Local Market Update for January 2024

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

gaar

West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached

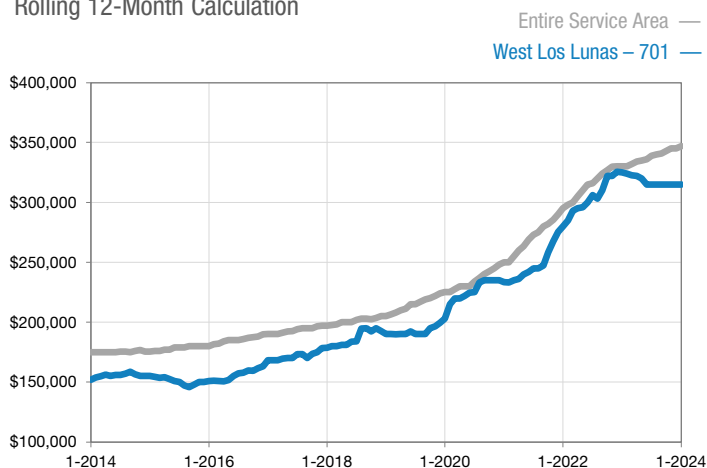| Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	25	11	- 56.0%	25	11	- 56.0%
Pending Sales	20	5	- 75.0%	20	5	- 75.0%
Closed Sales	8	4	- 50.0%	8	4	- 50.0%
Days on Market Until Sale	34	109	+ 220.6%	34	109	+ 220.6%
Median Sales Price*	$322,500	$306,500	- 5.0%	$322,500	$306,500	- 5.0%
Average Sales Price*	$330,014	$308,475	- 6.5%	$330,014	$308,475	- 6.5%
Percent of List Price Received*	98.6%	98.4%	- 0.2%	98.6%	98.4%	- 0.2%
Inventory of Homes for Sale	39	25	- 35.9%	--	--	--
Months Supply of Inventory	3.7	1.8	- 51.4%	--	--	--

* 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.

Single-Family Attached

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
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.
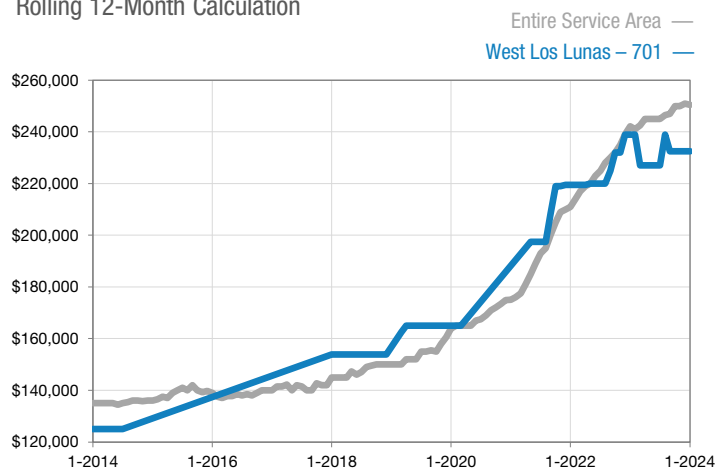
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
West Los Lunas – 701 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
West Los Lunas – 701 —

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.