

# Local Market Update for June 2024

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



## 87048

Single-Family Detached	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
<b>Key Metrics</b>						
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	<b>\$615,000</b>	- 21.8%	\$689,000	<b>\$702,500</b>	+ 2.0%
Average Sales Price*	\$826,113	<b>\$768,400</b>	- 7.0%	\$788,061	<b>\$762,475</b>	- 3.2%
Percent of List Price Received*	95.8%	<b>97.3%</b>	+ 1.6%	97.1%	<b>98.2%</b>	+ 1.1%
Inventory of Homes for Sale	18	27	+ 50.0%	--	--	--
Months Supply of Inventory	2.0	3.3	+ 65.0%	--	--	--

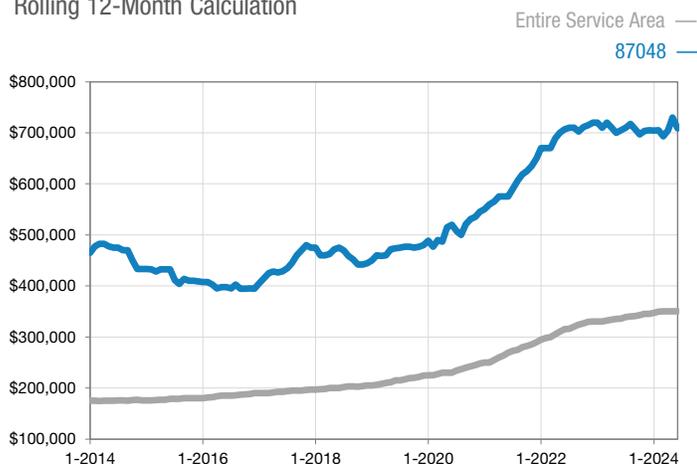
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
<b>Key Metrics</b>						
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*	--	<b>\$480,000</b>	--	\$417,500	<b>\$467,500</b>	+ 12.0%
Average Sales Price*	--	<b>\$480,000</b>	--	\$416,250	<b>\$467,500</b>	+ 12.3%
Percent of List Price Received*	--	<b>106.7%</b>	--	99.6%	<b>103.9%</b>	+ 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.

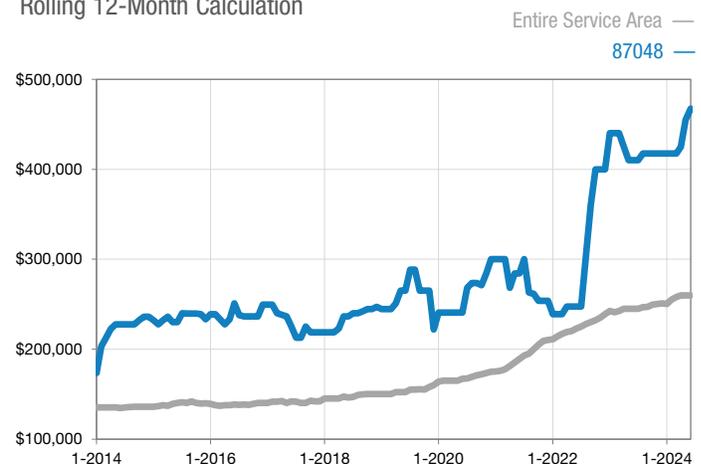
### Median Sales Price - Single-Family Detached

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.