

# Local Market Update for June 2024

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



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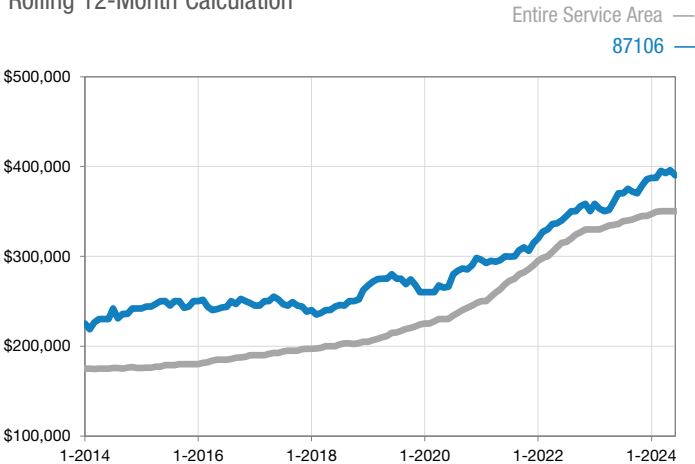
Single-Family Detached	June			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	17	36	+ 111.8%	122	137	+ 12.3%
Pending Sales	22	23	+ 4.5%	107	101	- 5.6%
Closed Sales	27	11	- 59.3%	93	87	- 6.5%
Days on Market Until Sale	30	46	+ 53.3%	30	26	- 13.3%
Median Sales Price*	\$399,999	\$385,000	- 3.7%	\$384,000	\$400,000	+ 4.2%
Average Sales Price*	\$409,888	\$427,773	+ 4.4%	\$398,655	\$412,016	+ 3.4%
Percent of List Price Received*	100.1%	99.2%	- 0.9%	98.6%	98.6%	0.0%
Inventory of Homes for Sale	20	46	+ 130.0%	--	--	--
Months Supply of Inventory	1.2	2.9	+ 141.7%	--	--	--

\* 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.

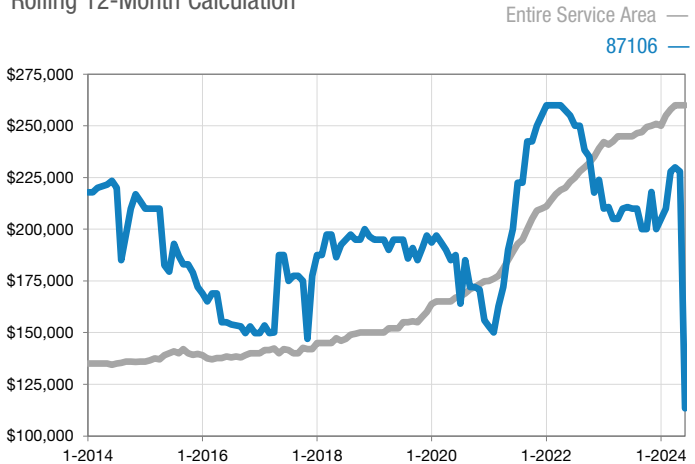
Single-Family Attached	June			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	1	4	+ 300.0%	22	17	- 22.7%
Pending Sales	1	1	0.0%	20	10	- 50.0%
Closed Sales	3	0	- 100.0%	18	10	- 44.4%
Days on Market Until Sale	6	--	--	29	28	- 3.4%
Median Sales Price*	\$240,000	--	--	\$205,000	\$171,750	- 16.2%
Average Sales Price*	\$265,333	--	--	\$202,078	\$228,800	+ 13.2%
Percent of List Price Received*	100.8%	--	--	99.8%	98.8%	- 1.0%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	2.2	2.1	- 4.5%	--	--	--

\* 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.