

Local Market Update for March 2024

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



Paradise West – 120

East of West Mesa, South of Sandoval County Line, West of Unser Blvd NW, North of Paseo del Norte Blvd NE

Single-Family Detached	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	32	35	+ 9.4%	93	112	+ 20.4%
Pending Sales	31	37	+ 19.4%	100	108	+ 8.0%
Closed Sales	38	38	0.0%	88	89	+ 1.1%
Days on Market Until Sale	27	24	- 11.1%	26	31	+ 19.2%
Median Sales Price*	\$325,875	\$340,000	+ 4.3%	\$325,000	\$337,000	+ 3.7%
Average Sales Price*	\$329,993	\$344,051	+ 4.3%	\$330,778	\$341,553	+ 3.3%
Percent of List Price Received*	100.1%	98.9%	- 1.2%	100.0%	99.5%	- 0.5%
Inventory of Homes for Sale	21	24	+ 14.3%	--	--	--
Months Supply of Inventory	0.5	0.8	+ 60.0%	--	--	--

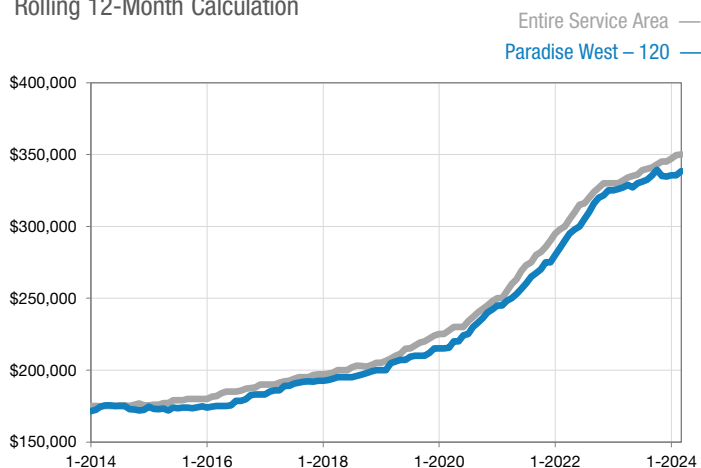
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	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.

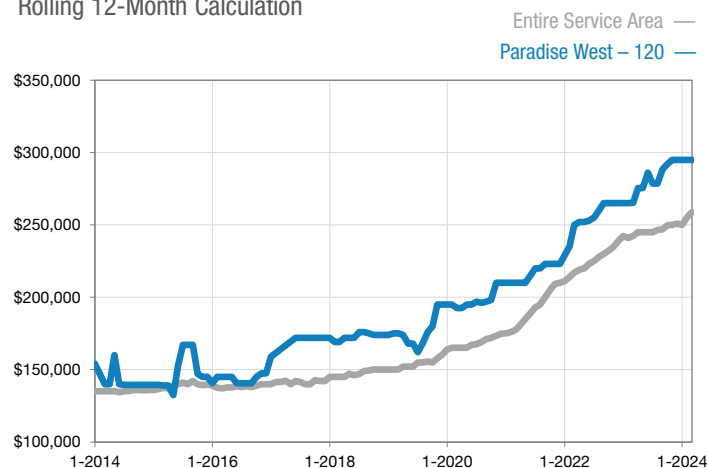
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.