

Local Market Update for June 2024

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



Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
Key Metrics						
New Listings	84	66	- 21.4%	339	410	+ 20.9%
Pending Sales	55	59	+ 7.3%	318	349	+ 9.7%
Closed Sales	57	62	+ 8.8%	306	336	+ 9.8%
Days on Market Until Sale	12	22	+ 83.3%	19	23	+ 21.1%
Median Sales Price*	\$289,000	\$309,000	+ 6.9%	\$287,500	\$299,070	+ 4.0%
Average Sales Price*	\$304,029	\$322,634	+ 6.1%	\$293,446	\$311,984	+ 6.3%
Percent of List Price Received*	100.8%	99.7%	- 1.1%	99.8%	99.2%	- 0.6%
Inventory of Homes for Sale	50	77	+ 54.0%	--	--	--
Months Supply of Inventory	0.9	1.3	+ 44.4%	--	--	--

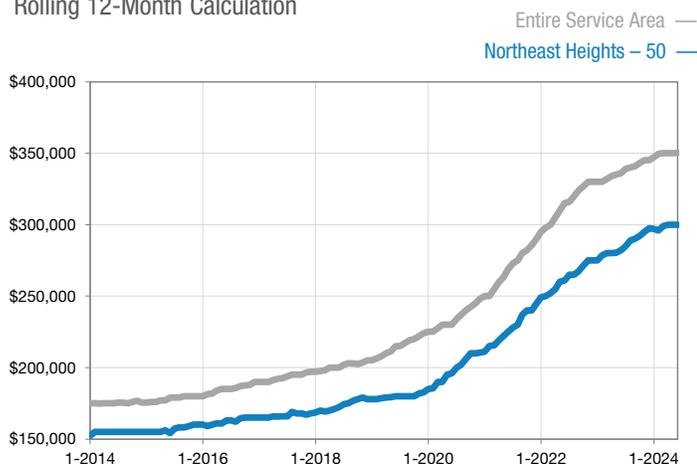
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
Key Metrics						
New Listings	9	10	+ 11.1%	55	51	- 7.3%
Pending Sales	6	6	0.0%	49	48	- 2.0%
Closed Sales	7	7	0.0%	48	45	- 6.3%
Days on Market Until Sale	5	4	- 20.0%	14	15	+ 7.1%
Median Sales Price*	\$248,000	\$315,000	+ 27.0%	\$245,000	\$275,000	+ 12.2%
Average Sales Price*	\$257,643	\$310,271	+ 20.4%	\$238,718	\$264,438	+ 10.8%
Percent of List Price Received*	100.2%	100.9%	+ 0.7%	100.6%	100.3%	- 0.3%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	0.8	1.1	+ 37.5%	--	--	--

* 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.

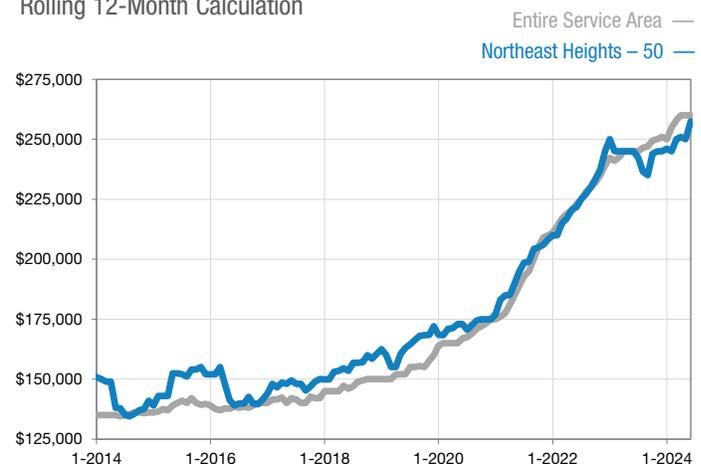
Median Sales Price - Single-Family Detached

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.