

# Local Market Update for December 2024

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



## Southwest Edgewood – 280

North of Torrance County Line, South of I-40, East of Hwy 344, West of Lexco Rd

Single-Family Detached	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	16	16	0.0%
Pending Sales	0	1	--	13	8	- 38.5%
Closed Sales	0	0	0.0%	13	5	- 61.5%
Days on Market Until Sale	--	--	--	30	13	- 56.7%
Median Sales Price*	--	--	--	\$320,000	\$369,000	+ 15.3%
Average Sales Price*	--	--	--	\$316,377	\$396,150	+ 25.2%
Percent of List Price Received*	--	--	--	98.4%	99.1%	+ 0.7%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.1	1.5	+ 36.4%	--	--	--

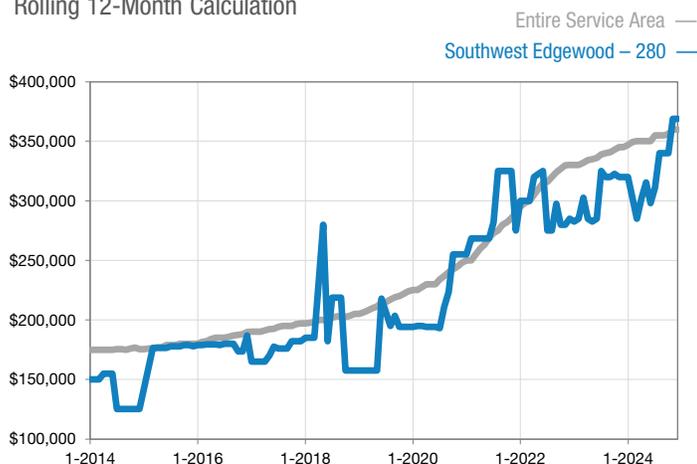
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
<b>Key Metrics</b>						
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.

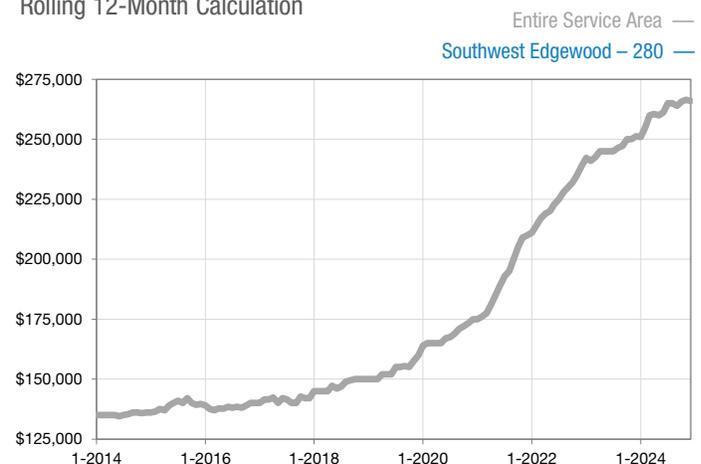
### Median Sales Price - Single-Family Detached

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.