

# Local Market Update for December 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	December			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	5	7	+ 40.0%	137	152	+ 10.9%
Pending Sales	4	5	+ 25.0%	100	109	+ 9.0%
Closed Sales	7	10	+ 42.9%	102	104	+ 2.0%
Days on Market Until Sale	20	65	+ 225.0%	30	46	+ 53.3%
Median Sales Price*	\$435,000	\$505,000	+ 16.1%	\$491,000	\$505,000	+ 2.9%
Average Sales Price*	\$576,300	\$520,900	- 9.6%	\$560,824	\$571,187	+ 1.8%
Percent of List Price Received*	98.4%	98.8%	+ 0.4%	98.8%	98.4%	- 0.4%
Inventory of Homes for Sale	19	26	+ 36.8%	--	--	--
Months Supply of Inventory	2.3	2.9	+ 26.1%	--	--	--

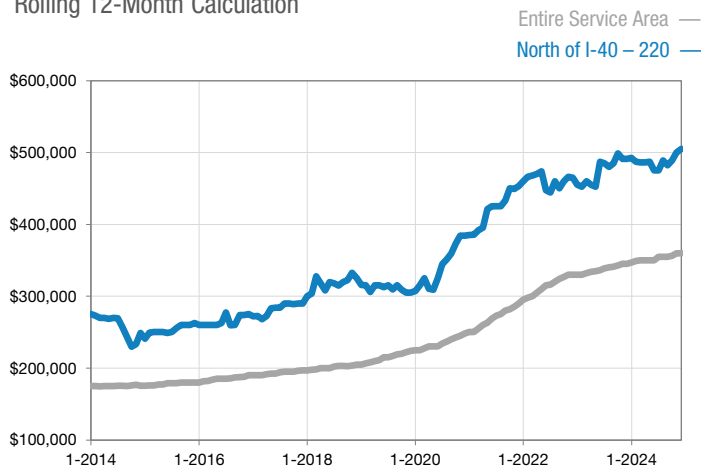
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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.

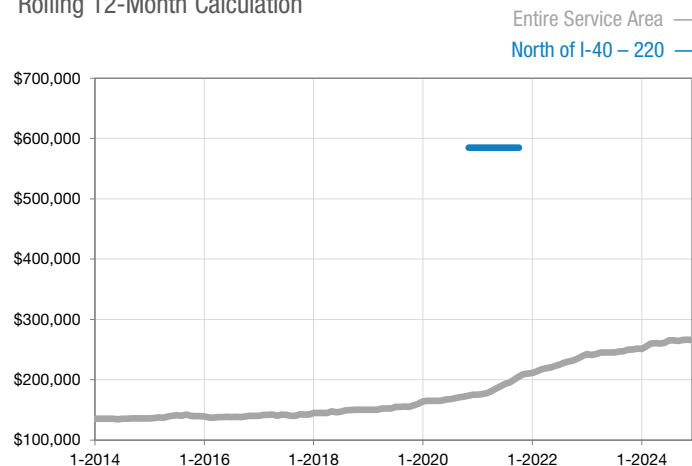
### Median Sales Price - Single-Family Detached

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.