

Local Market Update for April 2024

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



87002

Single-Family Detached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	18	40	+ 122.2%	102	111	+ 8.8%
Pending Sales	25	20	- 20.0%	98	92	- 6.1%
Closed Sales	32	21	- 34.4%	80	82	+ 2.5%
Days on Market Until Sale	68	47	- 30.9%	60	55	- 8.3%
Median Sales Price*	\$265,000	\$267,900	+ 1.1%	\$254,900	\$269,450	+ 5.7%
Average Sales Price*	\$269,916	\$278,733	+ 3.3%	\$262,651	\$277,555	+ 5.7%
Percent of List Price Received*	100.5%	99.0%	- 1.5%	98.6%	97.7%	- 0.9%
Inventory of Homes for Sale	41	55	+ 34.1%	--	--	--
Months Supply of Inventory	2.1	2.9	+ 38.1%	--	--	--

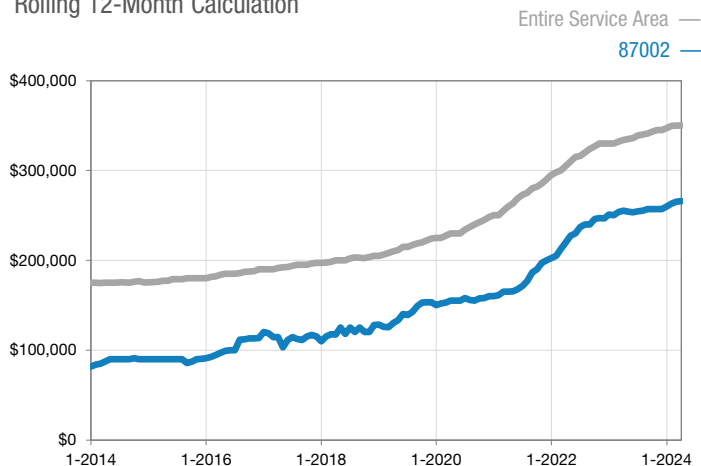
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	3	2	- 33.3%	13	7	- 46.2%
Pending Sales	3	3	0.0%	9	5	- 44.4%
Closed Sales	1	1	0.0%	7	3	- 57.1%
Days on Market Until Sale	4	13	+ 225.0%	13	14	+ 7.7%
Median Sales Price*	\$195,000	\$225,000	+ 15.4%	\$169,000	\$185,000	+ 9.5%
Average Sales Price*	\$195,000	\$225,000	+ 15.4%	\$171,714	\$193,333	+ 12.6%
Percent of List Price Received*	114.7%	104.7%	- 8.7%	102.3%	99.0%	- 3.2%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	0.9	1.4	+ 55.6%	--	--	--

* 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.

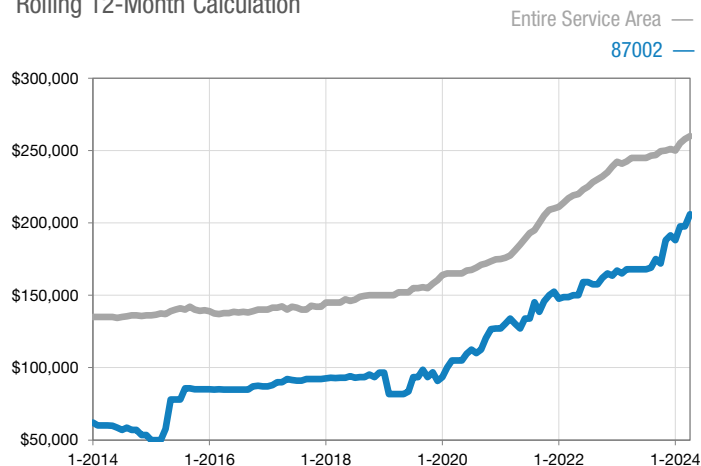
Median Sales Price - Single-Family Detached

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.