

Local Market Update for April 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	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	37	49	+ 32.4%	127	142	+ 11.8%
Pending Sales	39	43	+ 10.3%	127	131	+ 3.1%
Closed Sales	32	30	- 6.3%	102	96	- 5.9%
Days on Market Until Sale	21	14	- 33.3%	22	23	+ 4.5%
Median Sales Price*	\$473,425	\$442,500	- 6.5%	\$445,000	\$437,500	- 1.7%
Average Sales Price*	\$575,259	\$512,310	- 10.9%	\$510,870	\$496,983	- 2.7%
Percent of List Price Received*	100.8%	100.3%	- 0.5%	99.6%	99.3%	- 0.3%
Inventory of Homes for Sale	20	32	+ 60.0%	--	--	--
Months Supply of Inventory	0.7	1.0	+ 42.9%	--	--	--

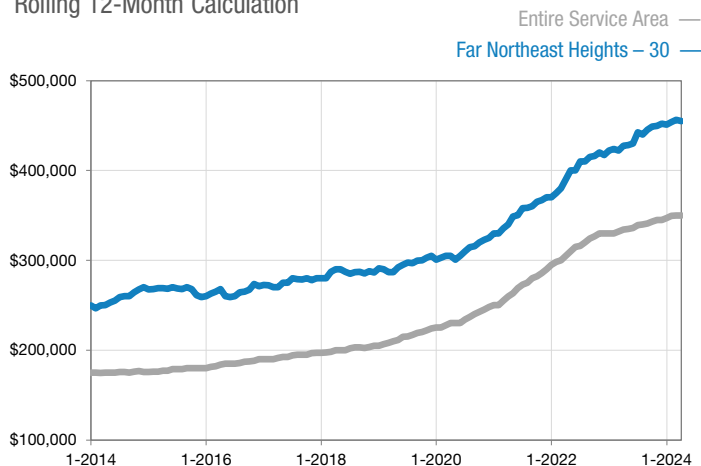
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	9	11	+ 22.2%	34	41	+ 20.6%
Pending Sales	11	13	+ 18.2%	37	36	- 2.7%
Closed Sales	8	9	+ 12.5%	34	30	- 11.8%
Days on Market Until Sale	5	17	+ 240.0%	16	16	0.0%
Median Sales Price*	\$287,500	\$350,000	+ 21.7%	\$296,000	\$339,500	+ 14.7%
Average Sales Price*	\$288,125	\$368,000	+ 27.7%	\$305,055	\$344,667	+ 13.0%
Percent of List Price Received*	101.8%	99.1%	- 2.7%	100.6%	98.6%	- 2.0%
Inventory of Homes for Sale	0	8	--	--	--	--
Months Supply of Inventory	--	1.0	--	--	--	--

* 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.

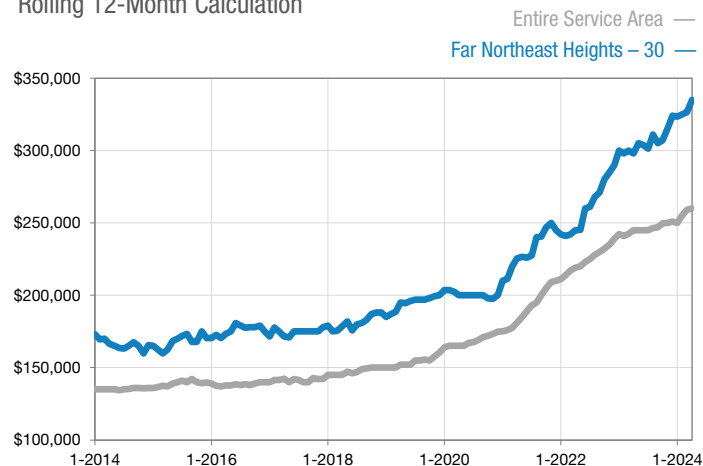
Median Sales Price - Single-Family Detached

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.