

Local Market Update for April 2024

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



Northeast Edgewood – 270

North of I-40, East of Hwy 344, West of Lexco Rd

Single-Family Detached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	3	5	+ 66.7%	19	15	- 21.1%
Pending Sales	4	2	- 50.0%	18	10	- 44.4%
Closed Sales	7	5	- 28.6%	17	12	- 29.4%
Days on Market Until Sale	25	18	- 28.0%	41	32	- 22.0%
Median Sales Price*	\$370,100	\$445,000	+ 20.2%	\$430,000	\$432,500	+ 0.6%
Average Sales Price*	\$325,443	\$466,600	+ 43.4%	\$380,979	\$454,042	+ 19.2%
Percent of List Price Received*	95.9%	99.4%	+ 3.6%	97.6%	97.9%	+ 0.3%
Inventory of Homes for Sale	6	6	0.0%	--	--	--
Months Supply of Inventory	1.5	2.1	+ 40.0%	--	--	--

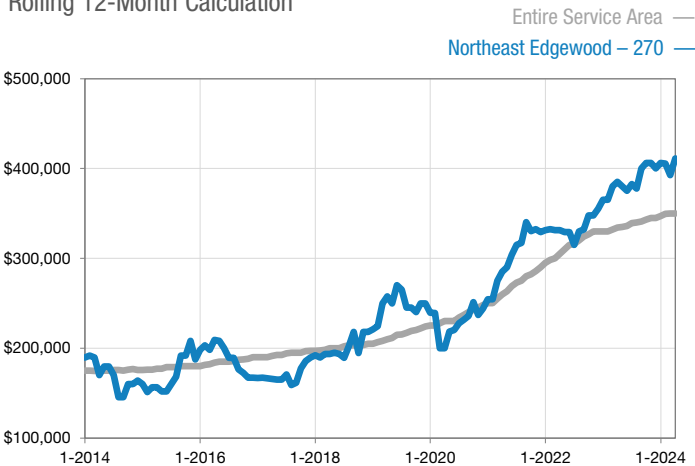
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	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.

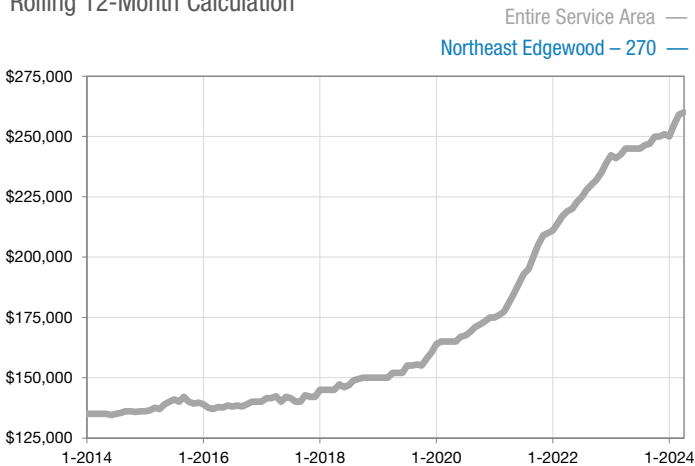
Median Sales Price - Single-Family Detached

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.