

# Local Market Update – April 2025

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



## Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

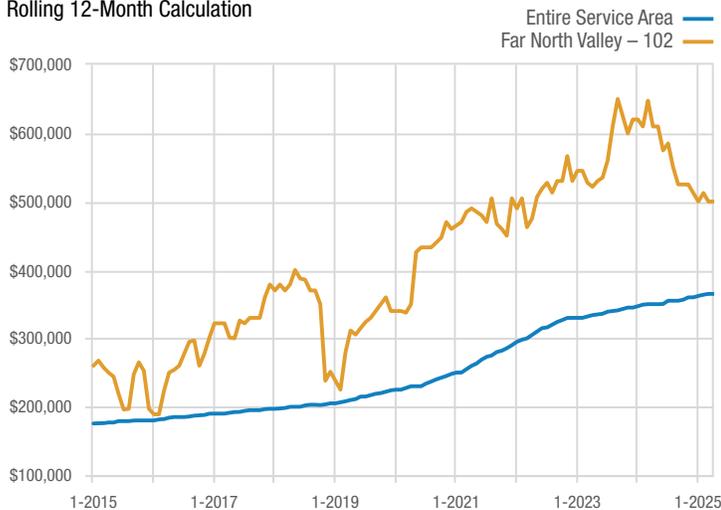
| Single-Family Detached          | April     |      |          | Year to Date |             |          |
|---------------------------------|-----------|------|----------|--------------|-------------|----------|
|                                 | 2024      | 2025 | % Change | Thru 4-2024  | Thru 4-2025 | % Change |
| New Listings                    | 4         | 4    | 0.0%     | 16           | 17          | + 6.3%   |
| Pending Sales                   | 5         | 1    | - 80.0%  | 10           | 7           | - 30.0%  |
| Closed Sales                    | 4         | 0    | - 100.0% | 5            | 7           | + 40.0%  |
| Days on Market Until Sale       | 71        | —    | —        | 57           | 34          | - 40.4%  |
| Median Sales Price*             | \$517,500 | —    | —        | \$485,000    | \$329,000   | - 32.2%  |
| Average Sales Price*            | \$536,250 | —    | —        | \$474,000    | \$446,429   | - 5.8%   |
| Percent of List Price Received* | 95.2%     | —    | —        | 96.2%        | 97.3%       | + 1.1%   |
| Inventory of Homes for Sale     | 7         | 12   | + 71.4%  | —            | —           | —        |
| Months Supply of Inventory      | 2.9       | 4.9  | + 69.0%  | —            | —           | —        |

| Single-Family Attached          | April |      |          | Year to Date |             |          |
|---------------------------------|-------|------|----------|--------------|-------------|----------|
|                                 | 2024  | 2025 | % Change | Thru 4-2024  | Thru 4-2025 | % Change |
| New Listings                    | 0     | 1    | —        | 0            | 1           | —        |
| 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     | 1    | —        | —            | —           | —        |
| 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.

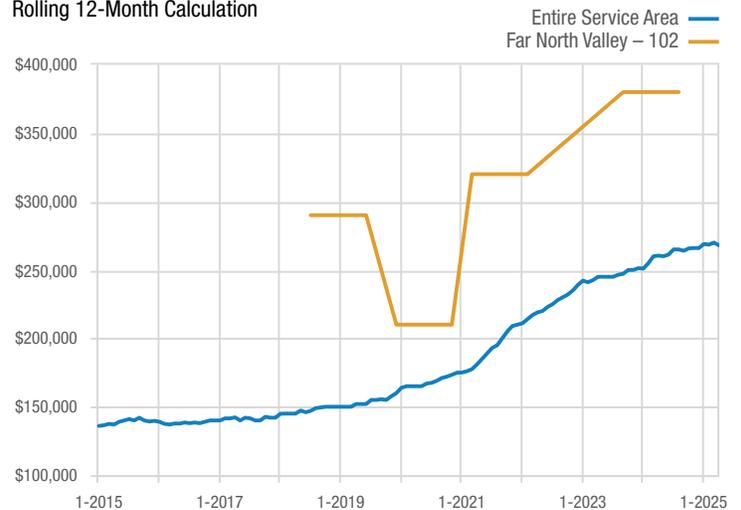
### Median Sales Price - Single-Family Detached

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.