

Local Market Update for December 2024

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
Key Metrics						
New Listings	3	7	+ 133.3%	90	119	+ 32.2%
Pending Sales	3	8	+ 166.7%	76	87	+ 14.5%
Closed Sales	9	5	- 44.4%	76	79	+ 3.9%
Days on Market Until Sale	47	75	+ 59.6%	35	35	0.0%
Median Sales Price*	\$380,000	\$458,500	+ 20.7%	\$369,000	\$419,500	+ 13.7%
Average Sales Price*	\$378,667	\$529,600	+ 39.9%	\$388,996	\$424,454	+ 9.1%
Percent of List Price Received*	98.5%	98.8%	+ 0.3%	98.8%	98.6%	- 0.2%
Inventory of Homes for Sale	15	20	+ 33.3%	--	--	--
Months Supply of Inventory	2.4	2.8	+ 16.7%	--	--	--

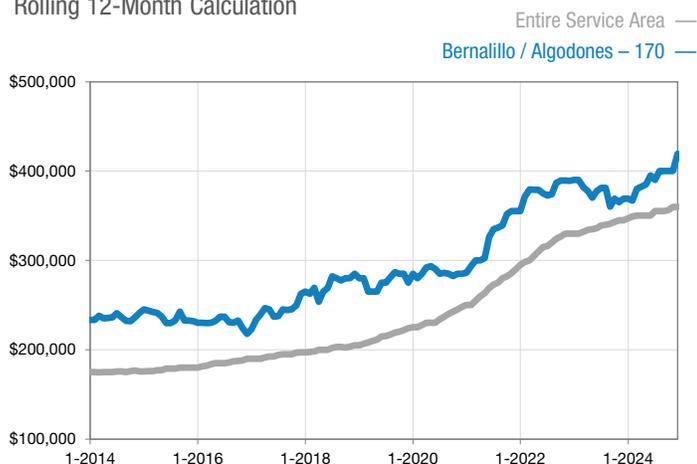
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
Key Metrics						
New Listings	0	0	0.0%	3	3	0.0%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	--	--	--	2	2	0.0%
Median Sales Price*	--	--	--	\$187,450	\$180,000	- 4.0%
Average Sales Price*	--	--	--	\$187,450	\$180,000	- 4.0%
Percent of List Price Received*	--	--	--	101.2%	95.2%	- 5.9%
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.

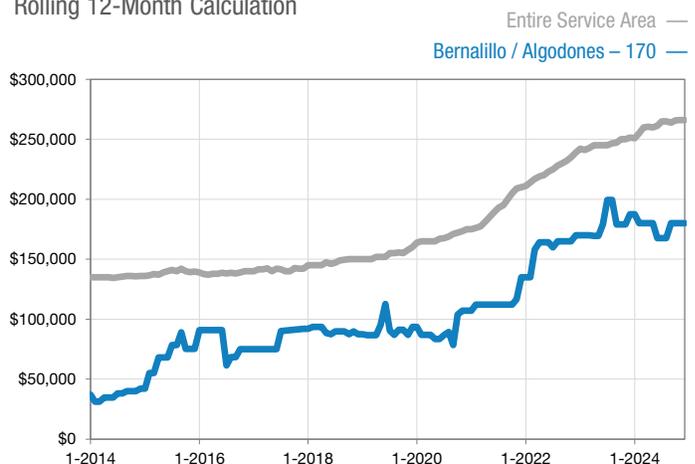
Median Sales Price - Single-Family Detached

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.