

UNM – 40

East of I-25, South of I-40, West of San Mateo Blvd NE, North of Central Ave

Single-Family Detached	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	17	32	+ 88.2%	114	132	+ 15.8%
Pending Sales	14	25	+ 78.6%	85	82	- 3.5%
Closed Sales	14	10	- 28.6%	81	67	- 17.3%
Days on Market Until Sale	12	19	+ 58.3%	26	32	+ 23.1%
Median Sales Price*	\$448,500	\$554,450	+ 23.6%	\$430,000	\$460,000	+ 7.0%
Average Sales Price*	\$477,071	\$549,090	+ 15.1%	\$460,516	\$505,141	+ 9.7%
Percent of List Price Received*	100.6%	99.8%	- 0.8%	99.3%	98.1%	- 1.2%
Inventory of Homes for Sale	33	50	+ 51.5%	—	—	—
Months Supply of Inventory	2.4	3.3	+ 37.5%	—	—	—

Single-Family Attached	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	2	2	0.0%	4	11	+ 175.0%
Pending Sales	0	3	—	2	7	+ 250.0%
Closed Sales	0	2	—	2	5	+ 150.0%
Days on Market Until Sale	—	6	—	21	21	0.0%
Median Sales Price*	—	\$387,500	—	\$408,000	\$355,000	- 13.0%
Average Sales Price*	—	\$387,500	—	\$408,000	\$340,800	- 16.5%
Percent of List Price Received*	—	99.1%	—	96.0%	96.0%	0.0%
Inventory of Homes for Sale	3	3	0.0%	—	—	—
Months Supply of Inventory	2.1	2.0	- 4.8%	—	—	—

* 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.

