

# GAAR *Green Sheet* | October 2020



The Green Sheet is a 1 page overview of the Monthly Statistical Highlights. The Green Sheet values for the previous year may differ from the GAAR Monthly Market reports. The SWMLS market areas include Albuquerque, Corrales, Placitas, Rio Rancho, Bernalillo, East Mountains/Estancia Basin and most of Valencia County.

New Listings		Pending Sales		Closed Sales	
Detached	1,378	Detached	1,382	Detached	1,266
Attached	152	Attached	138	Attached	127
One Year Ago		One Year Ago		One Year Ago	
Detached	1,327	Detached	1,013	Detached	1,058
Attached	128	Attached	108	Attached	107
% Change (Detached)		% Change (Detached)		% Change (Detached)	
+3.8%		+36.4%		+18.7%	
% Change (Attached)		% Change (Attached)		% Change (Attached)	
+18.8%		+27.8%		+18.7%	

Median Sales Price		Average Sales Price		% of List Price Received	
Detached	\$260,600	Detached	\$305,755	Detached	100%
Attached	\$175,500	Attached	\$187,189	Attached	100%
One Year Ago		One Year Ago		One Year Ago	
Detached	\$229,450	Detached	\$267,816	Detached	98.9%
Attached	\$159,900	Attached	\$171,980	Attached	98.5%
% Change (Detached)		% Change (Detached)		% Change (Detached)	
+13.6%		+14.2%		+1.1%	
% Change (Attached)		% Change (Attached)		% Change (Attached)	
+9.8%		+8.8%		+1.5%	

Inventory of Homes for Sale		Avg. Days on Market Until Sale		Absorption Rates* (in months)	
Detached	1,300	Detached	6	Detached	1.1
Attached	112	Attached	4	Attached	0.9
One Year Ago		One Year Ago		One Year Ago	
Detached	2,857	Detached	19	Detached	2.7
Attached	255	Attached	21	Attached	2.3
% Change (Detached)		% Change (Detached)		% Change (Detached)	
-54.5%		-68.4%		-59.30	
% Change (Attached)		% Change (Attached)		% Change (Attached)	
-56.1%		-81.0%		-60.9%	

\*The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed.