

Local Market Update for April 2024

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



North of I-40 – 220

North of I-40, West of Golden, East of Sandia Mountains, NW of Gutierrez Canyon

Single-Family Detached	April			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	9	14	+ 55.6%	38	40	+ 5.3%
Pending Sales	11	14	+ 27.3%	32	34	+ 6.3%
Closed Sales	5	9	+ 80.0%	26	26	0.0%
Days on Market Until Sale	8	68	+ 750.0%	36	37	+ 2.8%
Median Sales Price*	\$399,900	\$443,000	+ 10.8%	\$425,000	\$443,000	+ 4.2%
Average Sales Price*	\$524,780	\$632,451	+ 20.5%	\$523,022	\$494,637	- 5.4%
Percent of List Price Received*	99.7%	99.6%	- 0.1%	99.2%	98.8%	- 0.4%
Inventory of Homes for Sale	12	20	+ 66.7%	--	--	--
Months Supply of Inventory	1.2	2.4	+ 100.0%	--	--	--

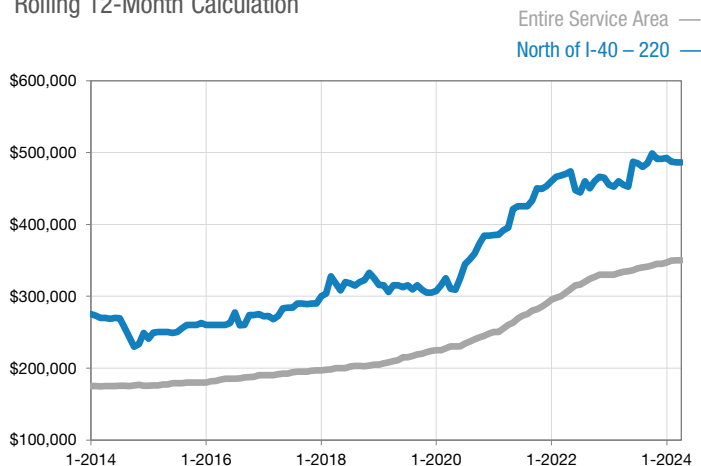
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

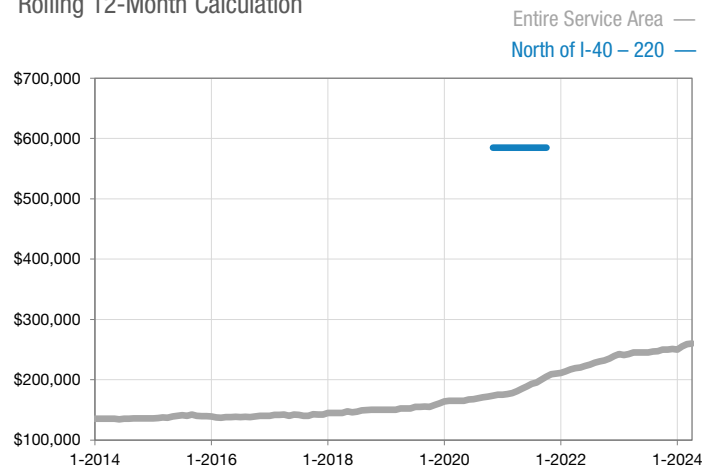
Median Sales Price - Single-Family Detached

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.