

# Local Market Update – May 2025

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



## 87047

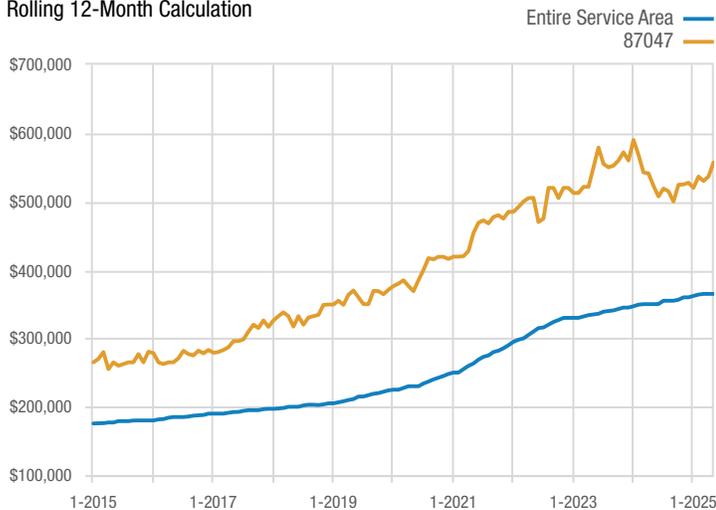
Single-Family Detached	May			Year to Date		
	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	14	16	+ 14.3%	47	60	+ 27.7%
Pending Sales	3	16	+ 433.3%	24	48	+ 100.0%
Closed Sales	6	13	+ 116.7%	23	40	+ 73.9%
Days on Market Until Sale	14	39	+ 178.6%	30	63	+ 110.0%
Median Sales Price*	\$432,000	\$600,000	+ 38.9%	\$489,000	\$525,500	+ 7.5%
Average Sales Price*	\$394,667	\$625,769	+ 58.6%	\$506,742	\$621,862	+ 22.7%
Percent of List Price Received*	99.7%	95.7%	- 4.0%	98.8%	97.1%	- 1.7%
Inventory of Homes for Sale	31	24	- 22.6%	—	—	—
Months Supply of Inventory	4.9	2.7	- 44.9%	—	—	—

Single-Family Attached	May			Year to Date		
	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% 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.

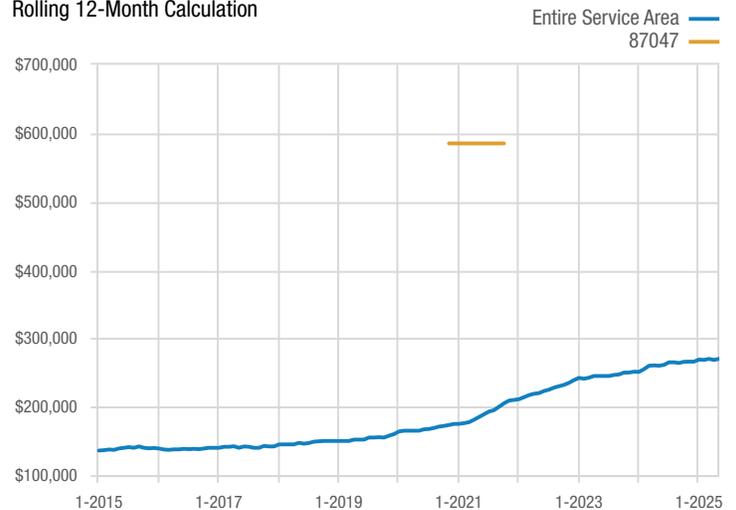
### Median Sales Price - Single-Family Detached

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