

Local Market Update – June 2025

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

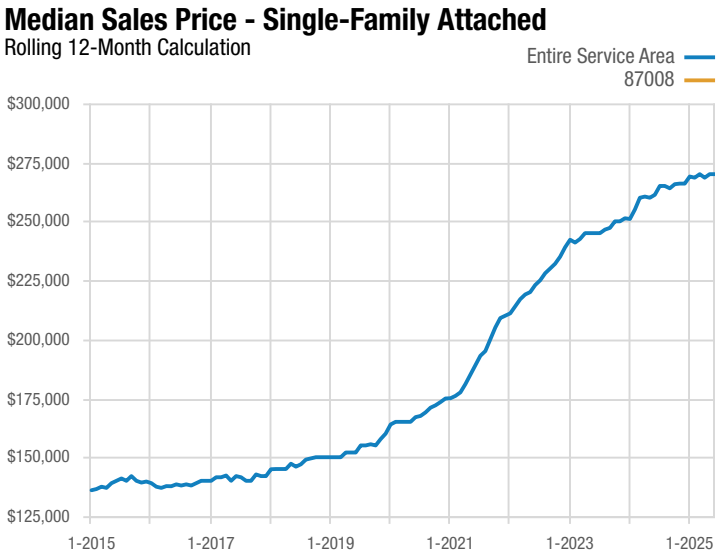
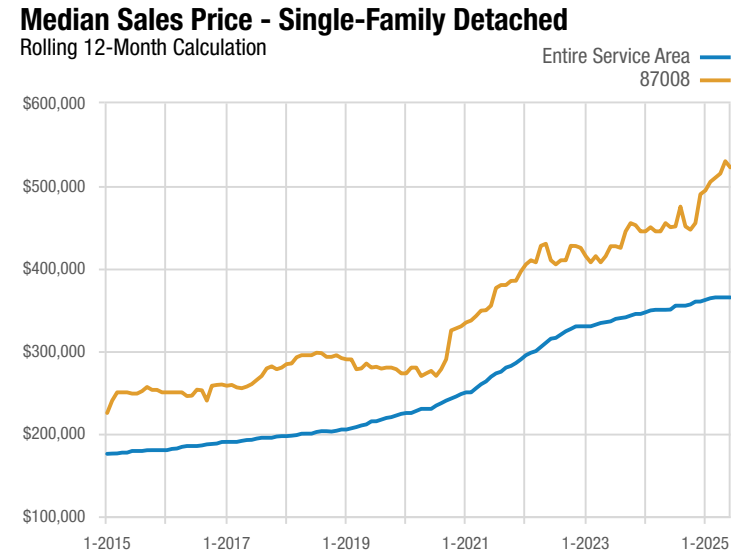


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Single-Family Detached	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	4	5	+ 25.0%	17	24	+ 41.2%
Pending Sales	1	3	+ 200.0%	15	16	+ 6.7%
Closed Sales	1	4	+ 300.0%	16	15	- 6.3%
Days on Market Until Sale	201	8	- 96.0%	56	22	- 60.7%
Median Sales Price*	\$360,000	\$475,000	+ 31.9%	\$449,000	\$515,000	+ 14.7%
Average Sales Price*	\$360,000	\$531,250	+ 47.6%	\$457,488	\$581,000	+ 27.0%
Percent of List Price Received*	97.3%	99.3%	+ 2.1%	98.7%	99.1%	+ 0.4%
Inventory of Homes for Sale	5	11	+ 120.0%	—	—	—
Months Supply of Inventory	1.7	4.1	+ 141.2%	—	—	—

Single-Family Attached	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% 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.



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.