

Local Market Update for March 2024

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



Ladera Heights – 111

East of Paseo del Volcan, South of Unser, West of Rio Grande River, North of Central Ave

Single-Family Detached	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	35	38	+ 8.6%	91	86	- 5.5%
Pending Sales	27	26	- 3.7%	85	66	- 22.4%
Closed Sales	36	18	- 50.0%	77	56	- 27.3%
Days on Market Until Sale	14	37	+ 164.3%	28	34	+ 21.4%
Median Sales Price*	\$300,000	\$324,000	+ 8.0%	\$300,000	\$315,000	+ 5.0%
Average Sales Price*	\$318,678	\$328,230	+ 3.0%	\$304,529	\$322,601	+ 5.9%
Percent of List Price Received*	100.8%	100.8%	0.0%	100.0%	99.8%	- 0.2%
Inventory of Homes for Sale	29	34	+ 17.2%	--	--	--
Months Supply of Inventory	0.8	1.3	+ 62.5%	--	--	--

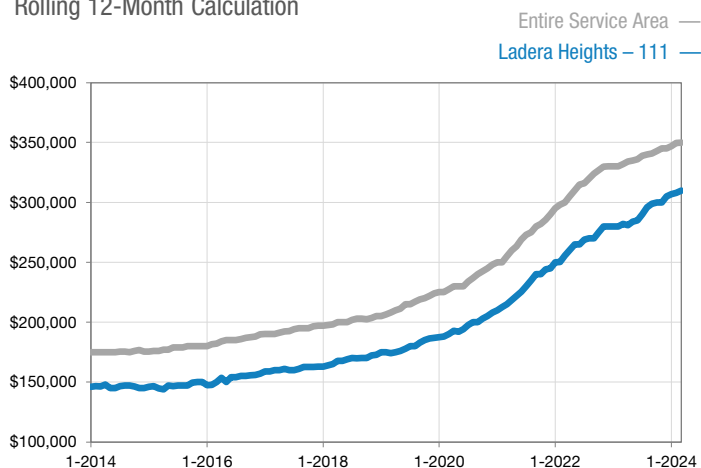
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	13	6	- 53.8%	23	22	- 4.3%
Pending Sales	11	8	- 27.3%	26	18	- 30.8%
Closed Sales	10	8	- 20.0%	27	14	- 48.1%
Days on Market Until Sale	26	3	- 88.5%	29	7	- 75.9%
Median Sales Price*	\$230,000	\$235,000	+ 2.2%	\$235,000	\$243,625	+ 3.7%
Average Sales Price*	\$212,890	\$227,188	+ 6.7%	\$231,074	\$238,661	+ 3.3%
Percent of List Price Received*	101.5%	100.7%	- 0.8%	98.7%	100.0%	+ 1.3%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	0.4	0.3	- 25.0%	--	--	--

* 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.

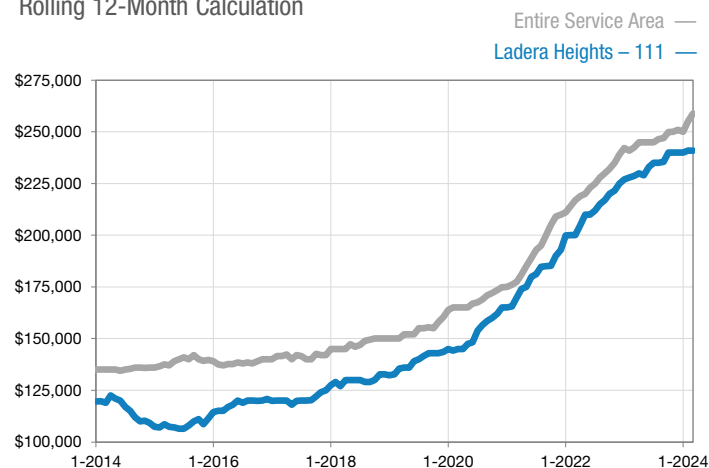
Median Sales Price - Single-Family Detached

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.