

Local Market Update for March 2024

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



Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

Single-Family Detached	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
Key Metrics						
New Listings	42	40	- 4.8%	90	93	+ 3.3%
Pending Sales	34	36	+ 5.9%	88	89	+ 1.1%
Closed Sales	23	24	+ 4.3%	70	66	- 5.7%
Days on Market Until Sale	13	11	- 15.4%	23	27	+ 17.4%
Median Sales Price*	\$427,500	\$502,500	+ 17.5%	\$426,250	\$430,500	+ 1.0%
Average Sales Price*	\$483,843	\$524,042	+ 8.3%	\$481,434	\$490,016	+ 1.8%
Percent of List Price Received*	100.3%	99.6%	- 0.7%	99.1%	98.8%	- 0.3%
Inventory of Homes for Sale	22	27	+ 22.7%	--	--	--
Months Supply of Inventory	0.7	0.8	+ 14.3%	--	--	--

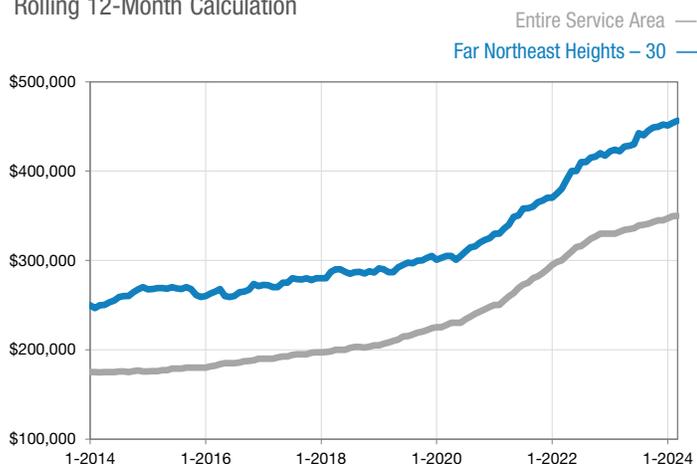
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
Key Metrics						
New Listings	10	14	+ 40.0%	25	29	+ 16.0%
Pending Sales	11	10	- 9.1%	26	24	- 7.7%
Closed Sales	11	5	- 54.5%	26	21	- 19.2%
Days on Market Until Sale	14	5	- 64.3%	19	15	- 21.1%
Median Sales Price*	\$341,000	\$340,000	- 0.3%	\$308,083	\$335,000	+ 8.7%
Average Sales Price*	\$314,991	\$363,000	+ 15.2%	\$310,264	\$334,667	+ 7.9%
Percent of List Price Received*	102.0%	99.1%	- 2.8%	100.3%	98.3%	- 2.0%
Inventory of Homes for Sale	2	11	+ 450.0%	--	--	--
Months Supply of Inventory	0.2	1.3	+ 550.0%	--	--	--

* 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.

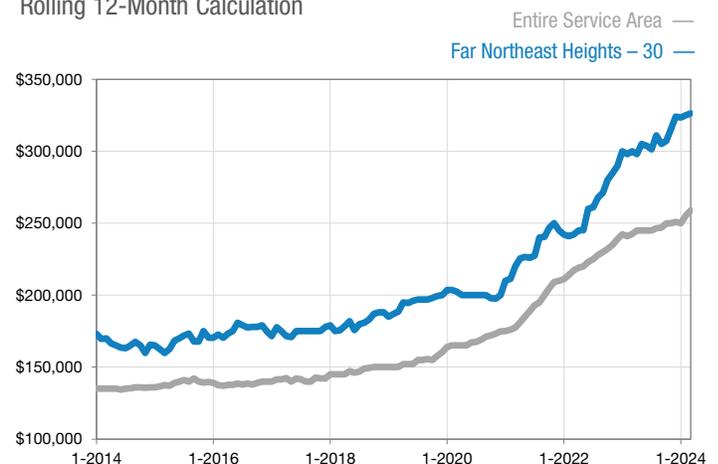
Median Sales Price - Single-Family Detached

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.