

# Local Market Update – April 2025

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



## Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

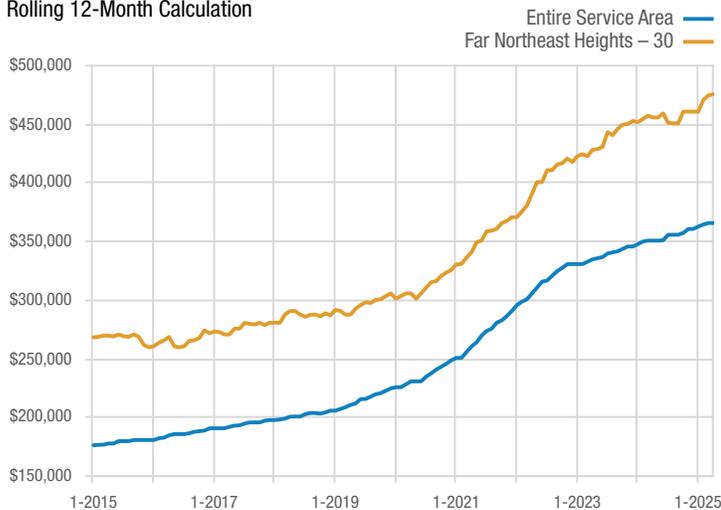
Single-Family Detached	April			Year to Date		
	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
New Listings	49	41	- 16.3%	142	166	+ 16.9%
Pending Sales	38	32	- 15.8%	126	135	+ 7.1%
Closed Sales	32	31	- 3.1%	98	121	+ 23.5%
Days on Market Until Sale	15	24	+ 60.0%	23	37	+ 60.9%
Median Sales Price*	\$455,000	<b>\$475,000</b>	+ 4.4%	\$445,000	<b>\$485,000</b>	+ 9.0%
Average Sales Price*	\$510,606	<b>\$498,049</b>	- 2.5%	\$496,739	<b>\$559,051</b>	+ 12.5%
Percent of List Price Received*	100.6%	<b>99.4%</b>	- 1.2%	99.4%	<b>99.1%</b>	- 0.3%
Inventory of Homes for Sale	36	50	+ 38.9%	—	—	—
Months Supply of Inventory	1.1	1.5	+ 36.4%	—	—	—

Single-Family Attached	April			Year to Date		
	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
New Listings	11	10	- 9.1%	41	45	+ 9.8%
Pending Sales	12	8	- 33.3%	35	42	+ 20.0%
Closed Sales	9	10	+ 11.1%	30	43	+ 43.3%
Days on Market Until Sale	17	26	+ 52.9%	16	36	+ 125.0%
Median Sales Price*	\$350,000	<b>\$348,500</b>	- 0.4%	\$339,500	<b>\$325,000</b>	- 4.3%
Average Sales Price*	\$368,000	<b>\$368,522</b>	+ 0.1%	\$344,667	<b>\$339,445</b>	- 1.5%
Percent of List Price Received*	99.1%	<b>98.5%</b>	- 0.6%	98.6%	<b>98.3%</b>	- 0.3%
Inventory of Homes for Sale	9	10	+ 11.1%	—	—	—
Months Supply of Inventory	1.1	1.2	+ 9.1%	—	—	—

\* 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.

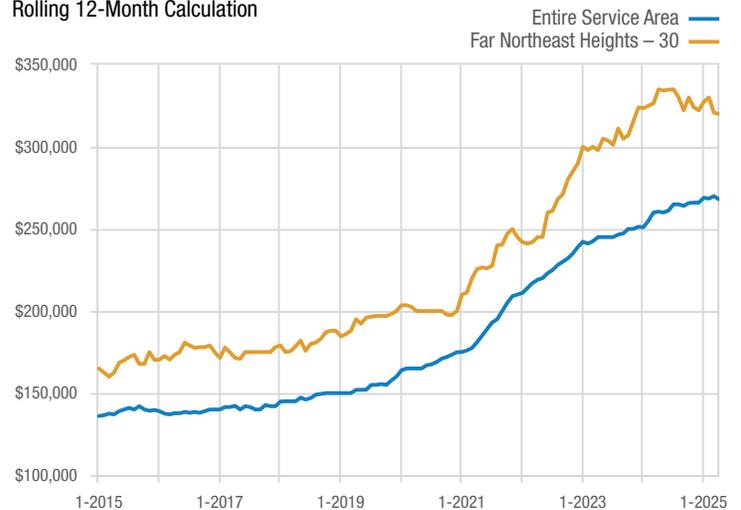
### Median Sales Price - Single-Family Detached

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 May 5, 2025. All data from the Southwest Multiple Listing Service. Report © 2025 ShowingTime Plus, LLC.