

Greater Albuquerque Area Monthly Housing Trends - 2019 vs. 2020

Class R1 (Existing Single-Family Detached) and Class R2 (Existing Condo/Townhome Attached) homes

Data on this page was obtained from the Monthly Market Reports pulled from the MLS on the 5th of each month.

Month	Average \$, 2019	Average \$, 2020	Median \$, 2019	Median \$, 2020	Interest Rate '19	Interest Rate '20	Sales 2019	Sales 2020	Pending 2019	Pending 2020	New 2019	New 2020	
JANUARY													
Class R1	\$249,755	\$256,696	\$200,000	\$222,500	4.46%	3.62%	741	768	1,022	1090	1,178	1,103	
Class R2	\$147,144	\$178,065	\$145,000	\$167,000			<u>79</u> 820	<u>102</u> 870	<u>94</u> 1,116	<u>144</u> 1,234	<u>110</u> 1,288	<u>152</u> 1,255	
FEBRUARY													
Class R1	\$242,062	\$266,264	\$203,500	\$230,000	4.37%	3.47%	747	809	1,074	1195	1,098	1,203	
Class R2	\$151,838	\$187,353	\$149,900	\$171,000			<u>65</u> 812	<u>94</u> 903	<u>111</u> 1,185	<u>132</u> 1,327	<u>119</u> 1,217	<u>114</u> 1,317	
MARCH													
Class R1	\$248,770	\$275,186	\$213,000	\$238,000	4.27%	3.45%	972	989	1,359	1130	1,481	1,369	
Class R2	\$168,190	\$181,660	\$155,000	\$175,000			<u>101</u> 1,073	<u>102</u> 1,091	<u>142</u> 1,501	<u>110</u> 1,240	<u>154</u> 1,635	<u>142</u> 1,511	
APRIL													
Class R1	\$259,974	\$270,245	\$216,000	\$235,000	4.14%	3.31%	1,127	952	1,390	1101	1,616	1,146	
Class R2	\$190,716	\$174,195	\$178,250	\$163,750			<u>104</u> 1,231	<u>96</u> 1,048	<u>152</u> 1,542	<u>118</u> 1,219	<u>161</u> 1,777	<u>123</u> 1,269	
MAY													
Class R1	\$266,414	\$263,915	\$228,000	\$230,000	4.07%	3.23%	1,274	921	1,312	1438	1,582	1,432	
Class R2	\$164,114	\$170,665	\$158,000	\$166,500			<u>136</u> 1,410	<u>110</u> 1,031	<u>125</u> 1,437	<u>156</u> 1,594	<u>156</u> 1,738	<u>143</u> 1,575	
JUNE													
Class R1	\$271,809	\$280,158	\$235,000	\$243,000	3.80%	3.16%	1,116	1138	1,349	1590	1,668	1,433	
Class R2	\$174,177	\$175,556	\$152,000	\$167,450			<u>109</u> 1,225	<u>130</u> 1,268	<u>144</u> 1,493	<u>162</u> 1,752	<u>159</u> 1,827	<u>143</u> 1,576	
JULY													
Class R1	\$264,682	\$289,677	\$232,000	\$251,000	3.77%	3.02%	1,186	1471	1,373	1495	1,550	1,550	
Class R2	\$177,030	\$183,058	\$168,450	\$173,750			<u>129</u> 1,315	<u>135</u> 1,606	<u>141</u> 1,514	<u>145</u> 1,640	<u>150</u> 1,700	<u>150</u> 1,700	
AUGUST													
Class R1	\$258,279	\$299,444	\$226,000	\$259,315	3.62%	2.94%	1,241	1265	1,276	1481	1,494	1,405	
Class R2	\$175,447	\$198,560	\$164,900	\$187,000			<u>125</u> 1,366	<u>127</u> 1,392	<u>141</u> 1,417	<u>145</u> 1,626	<u>141</u> 1,635	<u>142</u> 1,547	
SEPTEMBER													
Class R1	\$261,356	\$295,531	\$225,000	\$256,000	3.61%	2.89%	1,063	1217	1,094	1335	1,256	1,387	
Class R2	\$169,934	\$191,318	\$158,500	\$185,750			<u>105</u> 1,168	<u>120</u> 1,337	<u>125</u> 1,219	<u>166</u> 1,501	<u>129</u> 1,385	<u>159</u> 1,546	
OCTOBER													
Class R1	\$269,247	\$305,755	\$229,900	\$260,600	3.69%	2.83%	1,028	1266	1,125	1382	1,277	1,378	
Class R2	\$168,663	\$187,189	\$156,000	\$175,500			<u>102</u> 1,130	<u>127</u> 1,393	<u>125</u> 1,250	<u>138</u> 1,520	<u>124</u> 1,401	<u>152</u> 1,530	
NOVEMBER													
Class R1	\$263,163	\$256,000	\$222,900	\$298,932	3.70%	2.77%	901	1141	947	1050	914	964	
Class R2	\$174,257	\$175,000	\$166,000	\$186,471			<u>106</u> 1,007	<u>117</u> 1,258	<u>109</u> 1,056	<u>103</u> 1,153	<u>97</u> 1,011	<u>94</u> 1,058	
DECEMBER													
Class R1	\$264,617	\$313,254	\$226,000	\$265,000	3.72%	2.68%	966	1170	791	980	718	811	
Class R2	\$177,511	\$204,165	\$175,000	\$189,500			<u>107</u> 1,073	<u>124</u> 1,294	<u>85</u> 876	<u>107</u> 1,087	<u>82</u> 800	<u>97</u> 908	
Class R1 Active Listings as of 01/21/2021:				1,581	Class R1 Active Listings as of 01/21/2020:				833				
Class R2 Active Listings as of 01/21/2020:				<u>147</u>	Class R2 Active Listings as of 01/21/2020:				<u>75</u>				
Class R1 & R2 Actives as of 01/21/2020:				1,728	Class R1 & R2 Actives as of 01/21/2020:				908				

* Interest Rate Data obtained from freddiemac.com, based on a 30 Year Fixed rate mortgage.

Sold & Closed Existing Single-Family Homes

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

Data on this page obtained from the Monthly Market Reports published by SWMLS.

	<u>2006</u>	<u>2007</u>	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>
January	840	744	472	351	392	402	448	531	586	585	639	720	798	820	870
February	949	820	592	376	424	450	553	596	609	604	718	704	786	812	903
March	1,226	1,083	692	516	704	629	652	731	757	891	977	1,101	1,166	1,073	1,091
April	1,105	988	708	594	757	604	669	801	773	915	1,038	1,088	1,209	1,231	1,048
May	1,301	1,129	746	617	834	689	822	987	878	997	1,078	1,317	1,326	1,410	1,031
June	1,248	1,114	823	722	798	719	724	953	871	1,075	1,186	1,302	1,309	1,225	1,268
July	1,239	1,116	773	829	604	678	774	1,046	898	1,120	1,148	1,178	1,233	1,315	1,606
August	1,250	934	683	686	556	696	817	941	895	1,034	1,167	1,188	1,287	1,366	1,392
September	1,090	798	666	744	526	566	714	842	776	977	1,042	1,088	1,118	1,168	1,337
October	1,032	758	570	817	513	612	732	789	827	921	916	1,087	1,131	1,130	1,393
November	935	620	455	716	518	532	604	617	658	714	877	918	994	1,007	1,258
December	877	567	464	592	555	575	661	713	727	897	953	994	946	1,073	1,294
TOTALS	13,092	10,671	7,644	7,560	7,181	7,152	8,170	9,547	9,255	10,730	11,739	12,685	13,303	13,630	14,491

Total Year-To-Date Sales for 2019*: 13,732

Total Year-To-Date Sales for 2020*: 14,491

Total Sales 2019 vs 2020: 759 More Sales (+5.53%)

*The Year-To-Date sales data obtained on January 27, 2021 will differ from the monthly totals due to entry of late reported sales after the monthly data has been obtained.

Listing Inventory for Greater Albuquerque Area

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

Data on this page obtained from the Monthly Market Reports published by SWMLS.

	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>
January	5,925	5,332	5,296	4,163	4,007	4,272	4,098	3,342	3,178	2,905	2,661	1,765
February	6,037	5,518	5,334	4,089	4,062	4,320	4,027	3,426	3,145	2,839	2,301	1,688
March	5,995	5,717	5,444	4,117	4,227	4,619	4,156	3,527	3,187	2,886	2,276	1,784
April	6,054	5,651	5,511	4,239	4,372	4,858	4,335	3,613	3,283	3,067	2,357	1,737
May	6,082	6,045	5,625	4,415	4,531	5,150	4,369	3,706	3,565	3,297	2,495	1,636
June	6,114	6,346	5,552	4,528	4,795	5,402	4,490	3,919	3,769	3,570	2,665	1,354
July	6,128	6,471	5,636	4,580	4,910	5,428	4,487	4,412	3,883	3,637	2,614	1,377
August	5,902	6,408	5,511	4,534	5,007	5,474	4,353	4,344	3,854	3,624	2,633	1,304
September	5,754	6,376	5,249	4,518	5,035	5,390	4,216	4,264	3,793	3,580	2,605	1,311
October	5,528	6,099	4,977	4,520	4,868	5,148	4,100	4,025	3,641	3,422	2,507	1,412
November	5,413	5,684	4,643	4,322	4,657	4,741	3,813	3,712	3,350	3,191	2,264	1,181
December	5,176	5,320	4,216	3,980	4,232	4,212	3,407	3,247	2,982	2,779	1,901	950

Housing Activity Report by Area

Class R1 - Existing Single-Family Detached by Area

		2017		2018		2019		2020	
		Sales	AVG Sale Price	Sales	AVG Sale Price	Sales	AVG Sale Price	Sales	AVG Sale Price
10	Sandia Heights	87	\$444,338	87	\$509,931	106	\$568,688	106	\$538,570
20	North Albuquerque Acres	146	\$595,053	124	\$594,690	142	\$613,589	149	\$672,672
21	Albuquerque Acres West	234	\$370,849	210	\$385,620	260	\$434,843	264	\$449,509
30	Far NE Heights	500	\$326,585	497	\$320,769	513	\$340,850	572	\$361,054
31	Foothills North	140	\$550,107	115	\$608,794	141	\$563,862	146	\$606,988
32	Academy West	201	\$244,937	238	\$259,753	227	\$268,295	253	\$291,564
40	UNM	221	\$290,364	236	\$293,714	245	\$305,052	275	\$344,736
41	Uptown	394	\$180,718	428	\$183,303	401	\$198,154	407	\$213,467
42	UNM South	211	\$233,521	196	\$257,825	219	\$260,639	239	\$276,405
50	NE Heights	914	\$173,290	923	\$186,044	889	\$193,097	1006	\$219,546
51	Foothills South	212	\$298,969	211	\$312,807	227	\$315,391	234	\$348,022
60	Four Hills	91	\$325,182	109	\$325,313	110	\$352,924	124	\$385,262
70	Fairgrounds	143	\$160,367	155	\$162,533	178	\$168,977	177	\$188,122
71	Southeast Heights	227	\$184,201	244	\$206,430	269	\$234,653	290	\$250,908
72	Mesa Del Sol	14	\$253,299	26	\$268,497	28	\$296,362	58	\$329,058
80	Downtown	191	\$225,302	186	\$237,354	174	\$250,707	189	\$249,688
90	Near South Valley	188	\$138,643	198	\$138,822	203	\$157,671	178	\$173,430
91	Valley Farms	87	\$164,240	102	\$201,113	105	\$226,922	92	\$278,088
92	Southwest Heights	821	\$139,751	920	\$151,321	890	\$163,950	884	\$184,845
93	Pajarito	20	\$155,998	17	\$176,053	28	\$185,832	18	\$198,822
100	North Valley	202	\$379,126	216	\$376,515	212	\$392,690	212	\$424,692
101	Near North Valley	249	\$261,751	298	\$269,960	259	\$266,956	292	\$308,321
102	Far North Valley	30	\$375,047	27	\$341,676	33	\$405,658	37	\$560,200
103	West River Valley	35	\$484,167	25	\$461,036	32	\$471,880	27	\$557,937
110	Northwest Heights	717	\$246,827	751	\$255,863	825	\$282,533	886	\$308,805

111	Ladera Heights	487	\$167,647	583	\$177,249	617	\$196,646	646	\$218,428
112	Canoncito	0	N/A	5	\$125,100	1	\$120,000	2	\$112,000
120	Paradise West	726	\$198,021	682	\$208,490	699	\$218,697	666	\$249,137
121	Paradise East	369	\$235,872	415	\$237,637	432	\$253,950	442	\$282,615
130	Corrales	140	\$509,504	121	\$475,543	159	\$518,420	142	\$581,679
140	Rio Rancho South	290	\$242,259	303	\$263,558	288	\$275,518	319	\$307,232
141	Rio Rancho Southwest	6	\$144,000	6	\$156,917	4	\$124,375	5	\$189,800
150	Rio Rancho Mid	697	\$200,905	667	\$207,497	745	\$225,808	700	\$248,280
151	Rio Rancho Mid-North	244	\$254,374	290	\$256,145	317	\$281,326	374	\$282,461
152	Rio Rancho Mid-West	35	\$128,268	53	\$146,290	44	\$156,135	61	\$182,140
160	Rio Rancho North	327	\$229,449	292	\$253,094	417	\$276,560	489	\$294,290
161	Rio Rancho Central	384	\$159,256	452	\$168,908	431	\$177,573	453	\$202,311
162	Rio Rancho Northwest	0	N/A	0	N/A	2	\$302,938	7	\$372,733
170	Bernalillo/Algodones	113	\$263,187	106	\$289,407	124	\$279,579	106	\$305,663
180	Placitas	137	\$405,187	148	\$417,525	138	\$437,836	151	\$508,430
210-293	East Mountain Area	548	\$265,435	580	\$274,803	563	\$292,973	618	\$332,485
690-760	Valencia County	699	\$167,044	734	\$181,595	760	\$197,336	864	\$226,130

YEAR-END AVERAGE RESIDENTIAL HOME SALES PRICE

Class R1 - Single Family Detached, Greater Albuquerque Area

Data on this page obtained from the Annual Market Reports published by SWMLS.

Year	Average Price	Change in Avg. Price From Previous Year	Change in % From Previous Year
1985	\$85,700	+\$4,500	+5.54%
1986	\$91,500	+\$5,800	+6.77%
1987	\$97,000	+\$5,500	+6.01%
1988	\$95,000	-\$2,000	-2.06%
1989	\$96,600	+\$1,600	+1.68%
1990	\$99,600	+\$3,000	+3.11%
1991	\$102,700	+\$3,100	+3.11%
1992	\$107,700	+\$5,000	+4.87%
1993	\$117,800	+\$10,100	+9.38%
1994	\$126,100	+\$8,300	+7.05%
1995	\$134,200	+\$8,100	+6.42%
1996	\$138,653	+\$4,453	+3.32%
1997	\$144,871	+\$6,218	+4.48%
1998	\$147,720	+\$2,849	+1.97%
1999	\$150,264	+\$2,544	+1.72%
2000	\$150,023	-\$241	-0.16%
2001	\$152,399	+\$2,376	+1.58%
2002	\$158,717	+\$6,318	+4.15%
2003	\$166,703	+\$7,986	+5.03%
2004	\$182,490	+\$15,787	+9.47%
2005	\$204,502	+\$22,012	+12.06%
2006	\$227,833	+\$23,331	+11.41%
2007	\$243,089	+\$15,256	+6.70%
2008	\$232,626	-\$10,463	-4.30%
2009	\$214,662	-\$17,964	-7.72%
2010	\$215,989	+\$1,327	+0.62%
2011	\$201,176	-\$14,813	-6.86%
2012	\$204,513	+\$3,337	+1.66%
2013	\$210,488	+\$5,975	+2.92%
2014	\$212,990	+\$2,502	+1.19%
2015	\$215,331	+\$2,341	+1.10%
2016	\$224,230	+\$8,899	+4.13%
2017	\$235,206	+\$10,976	+4.89%
2018	\$241,511	+\$6,305	+2.68%
2019	\$260,751	+\$19,240	+7.97%
2020	\$286,314	+\$25,563	+9.80%

2019 vs. 2020 RECAP for Greater Albuquerque Area

Class R1 (Existing Single-Family Detached) & Class R2 (Existing Condo/Townhome Attached)

Class R1	2019	2020	Change '19 vs. '20	% of Change
Average Price:	\$260,751	\$286,314	\$25,563	9.80%
Median Price:	\$224,000	\$247,500	\$23,500	10.49%
Total Sold & Closed:	12,457	13,488	1,031	8.28%
Total Dollar Volume:	\$3,248,184,431	\$3,861,808,564	\$613,624,133	18.89%

Class R2	2019	2020	Change '19 vs. '20	% of Change
Average Price:	\$171,195	\$189,387	\$18,192	10.63%
Median Price:	\$161,000	\$175,000	\$14,000	8.70%
Total Sold & Closed:	1,275	1,416	141	11.06%
Total Dollar Volume:	\$217,274,356	\$268,171,538	\$50,897,182	23.43%

Class R1 & R2	2019	2020	Change '19 vs. '20	% of Change
Average Price:	\$252,436	\$277,105	\$24,669	9.77%
Median Price:	\$216,000	\$240,000	\$24,000	11.11%
Total Sold & Closed:	13,732	14,904	1,172	8.53%
Total Dollar Volume:	\$3,466,458,788	\$4,129,980,102	\$663,521,314	19.14%

Statistics compiled for Home Sales Report pulled 01/27/21
 Actual Year-To-Date Sales Data for 2019 & 2020 for Class R1 & R2.

2020 Recap by Market Areas

Class R1 (Existing Single Family Detached) & Class R2 (Existing Condo/Townhome Attached)

All MLS Areas

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$286,314	Average Price:	\$189,387	Average Price:	\$277,105
Median Price:	\$247,500	Median Price:	\$175,000	Median Price:	\$240,000
Total Sold & Closed:	13,488	Total Sold & Closed:	1,416	Total Sold & Closed:	14,904
Total Dollar Volume:	\$3,861,808,564	Total Dollar Volume:	\$268,171,538	Total Dollar Volume:	\$4,129,980,102

Areas 10-293, 690-760 (Greater Albuquerque Market Area)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$287,144	Average Price:	\$184,306	Average Price:	\$277,295
Median Price:	\$248,000	Median Price:	\$174,950	Median Price:	\$240,000
Total Sold & Closed:	13,218	Total Sold & Closed:	1,400	Total Sold & Closed:	14,618
Total Dollar Volume:	\$3,795,465,451	Total Dollar Volume:	\$258,028,188	Total Dollar Volume:	4,053,493,639

Areas 10-121 (City of Albuquerque)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$295,149	Average Price:	\$182,634	Average Price:	\$284,742
Median Price:	\$25,500	Median Price:	\$165,000	Median Price:	\$249,700
Total Sold & Closed:	3,316	Total Sold & Closed:	338	Total Sold & Closed:	3,654
Total Dollar Volume:	\$978,715,742	Total Dollar Volume:	\$61,730,377	Total Dollar Volume:	1,040,446,119

Areas 140-162 (Rio Rancho)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$260,659	Average Price:	\$161,911	Average Price:	\$256,383
Median Price:	\$240,900	Median Price:	\$170,000	Median Price:	\$239,900
Total Sold & Closed:	2,408	Total Sold & Closed:	109	Total Sold & Closed:	2,517
Total Dollar Volume:	\$627,667,340	Total Dollar Volume:	\$17,648,313	Total Dollar Volume:	\$645,315,653

Areas 210-293 (East Mountains and Estancia Basin)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$332,485	Average Price:	\$412,500	Average Price:	\$332,743
Median Price:	\$310,500	Median Price:	\$412,500	Median Price:	\$310,500
Total Sold & Closed:	618	Total Sold & Closed:	\$2	Total Sold & Closed:	620
Total Dollar Volume:	\$205,475,632	Total Dollar Volume:	\$825,000	Total Dollar Volume:	206,300,632

Areas 690-760 (Bosque Farms, Los Lunas, Valencia County)

<u>Class R1</u>		<u>Class R2</u>		<u>Class R1 & R2</u>	
Average Price:	\$226,130	Average Price:	\$137,562	Average Price:	\$222,587
Median Price:	\$210,000	Median Price:	\$138,950	Median Price:	\$205,000
Total Sold & Closed:	864	Total Sold & Closed:	36	Total Sold & Closed:	900
Total Dollar Volume:	\$195,376,476	Total Dollar Volume:	\$4,952,220	Total Dollar Volume:	\$200,328,696

2020 RECAP - Time on Market & Financing Types

Class R1(Single Family Detached) & Class R2(Condo/Townhome Attached)

All MLS Areas			Greater Albuquerque Area		
Time on Market for Sold Units			Time on Market for Sold Units		
Days	Class R1	Class R2	Days	Class R1	Class R2
0 - 30	9,866	1092	0 - 30	9,226	1057
31 - 60	1,561	137	31 - 60	1,406	129
61 - 90	743	79	61 - 90	654	76
91 - 120	467	45	91 - 120	403	40
121 +	810	60	121 +	626	58
TOTALS:	13,447	1,413	TOTALS:	12,315	1,360

Areas 10-121 (Albuquerque)			Areas 140-162 (Rio Rancho)		
Time on Market for Sold Units			Time on Market for Sold Units		
Days	Class R1	Class R2	Days	Class R1	Class R2
0 - 30	6,758	956	0 - 30	1,830	87
31 - 60	986	116	31 - 60	255	13
61 - 90	440	73	61 - 90	131	3
91 - 120	275	37	91 - 120	74	3
121 +	388	54	121 +	105	3
TOTALS:	8,847	1,236	TOTALS:	2,395	109

Areas 210-293 (East Mountain)			Areas 690-760 (Valencia County)		
Time on Market for Sold Units			Time on Market for Sold Units		
Days	Class R1	Class R2	Days	Class R1	Class R2
0 - 30	391	1	0 - 30	527	27
31 - 60	82	0	31 - 60	119	4
61 - 90	43	0	61 - 90	59	2
91 - 120	28	0	91 - 120	43	3
121 +	73	1	121 +	114	0
TOTALS:	617	2	TOTALS:	862	36

All MLS Areas

Type of Financing for Sold Units

Financing	Class R1	Class R2
Assumption	0	0
Cash	1,437	325
Conventional	8,491	795
FHA	2,315	209
Lease Option/Purchase	4	0
Owner Finance	18	3
REC	99	12
Trade Exchange	2	0
USDA	65	8
VA	1,057	64
TOTALS:	13,488	1,416

Adjusted Year-To-Date Monthly Sales

Class R1 & R2 (Existing Single-Family Detached & Condo/Townhome Attached)

Greater Albuquerque Area

Total Sales 2019 vs 2020: 886 More Sales (+6.45%)

Total Sales for 2019: 13,732

Total Sales for 2020: 14,618

	<u>2007</u>	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>
January	756	512	378	408	414	458	551	602	591	645	707	797	811	878
February	839	646	401	445	463	571	623	618	625	728	711	790	825	916
March	1,107	749	546	752	660	671	745	769	920	990	1,096	1,163	1,083	1,105
April	997	796	630	792	618	675	814	791	944	1,055	1,076	1,207	1,243	1,060
May	1,157	795	652	863	712	857	1,003	897	1,015	1,087	1,321	1,347	1,424	1,035
June	1,138	862	769	830	757	743	976	893	1,098	1,213	1,325	1,300	1,233	1,287
July	1,133	831	871	624	687	792	1,060	919	1,142	1,137	1,165	1,238	1,331	1,622
August	1,003	713	738	577	727	844	963	914	1,040	1,152	1,188	1,265	1,374	1,403
September	808	693	780	552	583	728	848	791	1,000	1,036	1,066	1,105	1,175	1,363
October	796	605	859	534	623	754	808	844	926	898	1,080	1,120	1,140	1,371
November	663	474	735	530	549	624	628	673	724	875	904	982	1,017	1,266
December	596	498	609	579	580	682	725	745	911	949	983	928	1,076	1,312
TOTALS	10,993	8,174	7,968	7,486	7,373	8,399	9,744	9,456	10,936	11,765	12,622	13,242	13,732	14,618

Data on this page obtained from MLS on 1/27/21.

Adjusted Total Sales History

Class R1(Single Family Detached) & Class R2 (Condo/Townhome Attached)

Greater Albuquerque Area

	Class R1	Class R2	Class R1 & R2
2020 Total Sales	13,218	1,400	14,618
Average Price	\$287,144	\$184,306	\$277,295
Median Price	\$248,000	\$174,950	\$240,000
2019 Total Sales	12,457	1,275	13,732
Average Price	\$260,751	\$171,195	\$252,436
Median Price	\$224,000	\$161,000	\$216,000
2018 Total Sales	11,979	1,262	13,241
Average Price	\$241,506	\$162,311	\$233,958
Median Price	\$205,000	\$150,000	\$198,900
2017 Total Sales	11,477	1,145	12,622
Average Price	\$235,197	\$153,187	\$233,623
Median Price	\$197,000	\$142,000	\$190,000
2016 Total Sales	10,736	1,029	11,765
Average Price	\$224,215	\$147,964	\$217,538
Median Price	\$189,628	\$140,000	\$185,000
2015 Total Sales	9,975	963	10,938
Average Price	\$215,356	\$147,457	\$209,378
Median Price	\$180,000	\$139,500	\$176,950
2014 Total Sales	8,651	805	9,456
Average Price	\$213,028	\$144,935	\$207,231
Median Price	\$175,564	\$135,750	\$172,900
2013 Total Sales	8,867	878	9,745
Average Price	\$210,477	\$142,505	\$204,353
Median Price	\$174,900	\$134,700	\$169,983
2012 Total Sales	7,680	719	8,399
Average Price	\$204,504	\$139,487	\$198,939
Median Price	\$169,006	\$134,000	\$165,000
2011 Total Sales	6,776	599	7,375
Average Price	\$201,229	\$138,728	\$196,153
Median Price	\$167,000	\$135,000	\$164,000
2010 Total Sales	6,732	754	7,486
Average Price	\$216,008	\$147,533	\$209,111
Median Price	\$179,000	\$141,000	\$175,000