

# Local Market Update – June 2025

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



## Foothills South – 51

East of Tramway Blvd to mountains, South of Montgomery Blvd NE, North of I-40

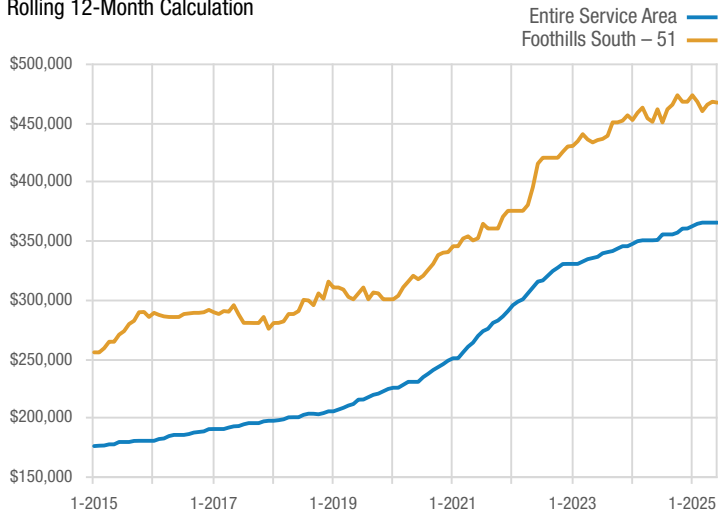
Single-Family Detached	June			Year to Date		
	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	20	18	- 10.0%	102	106	+ 3.9%
Pending Sales	19	13	- 31.6%	85	76	- 10.6%
Closed Sales	19	16	- 15.8%	77	78	+ 1.3%
Days on Market Until Sale	25	41	+ 64.0%	26	42	+ 61.5%
Median Sales Price*	\$499,000	\$501,000	+ 0.4%	\$450,000	\$456,500	+ 1.4%
Average Sales Price*	\$517,335	\$479,141	- 7.4%	\$475,646	\$487,848	+ 2.6%
Percent of List Price Received*	98.9%	99.2%	+ 0.3%	98.7%	98.9%	+ 0.2%
Inventory of Homes for Sale	24	29	+ 20.8%	—	—	—
Months Supply of Inventory	1.9	2.2	+ 15.8%	—	—	—

Single-Family Attached	June			Year to Date		
	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	4	9	+ 125.0%	16	33	+ 106.3%
Pending Sales	3	6	+ 100.0%	14	24	+ 71.4%
Closed Sales	1	4	+ 300.0%	12	22	+ 83.3%
Days on Market Until Sale	19	33	+ 73.7%	8	17	+ 112.5%
Median Sales Price*	\$230,000	\$345,000	+ 50.0%	\$284,000	\$289,500	+ 1.9%
Average Sales Price*	\$230,000	\$333,750	+ 45.1%	\$280,258	\$295,586	+ 5.5%
Percent of List Price Received*	97.9%	99.8%	+ 1.9%	99.2%	99.1%	- 0.1%
Inventory of Homes for Sale	4	9	+ 125.0%	—	—	—
Months Supply of Inventory	1.3	2.2	+ 69.2%	—	—	—

\* 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.

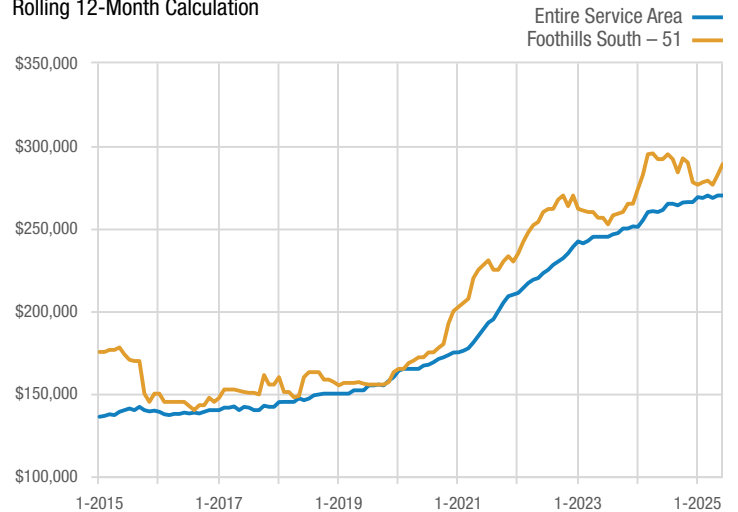
### Median Sales Price - Single-Family Detached

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.

Current as of July 5, 2025. All data from the Southwest Multiple Listing Service. Report © 2025 ShowingTime Plus, LLC.