

Local Market Update for October 2024

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



87002

Single-Family Detached	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	26	24	- 7.7%	267	262	- 1.9%
Pending Sales	23	22	- 4.3%	207	197	- 4.8%
Closed Sales	20	21	+ 5.0%	191	193	+ 1.0%
Days on Market Until Sale	36	56	+ 55.6%	49	46	- 6.1%
Median Sales Price*	\$263,400	\$249,900	- 5.1%	\$256,900	\$269,900	+ 5.1%
Average Sales Price*	\$249,451	\$260,524	+ 4.4%	\$267,654	\$273,582	+ 2.2%
Percent of List Price Received*	96.5%	98.9%	+ 2.5%	97.8%	98.5%	+ 0.7%
Inventory of Homes for Sale	65	64	- 1.5%	--	--	--
Months Supply of Inventory	3.3	3.4	+ 3.0%	--	--	--

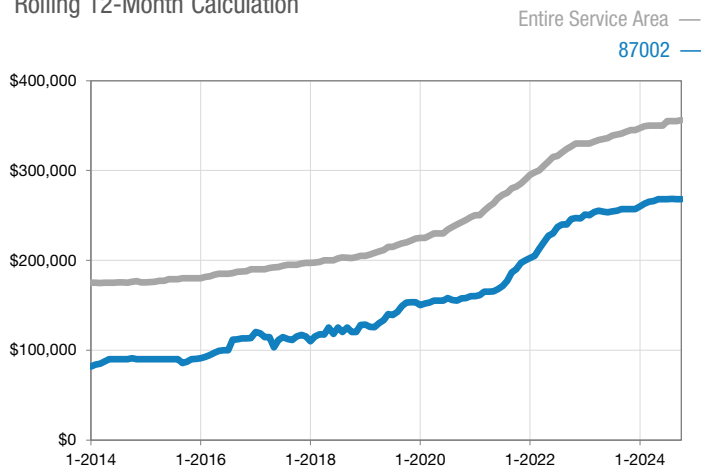
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	0	0	0.0%	19	20	+ 5.3%
Pending Sales	0	0	0.0%	13	15	+ 15.4%
Closed Sales	0	0	0.0%	13	16	+ 23.1%
Days on Market Until Sale	--	--	--	10	27	+ 170.0%
Median Sales Price*	--	--	--	\$188,000	\$215,000	+ 14.4%
Average Sales Price*	--	--	--	\$181,696	\$209,406	+ 15.3%
Percent of List Price Received*	--	--	--	102.2%	98.8%	- 3.3%
Inventory of Homes for Sale	0	4	--	--	--	--
Months Supply of Inventory	--	2.3	--	--	--	--

* 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.

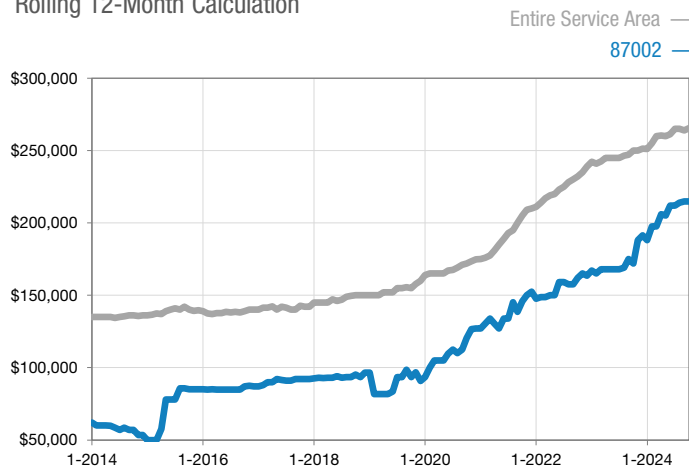
Median Sales Price - Single-Family Detached

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.