

Local Market Update for June 2024

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



87105

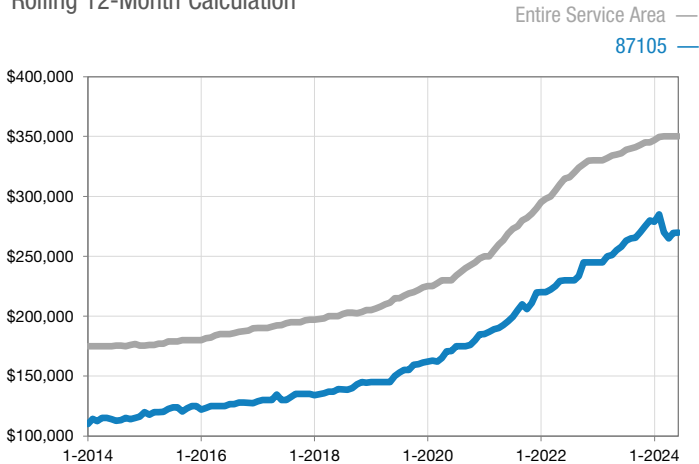
Single-Family Detached	June			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	40	34	- 15.0%	176	162	- 8.0%
Pending Sales	29	22	- 24.1%	143	146	+ 2.1%
Closed Sales	21	28	+ 33.3%	138	137	- 0.7%
Days on Market Until Sale	18	35	+ 94.4%	28	29	+ 3.6%
Median Sales Price*	\$269,900	\$278,500	+ 3.2%	\$280,000	\$269,000	- 3.9%
Average Sales Price*	\$284,046	\$303,104	+ 6.7%	\$297,835	\$289,125	- 2.9%
Percent of List Price Received*	97.2%	97.6%	+ 0.4%	98.9%	99.1%	+ 0.2%
Inventory of Homes for Sale	48	43	- 10.4%	--	--	--
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--

* 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.

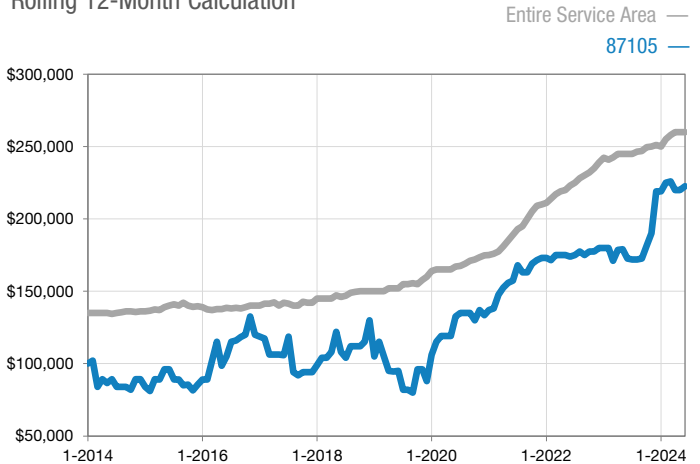
Single-Family Attached	June			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	1	1	0.0%	9	11	+ 22.2%
Pending Sales	0	0	0.0%	9	9	0.0%
Closed Sales	1	0	- 100.0%	9	8	- 11.1%
Days on Market Until Sale	13	--	--	21	24	+ 14.3%
Median Sales Price*	\$120,950	--	--	\$173,000	\$217,500	+ 25.7%
Average Sales Price*	\$120,950	--	--	\$187,994	\$214,250	+ 14.0%
Percent of List Price Received*	93.8%	--	--	98.2%	102.2%	+ 4.1%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--

* 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.