

Local Market Update for January 2024

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



87031

| Single-Family Detached | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 1-2023 | Thru 1-2024 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 78 | 63 | - 19.2% | 78 | 63 | - 19.2% |
| Pending Sales | 45 | 50 | + 11.1% | 45 | 50 | + 11.1% |
| Closed Sales | 34 | 24 | - 29.4% | 34 | 24 | - 29.4% |
| Days on Market Until Sale | 61 | 60 | - 1.6% | 61 | 60 | - 1.6% |
| Median Sales Price* | \$299,945 | \$296,495 | - 1.2% | \$299,945 | \$296,495 | - 1.2% |
| Average Sales Price* | \$308,105 | \$303,743 | - 1.4% | \$308,105 | \$303,743 | - 1.4% |
| Percent of List Price Received* | 98.9% | 99.4% | + 0.5% | 98.9% | 99.4% | + 0.5% |
| Inventory of Homes for Sale | 147 | 90 | - 38.8% | -- | -- | -- |
| Months Supply of Inventory | 3.5 | 1.8 | - 48.6% | -- | -- | -- |

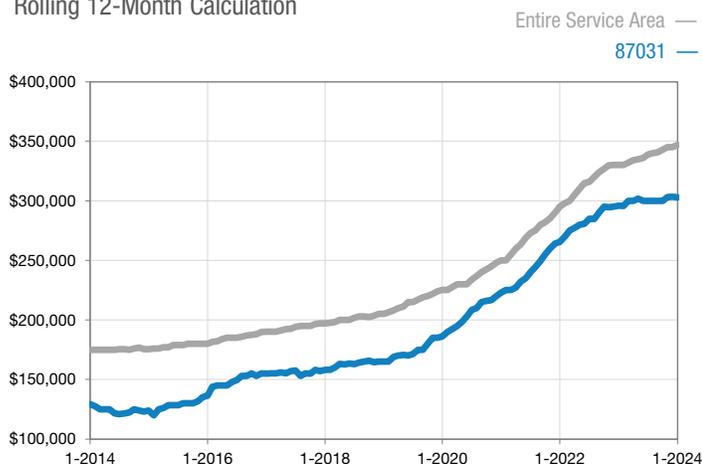
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | January | | | Year to Date | | |
|---------------------------------|---------|------------------|----------------|--------------|------------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 1-2023 | Thru 1-2024 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 2 | 1 | - 50.0% | 2 | 1 | - 50.0% |
| Pending Sales | 2 | 1 | - 50.0% | 2 | 1 | - 50.0% |
| Closed Sales | 0 | 1 | -- | 0 | 1 | -- |
| Days on Market Until Sale | -- | 0 | -- | -- | 0 | -- |
| Median Sales Price* | -- | \$210,000 | -- | -- | \$210,000 | -- |
| Average Sales Price* | -- | \$210,000 | -- | -- | \$210,000 | -- |
| Percent of List Price Received* | -- | 100.0% | -- | -- | 100.0% | -- |
| Inventory of Homes for Sale | 0 | 1 | -- | -- | -- | -- |
| Months Supply of Inventory | -- | 0.5 | -- | -- | -- | -- |

* 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.

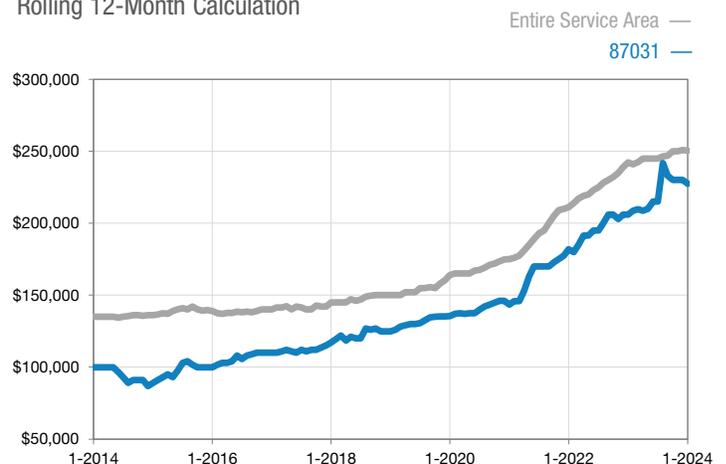
Median Sales Price - Single-Family Detached

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.