



Northwest Heights – 110

East of Paseo del Volcan, South of Paseo del Norte Blvd NE, West of Coors Blvd NW / Rio Grande River, North of Unser Blvd NW

Single-Family Detached	May			Year to Date		
	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	73	89	+ 21.9%	347	361	+ 4.0%
Pending Sales	50	60	+ 20.0%	260	245	- 5.8%
Closed Sales	68	48	- 29.4%	239	210	- 12.1%
Days on Market Until Sale	35	29	- 17.1%	39	46	+ 17.9%
Median Sales Price*	\$435,000	\$416,677	- 4.2%	\$415,000	\$408,995	- 1.4%
Average Sales Price*	\$474,525	\$435,216	- 8.3%	\$447,886	\$444,951	- 0.7%
Percent of List Price Received*	99.1%	99.5%	+ 0.4%	99.0%	99.1%	+ 0.1%
Inventory of Homes for Sale	112	145	+ 29.5%	—	—	—
Months Supply of Inventory	2.4	3.3	+ 37.5%	—	—	—

Single-Family Attached	May			Year to Date		
	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	3	2	- 33.3%	10	16	+ 60.0%
Pending Sales	3	4	+ 33.3%	12	13	+ 8.3%
Closed Sales	2	2	0.0%	10	11	+ 10.0%
Days on Market Until Sale	73	18	- 75.3%	38	32	- 15.8%
Median Sales Price*	\$386,750	\$260,000	- 32.8%	\$391,500	\$267,500	- 31.7%
Average Sales Price*	\$386,750	\$260,000	- 32.8%	\$394,650	\$282,273	- 28.5%
Percent of List Price Received*	100.5%	99.1%	- 1.4%	98.2%	98.2%	0.0%
Inventory of Homes for Sale	1	2	+ 100.0%	—	—	—
Months Supply of Inventory	0.3	0.7	+ 133.3%	—	—	—

* 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.

