

Local Market Update for January 2024

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



87108

Single-Family Detached	January			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	19	22	+ 15.8%	19	22	+ 15.8%
Pending Sales	19	17	- 10.5%	19	17	- 10.5%
Closed Sales	16	15	- 6.3%	16	15	- 6.3%
Days on Market Until Sale	37	39	+ 5.4%	37	39	+ 5.4%
Median Sales Price*	\$230,500	\$252,000	+ 9.3%	\$230,500	\$252,000	+ 9.3%
Average Sales Price*	\$263,125	\$313,866	+ 19.3%	\$263,125	\$313,866	+ 19.3%
Percent of List Price Received*	100.8%	98.3%	- 2.5%	100.8%	98.3%	- 2.5%
Inventory of Homes for Sale	17	22	+ 29.4%	--	--	--
Months Supply of Inventory	0.8	1.1	+ 37.5%	--	--	--

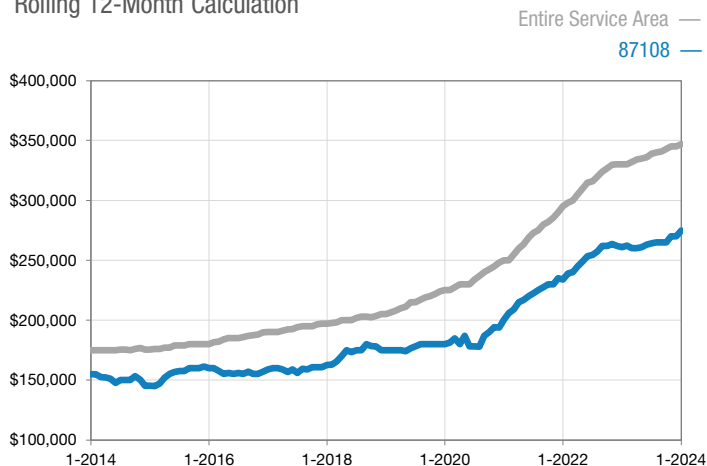
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	6	1	- 83.3%	6	1	- 83.3%
Pending Sales	0	5	--	0	5	--
Closed Sales	1	2	+ 100.0%	1	2	+ 100.0%
Days on Market Until Sale	36	78	+ 116.7%	36	78	+ 116.7%
Median Sales Price*	\$134,000	\$395,000	+ 194.8%	\$134,000	\$395,000	+ 194.8%
Average Sales Price*	\$134,000	\$395,000	+ 194.8%	\$134,000	\$395,000	+ 194.8%
Percent of List Price Received*	99.3%	97.1%	- 2.2%	99.3%	97.1%	- 2.2%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	2.8	1.5	- 46.4%	--	--	--

* 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.

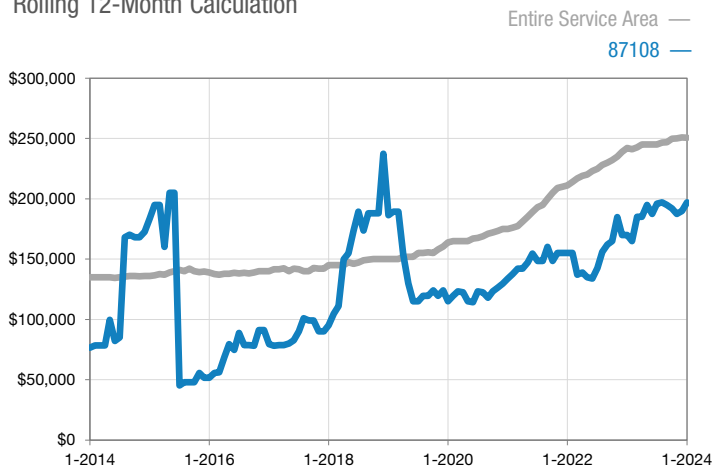
Median Sales Price - Single-Family Detached

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.