



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	14	20	+ 42.9%	84	99	+ 17.9%
Pending Sales	12	10	- 16.7%	65	75	+ 15.4%
Closed Sales	18	18	0.0%	55	73	+ 32.7%
Days on Market Until Sale	6	28	+ 366.7%	21	36	+ 71.4%
Median Sales Price*	\$551,450	\$590,000	+ 7.0%	\$569,000	\$574,900	+ 1.0%
Average Sales Price*	\$632,403	\$644,611	+ 1.9%	\$613,173	\$599,776	- 2.2%
Percent of List Price Received*	101.1%	98.7%	- 2.4%	100.2%	98.7%	- 1.5%
Inventory of Homes for Sale	22	30	+ 36.4%	—	—	—
Months Supply of Inventory	2.1	2.5	+ 19.0%	—	—	—

Single-Family Attached	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	0	1	—	0	6	—
Pending Sales	0	0	0.0%	0	1	—
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	63	—	—	63	—
Median Sales Price*	—	\$315,000	—	—	\$315,000	—
Average Sales Price*	—	\$315,000	—	—	\$315,000	—
Percent of List Price Received*	—	95.5%	—	—	95.5%	—
Inventory of Homes for Sale	0	4	—	—	—	—
Months Supply of Inventory	—	4.0	—	—	—	—

\* 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.

