

Local Market Update – April 2025

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



South Moriarty – 291

South of I-40, North of Shondale Lane (CR A147), East of Lexco Rd to Guadalupe County Line

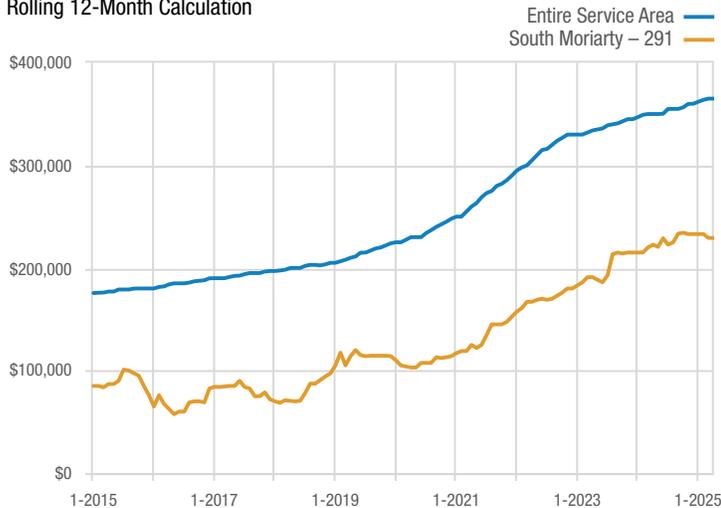
Single-Family Detached	April			Year to Date		
	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
New Listings	10	4	- 60.0%	15	13	- 13.3%
Pending Sales	4	7	+ 75.0%	11	17	+ 54.5%
Closed Sales	4	4	0.0%	11	14	+ 27.3%
Days on Market Until Sale	74	11	- 85.1%	101	54	- 46.5%
Median Sales Price*	\$234,298	\$255,850	+ 9.2%	\$233,195	\$232,440	- 0.3%
Average Sales Price*	\$232,036	\$276,300	+ 19.1%	\$231,785	\$241,302	+ 4.1%
Percent of List Price Received*	101.7%	99.2%	- 2.5%	102.4%	99.4%	- 2.9%
Inventory of Homes for Sale	10	5	- 50.0%	—	—	—
Months Supply of Inventory	3.1	1.3	- 58.1%	—	—	—

Single-Family Attached	April			Year to Date		
	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% 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.

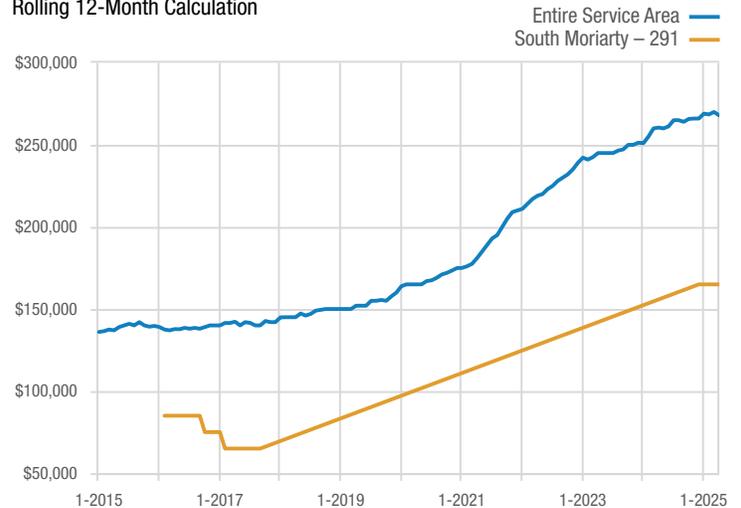
Median Sales Price - Single-Family Detached

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.