

# Local Market Update for June 2024

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



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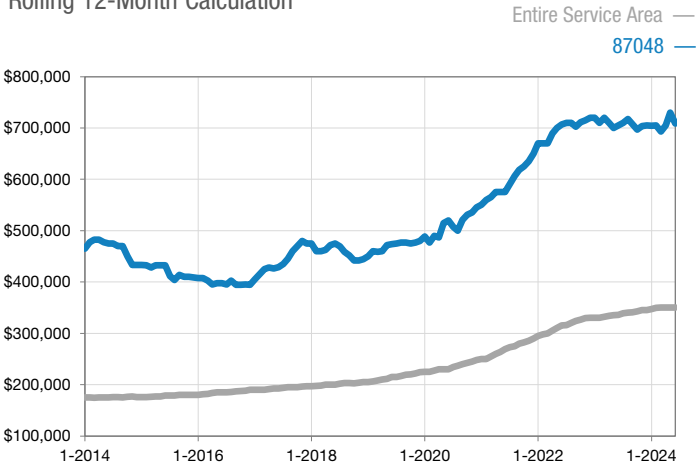
Single-Family Detached	June			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	11	9	- 18.2%	62	70	+ 12.9%
Pending Sales	12	14	+ 16.7%	55	51	- 7.3%
Closed Sales	10	5	- 50.0%	49	38	- 22.4%
Days on Market Until Sale	42	44	+ 4.8%	64	54	- 15.6%
Median Sales Price*	\$786,000	\$615,000	- 21.8%	\$689,000	\$702,500	+ 2.0%
Average Sales Price*	\$826,113	\$768,400	- 7.0%	\$788,061	\$762,475	- 3.2%
Percent of List Price Received*	95.8%	97.3%	+ 1.6%	97.1%	98.2%	+ 1.1%
Inventory of Homes for Sale	18	27	+ 50.0%	--	--	--
Months Supply of Inventory	2.0	3.3	+ 65.0%	--	--	--

\* 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.

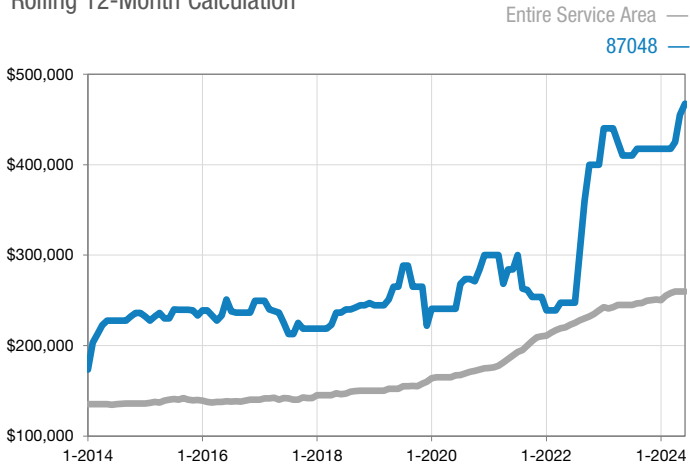
Single-Family Attached	June			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	0	2	--	4	3	- 25.0%
Pending Sales	0	1	--	3	1	- 66.7%
Closed Sales	0	1	--	4	2	- 50.0%
Days on Market Until Sale	--	84	--	6	104	+ 1633.3%
Median Sales Price*	--	\$480,000	--	\$417,500	\$467,500	+ 12.0%
Average Sales Price*	--	\$480,000	--	\$416,250	\$467,500	+ 12.3%
Percent of List Price Received*	--	106.7%	--	99.6%	103.9%	+ 4.3%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	--	2.0	--	--	--	--

\* 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.