

# Local Market Update for April 2024

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



## Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	58	64	+ 10.3%	193	260	+ 34.7%
Pending Sales	54	66	+ 22.2%	196	228	+ 16.3%
Closed Sales	39	70	+ 79.5%	184	212	+ 15.2%
Days on Market Until Sale	12	27	+ 125.0%	23	25	+ 8.7%
Median Sales Price*	\$295,000	<b>\$305,000</b>	+ 3.4%	\$282,500	<b>\$289,000</b>	+ 2.3%
Average Sales Price*	\$300,462	<b>\$314,375</b>	+ 4.6%	\$286,070	<b>\$305,895</b>	+ 6.9%
Percent of List Price Received*	99.9%	<b>99.2%</b>	- 0.7%	98.9%	<b>99.0%</b>	+ 0.1%
Inventory of Homes for Sale	32	67	+ 109.4%	--	--	--
Months Supply of Inventory	0.6	1.2	+ 100.0%	--	--	--

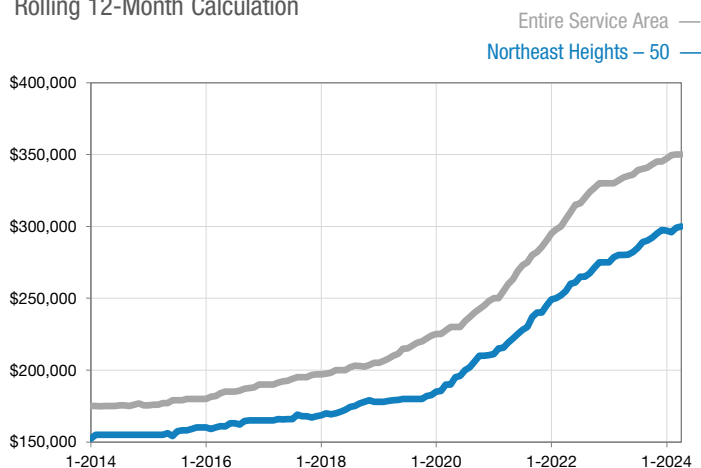
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	11	11	0.0%	37	34	- 8.1%
Pending Sales	10	10	0.0%	34	35	+ 2.9%
Closed Sales	13	7	- 46.2%	34	28	- 17.6%
Days on Market Until Sale	17	18	+ 5.9%	18	16	- 11.1%
Median Sales Price*	\$250,000	<b>\$285,000</b>	+ 14.0%	\$245,000	<b>\$272,000</b>	+ 11.0%
Average Sales Price*	\$245,044	<b>\$267,714</b>	+ 9.3%	\$234,426	<b>\$252,854</b>	+ 7.9%
Percent of List Price Received*	102.4%	<b>99.1%</b>	- 3.2%	100.3%	<b>99.9%</b>	- 0.4%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	0.5	0.6	+ 20.0%	--	--	--

\* 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.

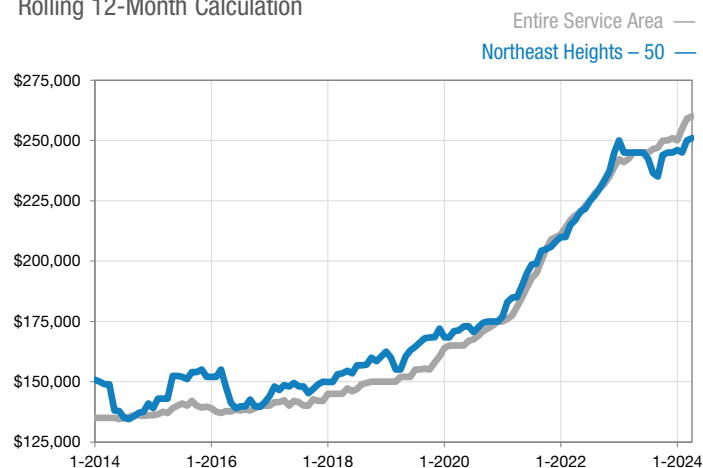
### Median Sales Price - Single-Family Detached

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.