

Local Market Update for January 2024

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



87114

Single-Family Detached	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
Key Metrics						
New Listings	63	74	+ 17.5%	63	74	+ 17.5%
Pending Sales	69	68	- 1.4%	69	68	- 1.4%
Closed Sales	36	39	+ 8.3%	36	39	+ 8.3%
Days on Market Until Sale	23	42	+ 82.6%	23	42	+ 82.6%
Median Sales Price*	\$343,450	\$370,000	+ 7.7%	\$343,450	\$370,000	+ 7.7%
Average Sales Price*	\$360,778	\$391,847	+ 8.6%	\$360,778	\$391,847	+ 8.6%
Percent of List Price Received*	100.0%	98.4%	- 1.6%	100.0%	98.4%	- 1.6%
Inventory of Homes for Sale	79	81	+ 2.5%	--	--	--
Months Supply of Inventory	1.0	1.4	+ 40.0%	--	--	--

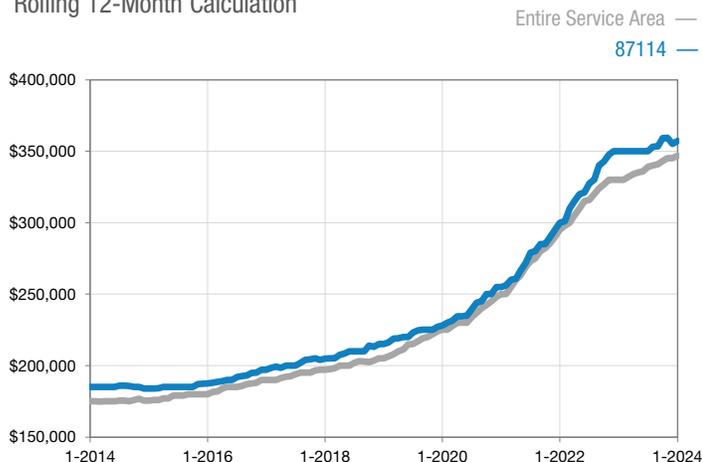
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
Key Metrics						
New Listings	3	0	- 100.0%	3	0	- 100.0%
Pending Sales	3	0	- 100.0%	3	0	- 100.0%
Closed Sales	2	1	- 50.0%	2	1	- 50.0%
Days on Market Until Sale	22	4	- 81.8%	22	4	- 81.8%
Median Sales Price*	\$251,875	\$218,000	- 13.4%	\$251,875	\$218,000	- 13.4%
Average Sales Price*	\$251,875	\$218,000	- 13.4%	\$251,875	\$218,000	- 13.4%
Percent of List Price Received*	97.9%	101.4%	+ 3.6%	97.9%	101.4%	+ 3.6%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.3	0.5	+ 66.7%	--	--	--

* 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.

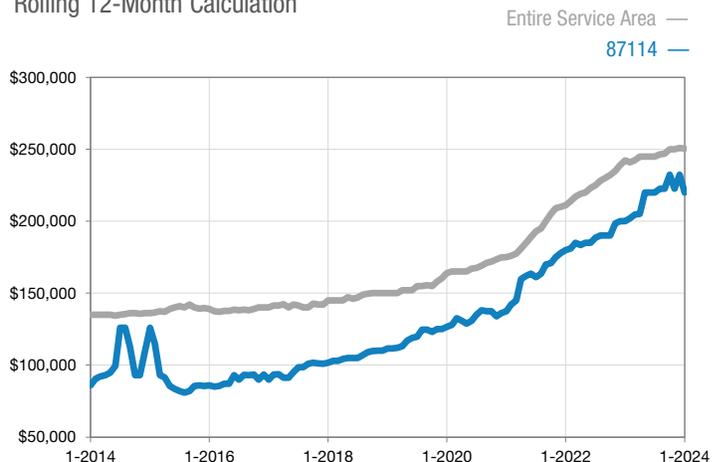
Median Sales Price - Single-Family Detached

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.