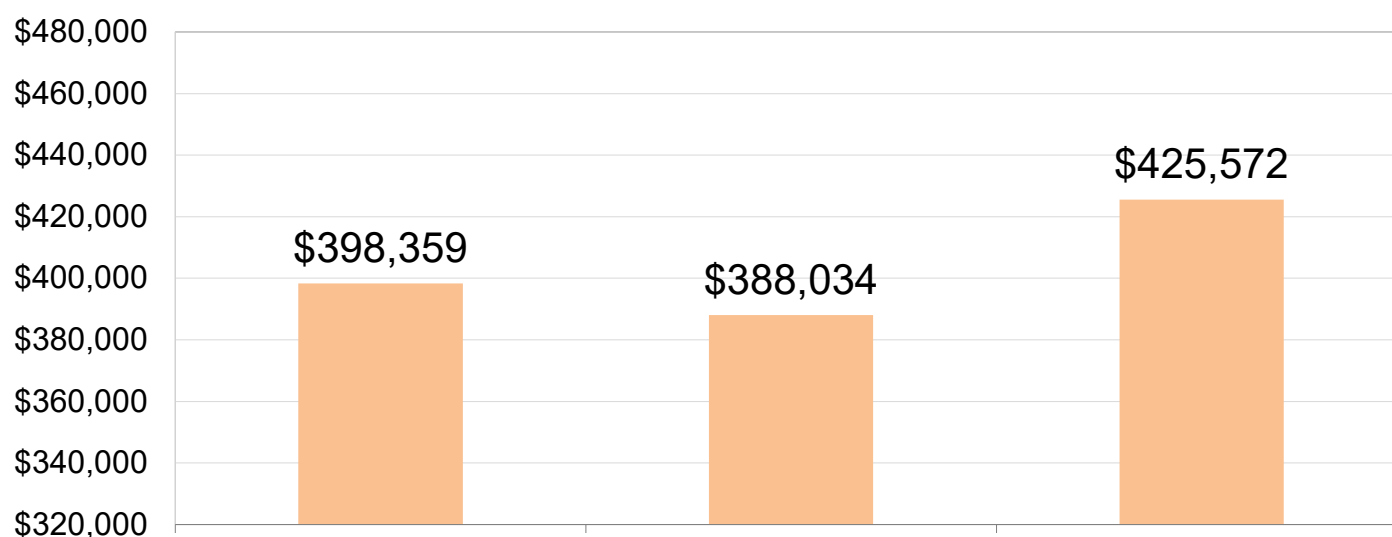
| Detached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$425,572 | \$381,240 | 11.6% |
| Median Sale Price: | \$364,450 | \$340,000 | 7.2% |
| Total Sold & Closed: | 2,090 | 1,793 | 16.6% |
| Total Dollar Volume*: | \$889.4 | \$683.6 | 30.1% |
| New Listings: | 3,109 | 2,397 | 29.7% |
| Days on Market: | 48 | 36 | 33.3% |

| Attached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$294,961 | \$264,855 | 11.4% |
| Median Sale Price: | \$275,000 | \$263,500 | 4.4% |
| Total Sold & Closed: | 258 | 194 | 33.0% |
| Total Dollar Volume*: | \$76.1 | \$51.4 | 48.1% |
| New Listings: | 176 | 219 | -19.6% |
| Days on Market: | 37 | 29 | 27.6% |

The numbers above reflect the time periods between January 1 and March 31 of 2025 and 2024.

*Total Dollar Volume (millions)

Average Sale Price for single-family detached homes



1st QTR 2025 & 2024 RECAP for Albuquerque (Areas 10-121)

| Detached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$418,197 | \$384,766 | 8.7% |
| Median Sale Price: | \$355,000 | \$337,750 | 5.1% |
| Total Sold & Closed: | 1,285 | 1,160 | 10.8% |
| Total Dollar Volume*: | \$537.4 | \$446.3 | 20.4% |
| New Listings: | 1,637 | 1,428 | 14.6% |
| Days on Market: | 42 | 31 | 35.5% |

| Attached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$292,265 | \$270,021 | 8.2% |
| Median Sale Price: | \$275,000 | \$265,160 | 3.7% |
| Total Sold & Closed: | 215 | 167 | 28.7% |
| Total Dollar Volume*: | \$62.8 | \$45.1 | 39.3% |
| New Listings: | 253 | 187 | 35.3% |
| Days on Market: | 37 | 28 | 32.1% |

The numbers above reflect the time periods between January 1 and March 31 of 2025 and 2024.

**Total Dollar Volume (millions)*

1st QTR 2025 & 2024 RECAP for Rio Rancho (Areas 140-162)

| Detached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$407,021 | \$388,620 | 4.7% |
| Median Sale Price: | \$375,000 | \$359,745 | 4.2% |
| Total Sold & Closed: | 392 | 374 | 4.8% |
| Total Dollar Volume*: | \$159.6 | \$145.3 | 9.8% |
| New Listings: | 580 | 486 | 19.3% |
| Days on Market: | 53 | 39 | 35.9% |

| Attached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$276,371 | \$237,659 | 16.3% |
| Median Sale Price: | \$286,000 | \$233,750 | 22.4% |
| Total Sold & Closed: | 24 | 22 | 9.1% |
| Total Dollar Volume*: | \$6.6 | \$5.2 | 26.9% |
| New Listings: | 33 | 28 | 17.9% |
| Days on Market: | 32 | 37 | -13.5% |

The numbers above reflect the time periods between January 1 and March 31 of 2025 and 2024.

**Total Dollar Volume (millions)*

1st QTR 2025 & 2024 RECAP for East Mountains (Areas 210-293)

Class R1 (Existing Single-Family Detached)

| Detached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$456,843 | \$416,529 | 9.7% |
| Median Sale Price: | \$450,000 | \$410,500 | 9.6% |
| Total Sold & Closed: | 95 | 77 | 23.4% |
| Total Dollar Volume*: | \$43.4 | \$32.1 | 35.3% |
| New Listings: | 137 | 119 | 15.1% |
| Days on Market: | 55 | 54 | 1.9% |

1st QTR 2025 & 2024 RECAP for Valencia County (Areas 690-760)

Class R1 (Existing Single-Family Detached)

| Detached | 2025 | 2024 | % of Change |
|-----------------------|-----------|-----------|-------------|
| Average Sale Price: | \$350,695 | \$327,421 | 7.1% |
| Median Sale Price: | \$330,000 | \$295,000 | 11.9% |
| Total Sold & Closed: | 171 | 179 | -4.5% |
| Total Dollar Volume*: | \$60.0 | \$58.6 | 2.3% |
| New Listings: | 244 | 283 | -13.8% |
| Days on Market: | 64 | 56 | 14.3% |

The numbers above reflect the time periods between January 1 and March 31 of 2025 and 2024.

**Total Dollar Volume (millions)*

1st Quarter 2025 Sales By Area

| | | Sales | Change from 1st QTR 2024 | Average Sale Price | Change from 1st QTR 2024 | Median Sale Price | Change from 1st QTR 2024 |
|---------|-------------------------|-------|--------------------------------|-----------------------|--------------------------------|----------------------|--------------------------------|
| 10 | Sandia Heights | 21 | 31.25% | \$739,028 | 12.39% | \$655,000 | 25.18% |
| 20 | North Albuquerque Acres | 25 | -3.85% | \$915,642 | -6.65% | \$775,000 | -8.42% |
| 21 | Albuquerque Acres West | 33 | 50.00% | \$539,228 | 1.79% | \$539,000 | -0.74% |
| 30 | Far NE Heights | 124 | 40.91% | \$511,222 | 13.00% | \$439,750 | 4.70% |
| 31 | Foothills North | 18 | -10.00% | \$797,541 | 10.90% | \$682,500 | 7.91% |
| 32 | Academy West | 61 | 0.00% | \$334,058 | 13.93% | \$340,000 | 13.71% |
| 40 | UNM | 39 | 21.88% | \$478,601 | 4.34% | \$435,000 | 2.96% |
| 41 | Uptown | 80 | 19.40% | \$329,250 | 14.25% | \$309,950 | 9.60% |
| 42 | UNM South | 45 | 18.42% | \$378,668 | 7.64% | \$350,000 | -1.55% |
| 50 | NE Heights | 169 | 3.05% | \$307,579 | 4.60% | \$305,000 | 7.89% |
| 51 | Foothills South | 48 | 26.32% | \$445,503 | -1.57% | \$407,000 | -8.02% |
| 60 | Four Hills | 25 | 56.25% | \$430,090 | -4.82% | \$414,750 | -3.55% |
| 70 | Fairgrounds | 26 | 8.33% | \$285,219 | 3.64% | \$285,000 | 0.18% |
| 71 | Southeast Heights | 53 | -10.17% | \$302,199 | 3.04% | \$291,000 | 2.11% |
| 72 | Mesa Del Sol | 19 | 137.50% | \$437,233 | -1.02% | \$440,000 | 5.81% |
| 80 | Downtown | 51 | 15.91% | \$317,030 | 7.47% | \$285,000 | 0.18% |
| 90 | Near South Valley | 40 | -16.67% | \$273,109 | 11.71% | \$251,500 | 7.14% |
| 91 | Valley Farms | 5 | -66.67% | \$326,000 | -0.73% | \$295,000 | -7.81% |
| 92 | Southwest Heights | 128 | -14.09% | \$290,443 | 4.20% | \$286,000 | 4.00% |
| 93 | Pajarito | 2 | -66.67% | \$283,500 | -27.18% | \$283,500 | -17.65% |
| 100 | North Valley | 33 | 3.13% | \$831,804 | 107.09% | \$485,000 | 38.57% |
| 101 | Near North Valley | 55 | 19.57% | \$392,466 | 16.17% | \$305,000 | 5.72% |
| 102 | Far North Valley | 7 | 600.00% | \$446,429 | 98.41% | \$329,000 | 46.22% |
| 103 | West River Valley | 6 | 20.00% | \$900,000 | 31.50% | \$842,500 | 33.73% |
| 110 | Northwest Heights | 119 | 3.48% | \$433,718 | -0.97% | \$397,500 | -3.24% |
| 111 | Ladera Heights | 112 | 57.75% | \$306,698 | 0.73% | \$600,000 | 100.00% |
| 112 | Canoncito | 0 | -100.00% | \$0 | -100.00% | \$0 | -100.00% |
| 120 | Paradise West | 105 | 16.67% | \$355,435 | 3.94% | \$349,000 | 3.10% |
| 121 | Paradise East | 61 | 10.91% | \$364,217 | -7.11% | \$365,000 | -1.35% |
| 130 | Corrales | 32 | 113.33% | \$909,019 | 31.07% | \$822,500 | 21.85% |
| 140 | Rio Rancho South | 51 | -1.92% | \$468,938 | 4.68% | \$438,000 | 11.08% |
| 141 | Rio Rancho Southwest | 3 | 200.00% | \$328,589 | -12.14% | \$265,000 | -29.14% |
| 150 | Rio Rancho Mid | 128 | 12.28% | \$370,181 | 9.35% | \$330,000 | 8.02% |
| 151 | Rio Rancho Mid-North | 66 | 1.54% | \$419,314 | 3.37% | \$372,775 | -0.59% |
| 152 | Rio Rancho Mid-West | 15 | 36.36% | \$321,128 | 9.53% | \$325,610 | 8.54% |
| 160 | Rio Rancho North | 83 | -12.63% | \$464,476 | 7.71% | \$448,995 | 9.51% |
| 161 | Rio Rancho Central | 74 | 13.85% | \$328,572 | 7.94% | \$327,500 | 9.90% |
| 162 | Rio Rancho Northwest | 1 | N/A | \$10,000 | N/A | \$10,000 | N/A |
| 170 | Bernalillo/Algodones | 26 | 73.33% | \$417,073 | 20.68% | \$350,000 | -6.42% |
| 180 | Placitas | 31 | 14.81% | \$731,816 | 7.81% | \$750,000 | 11.11% |
| 210-293 | East Mountain Area | 95 | -12.84% | \$456,843 | 29.41% | \$450,000 | 47.54% |
| 690-760 | Valencia County | 171 | -16.18% | \$350,695 | 13.83% | \$330,000 | 15.79% |

1st Quarter 2024 Sales By Area

| | | Sales | Change from 1st QTR 2024 | Average Sale Price | Change from 1st QTR 2024 | Median Sale Price | Change from 1st QTR 2024 |
|-----|-------------------------------|-------|--------------------------------|-----------------------|--------------------------------|----------------------|--------------------------------|
| 210 | Carnuel/Monticello | 1 | 0.00% | \$299,000 | -0.33% | \$299,000 | -0.33% |
| 220 | North of I-40 | 27 | 50.00% | \$635,518 | 55.99% | \$565,000 | 30.94% |
| 230 | South of I-40 | 11 | -15.38% | \$374,964 | 4.74% | \$322,000 | -0.92% |
| 231 | Manzano Mountain | 5 | 150.00% | \$168,300 | -35.87% | \$136,000 | -48.18% |
| 240 | Zuzax Tijeras | 14 | -12.50% | \$525,377 | -6.53% | \$475,000 | -17.81% |
| 250 | NW Edgewood | 11 | -15.38% | \$429,364 | 19.97% | \$465,000 | 24.00% |
| 260 | South 217 | 6 | 50.00% | \$337,500 | 8.04% | \$356,000 | -1.73% |
| 270 | NE Edgewood | 17 | 41.67% | \$372,665 | 10.94% | \$350,000 | 6.87% |
| 271 | Stanley | 0 | -100.00% | \$0 | -100.00% | \$0 | -100.00% |
| 280 | SE Edgewood | 8 | -11.11% | \$296,375 | 32.92% | \$274,500 | 40.77% |
| 290 | North Moriarty | 3 | N/A | \$238,333 | N/A | \$239,000 | N/A |
| 291 | South Moriarty | 16 | 45.45% | \$228,846 | 11.41% | \$232,440 | 5.65% |
| 292 | Estancia McIntosh | 3 | -40.00% | \$186,667 | -5.82% | \$175,000 | -5.41% |
| 293 | Mountainair | 2 | 0.00% | \$88,750 | -61.24% | \$88,750 | -61.24% |
| 690 | West Valencia County | 0 | -100.00% | \$0 | -100.00% | \$0 | -100.00% |
| 700 | Los Lunas | 43 | -2.27% | \$377,227 | 18.40% | \$363,704 | 16.76% |
| 701 | W Los Lunas | 32 | 45.45% | \$358,654 | 3.20% | \$352,838 | 10.62% |
| 710 | Bosque/Peralta | 19 | 137.50% | \$420,489 | -19.96% | \$405,000 | -5.81% |
| 711 | East Los Lunas/Tome | 12 | -7.69% | \$407,567 | -13.49% | \$421,250 | -5.34% |
| 720 | Meadowlake/El Cerro | 13 | 225.00% | \$184,615 | 8.63% | \$170,000 | 13.37% |
| 721 | Las Maravillas | 23 | -11.54% | \$274,780 | -3.70% | \$27,500 | -90.03% |
| 730 | West Belen | 8 | -61.90% | \$271,525 | -2.51% | \$291,950 | 4.27% |
| 740 | Los Chavez | 11 | 0.00% | \$261,327 | -31.33% | \$220,000 | -15.06% |
| 741 | Belen | 25 | 19.05% | \$273,266 | 31.74% | \$215,000 | 9.14% |
| 742 | Jarales Bosque | 3 | -57.14% | \$131,000 | -46.15% | \$150,000 | -36.17% |
| 750 | Adelino | 5 | 150.00% | \$276,080 | -25.58% | \$292,500 | -21.16% |
| 760 | Rio Communities/Tierra Grande | 21 | -8.70% | \$261,167 | 3.32% | \$250,000 | -4.58% |