

Local Market Update for December 2024

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



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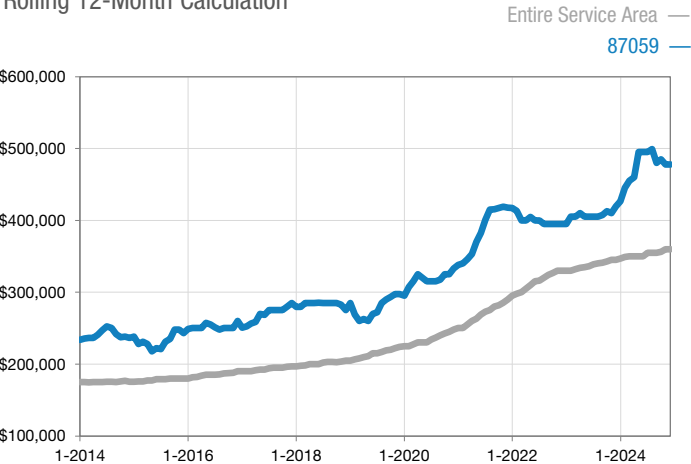
| Single-Family Detached | December | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|--------------|----------------|
| Key Metrics | 2023 | 2024 | Percent Change | Thru 12-2023 | Thru 12-2024 | Percent Change |
| New Listings | 7 | 8 | + 14.3% | 144 | 152 | + 5.6% |
| Pending Sales | 7 | 8 | + 14.3% | 100 | 124 | + 24.0% |
| Closed Sales | 9 | 5 | - 44.4% | 94 | 126 | + 34.0% |
| Days on Market Until Sale | 52 | 68 | + 30.8% | 26 | 37 | + 42.3% |
| Median Sales Price* | \$460,000 | \$440,500 | - 4.2% | \$419,500 | \$477,500 | + 13.8% |
| Average Sales Price* | \$496,056 | \$499,900 | + 0.8% | \$491,803 | \$508,542 | + 3.4% |
| Percent of List Price Received* | 95.8% | 99.1% | + 3.4% | 98.6% | 97.2% | - 1.4% |
| Inventory of Homes for Sale | 20 | 16 | - 20.0% | -- | -- | -- |
| Months Supply of Inventory | 2.4 | 1.5 | - 37.5% | -- | -- | -- |

* 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.

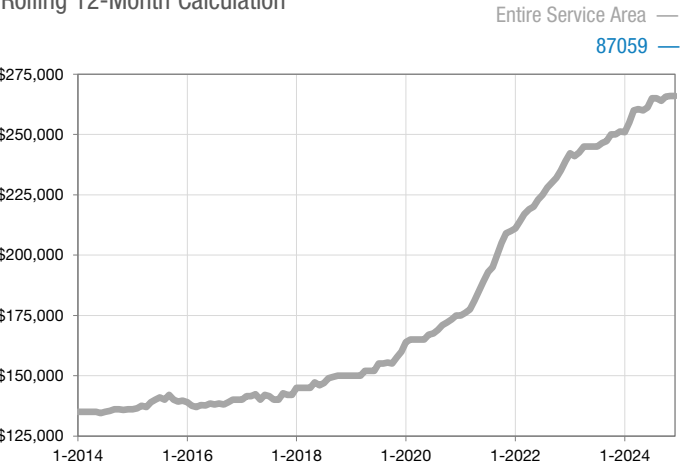
| Single-Family Attached | December | | | Year to Date | | |
|---------------------------------|----------|------|----------------|--------------|--------------|----------------|
| Key Metrics | 2023 | 2024 | Percent Change | Thru 12-2023 | Thru 12-2024 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 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.