

Greater Albuquerque Area Monthly Housing Trends - 2018 vs. 2019

Class R1 (Existing Single-Family Detached) and Class R2 (Existing Condo/Townhome Attached) homes

Data on this page was obtained from the Monthly Market Reports pulled from the MLS on the 5th of each month.

Month	Average \$, 2018	Average \$, 2019	Median \$, 2018	Median \$, 2019	Interest Rate '18	Interest Rate '19	Sales 2018	Sales 2019	Pending 2018	Pending 2019	New 2018	New 2019
JANUARY												
Class R1	\$217,679	\$249,755	\$187,500	\$200,000	4.03%	4.46%	721	741	1,037	1,022	1,241	1,178
Class R2	\$165,968	\$147,144	\$147,000	\$145,000			<u>77</u> 798	<u>79</u> 820	<u>118</u> 1,155	<u>94</u> 1,116	<u>124</u> 1,365	<u>110</u> 1,288
FEBRUARY												
Class R1	\$225,342	\$242,062	\$194,500	\$203,500	4.33%	4.37%	693	747	1,142	1,074	1,281	1,098
Class R2	\$156,494	\$151,838	\$147,500	\$149,900			<u>93</u> 786	<u>65</u> 812	<u>108</u> 1,250	<u>111</u> 1,185	<u>121</u> 1,402	<u>119</u> 1,217
MARCH												
Class R1	\$242,532	\$248,770	\$198,000	\$213,000	4.44%	4.27%	1,066	972	1,364	1,359	1,625	1,481
Class R2	\$162,190	\$168,190	\$152,100	\$155,000			<u>100</u> 1,166	<u>101</u> 1,073	<u>150</u> 1,514	<u>142</u> 1,501	<u>174</u> 1,799	<u>154</u> 1,635
APRIL												
Class R1	\$242,037	\$259,974	\$205,000	\$216,000	4.47%	4.14%	1,089	1,127	1,358	1,390	1,686	1,616
Class R2	\$175,558	\$190,716	\$160,000	\$178,250			<u>120</u> 1,209	<u>104</u> 1,231	<u>150</u> 1,508	<u>152</u> 1,542	<u>162</u> 1,848	<u>161</u> 1,777
MAY												
Class R1	\$239,281	\$266,414	\$210,000	\$228,000	4.59%	4.07%	1,200	1,274	1,373	1,312	1,878	1,582
Class R2	\$161,069	\$164,114	\$155,000	\$158,000			<u>126</u> 1,326	<u>136</u> 1,410	<u>127</u> 1,500	<u>125</u> 1,437	<u>161</u> 2,039	<u>156</u> 1,738
JUNE												
Class R1	\$244,365	\$271,809	\$212,500	\$235,000	4.57%	3.80%	1,189	1,116	1,279	1,349	1,782	1,668
Class R2	\$163,356	\$174,177	\$149,700	\$152,000			<u>120</u> 1,309	<u>109</u> 1,225	<u>124</u> 1,403	<u>144</u> 1,493	<u>143</u> 1,925	<u>159</u> 1,827
JULY												
Class R1	\$246,862	\$264,682	\$208,000	\$232,000	4.53%	3.77%	1,121	1,186	1,271	1,373	1,607	1,550
Class R2	\$158,398	\$177,030	\$142,458	\$168,450			<u>112</u> 1,233	<u>129</u> 1,315	<u>123</u> 1,394	<u>141</u> 1,514	<u>144</u> 1,751	<u>150</u> 1,700
AUGUST												
Class R1	\$251,598	\$258,279	\$215,000	\$226,000	4.55%	3.62%	1,171	1,241	1,266	1,276	1,560	1,494
Class R2	\$167,184	\$175,447	\$150,000	\$164,900			<u>116</u> 1,287	<u>125</u> 1,366	<u>120</u> 1,386	<u>141</u> 1,417	<u>169</u> 1,729	<u>141</u> 1,635
SEPTEMBER												
Class R1	\$239,282	\$261,356	\$199,990	\$225,000	4.63%	3.61%	1,031	1,063	1,037	1,094	1,359	1,256
Class R2	\$161,555	\$169,934	\$150,000	\$158,500			<u>87</u> 1,118	<u>105</u> 1,168	<u>116</u> 1,153	<u>125</u> 1,219	<u>116</u> 1,475	<u>129</u> 1,385
OCTOBER												
Class R1	\$231,462	\$269,247	\$199,000	\$229,900	4.83%	3.69%	1,017	1,028	1,094	1,125	1,337	1,277
Class R2	\$165,260	\$168,663	\$160,500	\$156,000			<u>114</u> 1,131	<u>102</u> 1,130	<u>114</u> 1,208	<u>125</u> 1,250	<u>146</u> 1,483	<u>124</u> 1,401
NOVEMBER												
Class R1	\$247,168	\$263,163	\$207,000	\$222,900	4.87%	3.70%	896	901	912	947	1,053	914
Class R2	\$161,895	\$174,257	\$150,000	\$166,000			<u>98</u> 994	<u>106</u> 1,007	<u>112</u> 1,024	<u>109</u> 1,056	<u>103</u> 1,156	<u>97</u> 1,011
DECEMBER												
Class R1	\$246,348	\$264,617	\$209,950	\$226,000	4.64%	3.72%	845	966	796	791	870	718
Class R2	\$158,850	\$177,511	\$155,000	\$175,000			<u>101</u> 946	<u>107</u> 1,073	<u>87</u> 883	<u>85</u> 876	<u>74</u> 944	<u>82</u> 800

Class R1 Active Listings as of 01/20/2019: 2,296
 Class R2 Active Listings as of 01/20/2019: 210
Class R1 & R2 Actives as of 01/20/2019: 2,506

Class R1 Active Listings as of 01/21/2020: 1,581
 Class R2 Active Listings as of 01/21/2020: 147
Class R1 & R2 Actives as of 01/21/2020: 1,728

* Interest Rate Data obtained from freddiemac.com, based on a 30 Year Fixed rate mortgage.

Sold & Closed Existing Single-Family Homes

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

Data on this page obtained from the Monthly Market Reports published by SWMLS.

	<u>2005</u>	<u>2006</u>	<u>2007</u>	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
January	712	840	744	472	351	392	402	448	531	586	585	639	720	798	820
February	808	949	820	592	376	424	450	553	596	609	604	718	704	786	812
March	919	1,226	1,083	692	516	704	629	652	731	757	891	977	1,101	1,166	1,073
April	1,029	1,105	988	708	594	757	604	669	801	773	915	1,038	1,088	1,209	1,231
May	1,300	1,301	1,129	746	617	834	689	822	987	878	997	1,078	1,317	1,326	1,410
June	1,295	1,248	1,114	823	722	798	719	724	953	871	1,075	1,186	1,302	1,309	1,225
July	1,339	1,239	1,116	773	829	604	678	774	1,046	898	1,120	1,148	1,178	1,233	1,315
August	1,388	1,250	934	683	686	556	696	817	941	895	1,034	1,167	1,188	1,287	1,366
September	1,319	1,090	798	666	744	526	566	714	842	776	977	1,042	1,088	1,118	1,168
October	1,169	1,032	758	570	817	513	612	732	789	827	921	916	1,087	1,131	1,130
November	1,130	935	620	455	716	518	532	604	617	658	714	877	918	994	1,007
December	1,040	877	567	464	592	555	575	661	713	727	897	953	994	946	1,073
TOTALS	13,448	13,092	10,671	7,644	7,560	7,181	7,152	8,170	9,547	9,255	10,730	11,739	12,685	13,303	13,630

Total Year-To-Date Sales for 2018*: 13,242

Total Year-To-Date Sales for 2019*: 13,732

Total Sales 2018 vs 2019: 490 More Sales (+3.70%)

*The Year-To-Date sales data obtained on January 21, 2020 will differ from the monthly totals due to entry of late reported sales after the monthly data has been obtained.

Listing Inventory for Greater Albuquerque Area

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

Data on this page obtained from the Monthly Market Reports published by SWMLS.

	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
January	6,076	5,925	5,332	5,296	4,163	4,007	4,272	4,098	3,342	3,178	2,905	2,661
February	6,147	6,037	5,518	5,334	4,089	4,062	4,320	4,027	3,426	3,145	2,839	2,301
March	6,434	5,995	5,717	5,444	4,117	4,227	4,619	4,156	3,527	3,187	2,886	2,276
April	6,555	6,054	5,651	5,511	4,239	4,372	4,858	4,335	3,613	3,283	3,067	2,357
May	6,873	6,082	6,045	5,625	4,415	4,531	5,150	4,369	3,706	3,565	3,297	2,495
June	7,074	6,114	6,346	5,552	4,528	4,795	5,402	4,490	3,919	3,769	3,570	2,665
July	7,082	6,128	6,471	5,636	4,580	4,910	5,428	4,487	4,412	3,883	3,637	2,614
August	7,065	5,902	6,408	5,511	4,534	5,007	5,474	4,353	4,344	3,854	3,624	2,633
September	6,856	5,754	6,376	5,249	4,518	5,035	5,390	4,216	4,264	3,793	3,580	2,605
October	6,617	5,528	6,099	4,977	4,520	4,868	5,148	4,100	4,025	3,641	3,422	2,507
November	6,349	5,413	5,684	4,643	4,322	4,657	4,741	3,813	3,712	3,350	3,191	2,264
December	5,821	5,176	5,320	4,216	3,980	4,232	4,212	3,407	3,247	2,982	2,779	1,901

Housing Activity Report by Area

Class R1 - Existing Single-Family Detached by Area

		2016		2017		2018		2019	
		Sales	AVG Sale Price	Sales	AVG Sale Price	Sales	AVG Sale Price	Sales	AVG Sale Price
10	Sandia Heights	82	\$470,003	87	\$444,338	87	\$509,931	106	\$568,688
20	North Albuquerque Acres	124	\$582,422	146	\$595,053	124	\$594,690	142	\$613,589
21	Albuquerque Acres West	220	\$364,670	234	\$370,849	210	\$385,620	260	\$434,843
30	Far NE Heights	515	\$299,527	500	\$326,585	497	\$320,769	513	\$340,850
31	Foothills North	117	\$547,350	140	\$550,107	115	\$608,794	141	\$563,862
32	Academy West	182	\$236,937	201	\$244,937	238	\$259,753	227	\$268,295
40	UNM	226	\$279,063	221	\$290,364	236	\$293,714	245	\$305,052
41	Uptown	382	\$171,329	394	\$180,718	428	\$183,303	401	\$198,154
42	UNM South	197	\$224,808	211	\$233,521	196	\$257,825	219	\$260,639
50	NE Heights	767	\$168,905	914	\$173,290	923	\$186,044	889	\$193,097
51	Foothills South	207	\$306,885	212	\$298,969	211	\$312,807	227	\$315,391
60	Four Hills	94	\$321,221	91	\$325,182	109	\$325,313	110	\$352,924
70	Fairgrounds	139	\$157,774	143	\$160,367	155	\$162,533	178	\$168,977
71	Southeast Heights	218	\$184,163	227	\$184,201	244	\$206,430	269	\$234,653
72	Mesa Del Sol	13	\$261,524	14	\$253,299	26	\$268,497	28	\$296,362
80	Downtown	135	\$230,938	191	\$225,302	186	\$237,354	174	\$250,707
90	Near South Valley	147	\$123,924	188	\$138,643	198	\$138,822	203	\$157,671
91	Valley Farms	99	\$195,673	87	\$164,240	102	\$201,113	105	\$226,922
92	Southwest Heights	750	\$132,199	821	\$139,751	920	\$151,321	890	\$163,950
93	Pajarito	24	\$148,648	20	\$155,998	17	\$176,053	28	\$185,832
100	North Valley	191	\$347,851	202	\$379,126	216	\$376,515	212	\$392,690
101	Near North Valley	234	\$240,425	249	\$261,751	298	\$269,960	259	\$266,956
102	Far North Valley	22	\$299,244	30	\$375,047	27	\$341,676	33	\$405,658
103	West River Valley	24	\$339,746	35	\$484,167	25	\$461,036	32	\$471,880
110	Northwest Heights	654	\$240,632	717	\$246,827	751	\$255,863	825	\$282,533

111	Ladera Heights	458	\$164,379	487	\$167,647	583	\$177,249	617	\$196,646
112	Canoncito	1	\$99,000	0	N/A	5	\$125,100	1	\$120,000
120	Paradise West	588	\$192,143	726	\$198,021	682	\$208,490	699	\$218,697
121	Paradise East	443	\$217,795	369	\$235,872	415	\$237,637	432	\$253,950
130	Corrales	133	\$429,403	140	\$509,504	121	\$475,543	159	\$518,420
140	Rio Rancho South	272	\$233,865	290	\$242,259	303	\$263,558	288	\$275,518
141	Rio Rancho Southwes	5	\$90,510	6	\$144,000	6	\$156,917	4	\$124,375
150	Rio Rancho Mid	693	\$192,745	697	\$200,905	667	\$207,497	745	\$225,808
151	Rio Rancho Mid-North	309	\$223,253	244	\$254,374	290	\$256,145	317	\$281,326
152	Rio Rancho Mid-West	83	\$139,738	35	\$128,268	53	\$146,290	44	\$156,135
160	Rio Rancho North	301	\$223,488	327	\$229,449	292	\$253,094	417	\$276,560
161	Rio Rancho Central	383	\$149,156	384	\$159,256	452	\$168,908	431	\$177,573
162	Rio Rancho Northwest	1	\$317,000	0	N/A	0	N/A	2	\$302,938
170	Bernalillo/Algodones	104	\$227,929	113	\$263,187	106	\$289,407	124	\$279,579
180	Placitas	108	\$402,650	137	\$405,187	148	\$417,525	138	\$437,836
210-293	East Mountain Area	478	\$197,666	548	\$265,435	580	\$274,803	563	\$292,973
690-760	Valencia County	612	\$155,802	699	\$167,044	734	\$181,595	760	\$197,336

YEAR-END AVERAGE RESIDENTIAL HOME SALES PRICE

Class R1 - Single Family Detached, Greater Albuquerque Area

Data on this page obtained from the Annual Market Reports published by SWMLS.

Year	Average Price	Change in Avg. Price From Previous Year	Change in % From Previous Year
1985	\$85,700	+\$4,500	+5.54%
1986	\$91,500	+\$5,800	+6.77%
1987	\$97,000	+\$5,500	+6.01%
1988	\$95,000	-\$2,000	-2.06%
1989	\$96,600	+\$1,600	+1.68%
1990	\$99,600	+\$3,000	+3.11%
1991	\$102,700	+\$3,100	+3.11%
1992	\$107,700	+\$5,000	+4.87%
1993	\$117,800	+\$10,100	+9.38%
1994	\$126,100	+\$8,300	+7.05%
1995	\$134,200	+\$8,100	+6.42%
1996	\$138,653	+\$4,453	+3.32%
1997	\$144,871	+\$6,218	+4.48%
1998	\$147,720	+\$2,849	+1.97%
1999	\$150,264	+\$2,544	+1.72%
2000	\$150,023	-\$241	-0.16%
2001	\$152,399	+\$2,376	+1.58%
2002	\$158,717	+\$6,318	+4.15%
2003	\$166,703	+\$7,986	+5.03%
2004	\$182,490	+\$15,787	+9.47%
2005	\$204,502	+\$22,012	+12.06%
2006	\$227,833	+\$23,331	+11.41%
2007	\$243,089	+\$15,256	+6.70%
2008	\$232,626	-\$10,463	-4.30%
2009	\$214,662	-\$17,964	-7.72%
2010	\$215,989	+\$1,327	+0.62%
2011	\$201,176	-\$14,813	-6.86%
2012	\$204,513	+\$3,337	+1.66%
2013	\$210,488	+\$5,975	+2.92%
2014	\$212,990	+\$2,502	+1.19%
2015	\$215,331	+\$2,341	+1.10%
2016	\$224,230	+\$8,899	+4.13%
2017	\$235,206	+\$10,976	+4.89%
2018	\$241,511	+\$6,305	+2.68%
2019	\$260,751	+\$19,240	+7.97%

2018 vs. 2019 RECAP for Greater Albuquerque Area

Class R1 (Existing Single-Family Detached) & Class R2 (Existing Condo/Townhome Attached)

Class R1	2018	2019	Change '18 vs. '19	% of Change
Average Price:	\$241,511	\$260,751	\$19,240	7.97%
Median Price:	\$205,000	\$224,000	\$19,000	9.27%
Total Sold & Closed:	11,975	12,457	482	4.03%
Total Dollar Volume:	\$2,892,347,602	\$3,248,184,431	\$355,836,829	12.30%

Class R2	2018	2019	Change '18 vs. '19	% of Change
Average Price:	\$162,160	\$171,195	\$9,035	5.57%
Median Price:	\$150,000	\$161,000	\$11,000	7.33%
Total Sold & Closed:	1,258	1,275	17	1.35%
Total Dollar Volume:	\$208,778,746	\$217,274,356	\$8,495,610	4.07%

Class R1 & R2	2018	2019	Change '18 vs. '19	% of Change
Average Price:	\$233,968	\$252,436	\$18,468	7.89%
Median Price:	\$198,500	\$216,000	\$17,500	8.82%
Total Sold & Closed:	13,234	13,732	498	3.76%
Total Dollar Volume:	\$3,096,344,976	\$3,466,458,788	\$370,113,812	11.95%

Statistics compiled for Home Sales Report pulled 01/20/19 and 1/21/20.
 Actual Year-To-Date Sales Data for 2018 & 2019 for Class R1 & R2.

2019 Recap by Market Areas

Class R1 (Existing Single Family Detached) & Class R2 (Existing Condo/Townhome Attached)

All MLS Areas

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$259,502	Average Price:	\$171,285	Average Price:	\$251,370
Median Price:	\$222,500	Median Price:	\$161,000	Median Price:	\$215,000
Total Sold & Closed:	12,705	Total Sold & Closed:	1,290	Total Sold & Closed:	13,995
Total Dollar Volume:	\$3,296,977,622	Total Dollar Volume:	\$220,957,691	Total Dollar Volume:	\$3,517,935,313

Areas 10-293, 690-760 (Greater Albuquerque Market Area)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$260,751	Average Price:	\$171,195	Average Price:	\$252,436
Median Price:	\$224,000	Median Price:	\$161,000	Median Price:	\$216,000
Total Sold & Closed:	12,457	Total Sold & Closed:	1,275	Total Sold & Closed:	13,732
Total Dollar Volume:	\$3,248,184,431	Total Dollar Volume:	\$218,274,356	Total Dollar Volume:	\$3,466,458,788

Areas 10-121 (City of Albuquerque)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$262,156	Average Price:	\$175,274	Average Price:	\$252,173
Median Price:	\$221,000	Median Price:	\$165,000	Median Price:	\$215,000
Total Sold & Closed:	8,465	Total Sold & Closed:	1,099	Total Sold & Closed:	9,564
Total Dollar Volume:	\$2,219,157,569	Total Dollar Volume:	\$192,626,182	Total Dollar Volume:	\$2,411,783,752

Areas 140-162 (Rio Rancho)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$238,696	Average Price:	\$151,276	Average Price:	\$234,547
Median Price:	\$217,500	Median Price:	\$143,500	Median Price:	\$214,900
Total Sold & Closed:	2,248	Total Sold & Closed:	112	Total Sold & Closed:	2,360
Total Dollar Volume:	\$536,588,784	Total Dollar Volume:	\$16,943,000	Total Dollar Volume:	\$553,531,784

Areas 210-293 (East Mountains and Estancia Basin)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$292,973	Average Price:	N/A	Average Price:	\$292,973
Median Price:	\$275,000	Median Price:	N/A	Median Price:	\$275,000
Total Sold & Closed:	563	Total Sold & Closed:	N/A	Total Sold & Closed:	563
Total Dollar Volume:	\$164,944,300	Total Dollar Volume:	N/A	Total Dollar Volume:	\$164,944,300

Areas 690-760 (Bosque Farms, Los Lunas, Valencia County)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$197,336	Average Price:	\$121,646	Average Price:	\$192,928
Median Price:	\$179,990	Median Price:	\$130,000	Median Price:	\$174,900
Total Sold & Closed:	760	Total Sold & Closed:	47	Total Sold & Closed:	807
Total Dollar Volume:	\$149,975,787	Total Dollar Volume:	\$5,717,374	Total Dollar Volume:	\$155,693,161

2019 RECAP - Time on Market & Financing Types

Class R1(Single Family Detached) & Class R2(Condo/Townhome Attached)

All MLS Areas			Greater Albuquerque Area		
Time on Market for Sold Units			Time on Market for Sold Units		
Days	Class R1	Class R2	Days	Class R1	Class R2
0 - 30	7,958	809	0 - 30	7,850	805
31 - 60	2,067	198	31 - 60	2,037	195
61 - 90	1,044	121	61 - 90	1,011	119
91 - 120	613	62	91 - 120	592	61
121 +	1,023	100	121 +	967	95
TOTALS:	12,705	1,290	TOTALS:	12,457	1,275

Areas 10-121 (Albuquerque)			Areas 140-162 (Rio Rancho)		
Time on Market for Sold Units			Time on Market for Sold Units		
Days	Class R1	Class R2	Days	Class R1	Class R2
0 - 30	5,455	699	0 - 30	1,514	70
31 - 60	1,404	161	31 - 60	353	21
61 - 90	642	100	61 - 90	174	12
91 - 120	386	57	91 - 120	78	2
121 +	578	82	121 +	129	7
TOTALS:	8,465	1,099	TOTALS:	2,248	112

Areas 210-293 (East Mountain)			Areas 690-760 (Valencia County)		
Time on Market for Sold Units			Time on Market for Sold Units		
Days	Class R1	Class R2	Days	Class R1	Class R2
0 - 30	289	N/A	0 - 30	359	24
31 - 60	104	N/A	31 - 60	123	10
61 - 90	60	N/A	61 - 90	85	5
91 - 120	45	N/A	91 - 120	58	2
121 +	65	N/A	121 +	135	6
TOTALS:	563	0	TOTALS:	760	47

All MLS Areas

Type of Financing for Sold Units

Financing	Class R1	Class R2
Assumption	1	0
Cash	1,613	277
Conventional	7,641	724
FHA	2,166	179
Lease Option/Purchase	6	0
Owner Finance	40	6
REC	122	26
Trade Exchange	1	0
USDA	59	5
VA	1,056	73
TOTALS:	12,705	1,290

Adjusted Year-To-Date Monthly Sales

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

Total Sales 2018 vs 2019: 490 More Sales (+3.70%)

Total Sales for 2018: 13,242

Total Sales for 2019: 13,732

	<u>2006</u>	<u>2007</u>	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
January	862	756	512	378	408	414	458	551	602	591	645	707	797	811
February	974	839	646	401	445	463	571	623	618	625	728	711	790	825
March	1,289	1,107	749	546	752	660	671	745	769	920	990	1,096	1,163	1,083
April	1,144	997	796	630	792	618	675	814	791	944	1,055	1,076	1,207	1,243
May	1,329	1,157	795	652	863	712	857	1,003	897	1,015	1,087	1,321	1,347	1,424
June	1,379	1,138	862	769	830	757	743	976	893	1,098	1,213	1,325	1,300	1,233
July	1,267	1,133	831	871	624	687	792	1,060	919	1,142	1,137	1,165	1,238	1,331
August	1,306	1,003	713	738	577	727	844	963	914	1,040	1,152	1,188	1,265	1,374
September	1,120	808	693	780	552	583	728	848	791	1,000	1,036	1,066	1,105	1,175
October	1,061	796	605	859	534	623	754	808	844	926	898	1,080	1,120	1,140
November	966	663	474	735	530	549	624	628	673	724	875	904	982	1,017
December	896	596	498	609	579	580	682	725	745	911	949	983	928	1,076
TOTALS	13,593	10,993	8,174	7,968	7,486	7,376	8,399	9,744	9,456	10,936	11,765	12,622	13,242	13,732

Data on this page obtained from MLS on 1/21/20.

Adjusted Total Sales History

Class R1(Single Family Detached) & Class R2 (Condo/Townhome Attached) Greater Albuquerque Area

	Class R1	Class R2	Class R1 & R2
2019 Total Sales	12,457	1,275	13,732
Average Price	\$260,751	\$171,195	\$252,436
Median Price	\$224,000	\$161,000	\$216,000
2018 Total Sales	11,979	1,262	13,241
Average Price	\$241,506	\$162,311	\$233,958
Median Price	\$205,000	\$150,000	\$198,900
2017 Total Sales	11,477	1,145	12,622
Average Price	\$235,197	\$153,187	\$233,623
Median Price	\$197,000	\$142,000	\$190,000
2016 Total Sales	10,736	1,029	11,765
Average Price	\$224,215	\$147,964	\$217,538
Median Price	\$189,628	\$140,000	\$185,000
2015 Total Sales	9,975	963	10,938
Average Price	\$215,356	\$147,457	\$209,378
Median Price	\$180,000	\$139,500	\$176,950
2014 Total Sales	8,651	805	9,456
Average Price	\$213,028	\$144,935	\$207,231
Median Price	\$175,564	\$135,750	\$172,900
2013 Total Sales	8,867	878	9,745
Average Price	\$210,477	\$142,505	\$204,353
Median Price	\$174,900	\$134,700	\$169,983
2012 Total Sales	7,680	719	8,399
Average Price	\$204,504	\$139,487	\$198,939
Median Price	\$169,006	\$134,000	\$165,000
2011 Total Sales	6,776	599	7,375
Average Price	\$201,229	\$138,728	\$196,153
Median Price	\$167,000	\$135,000	\$164,000
2010 Total Sales	6,732	754	7,486
Average Price	\$216,008	\$147,533	\$209,111
Median Price	\$179,000	\$141,000	\$175,000
2009 Total Sales	7,176	792	7,968
Average Price	\$214,972	\$153,387	\$208,850
Median Price	\$180,000	\$144,900	\$175,000