

Local Market Update for October 2024

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



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	October			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	10	13	+ 30.0%	152	139	- 8.6%
Pending Sales	5	7	+ 40.0%	116	112	- 3.4%
Closed Sales	10	14	+ 40.0%	118	107	- 9.3%
Days on Market Until Sale	6	26	+ 333.3%	12	33	+ 175.0%
Median Sales Price*	\$692,500	\$532,000	- 23.2%	\$537,500	\$565,000	+ 5.1%
Average Sales Price*	\$770,644	\$573,929	- 25.5%	\$593,808	\$649,276	+ 9.3%
Percent of List Price Received*	99.3%	99.1%	- 0.2%	100.1%	99.7%	- 0.4%
Inventory of Homes for Sale	22	22	0.0%	--	--	--
Months Supply of Inventory	2.0	2.0	0.0%	--	--	--

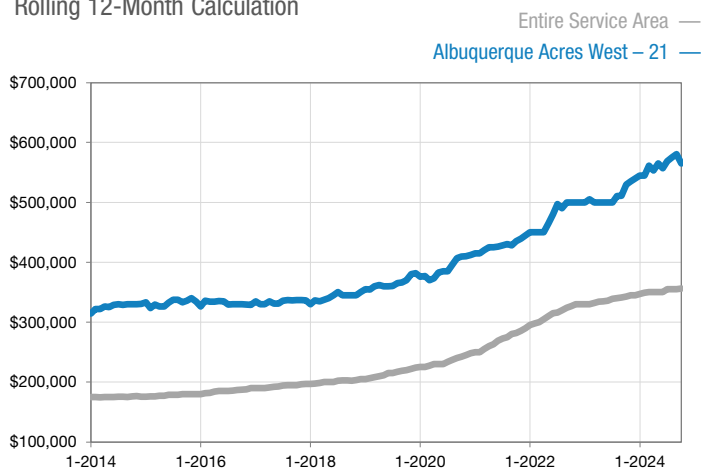
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	0	1	--	4	1	- 75.0%
Pending Sales	0	0	0.0%	3	0	- 100.0%
Closed Sales	0	0	0.0%	2	0	- 100.0%
Days on Market Until Sale	--	--	--	7	--	--
Median Sales Price*	--	--	--	\$286,000	--	--
Average Sales Price*	--	--	--	\$286,000	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

* 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.

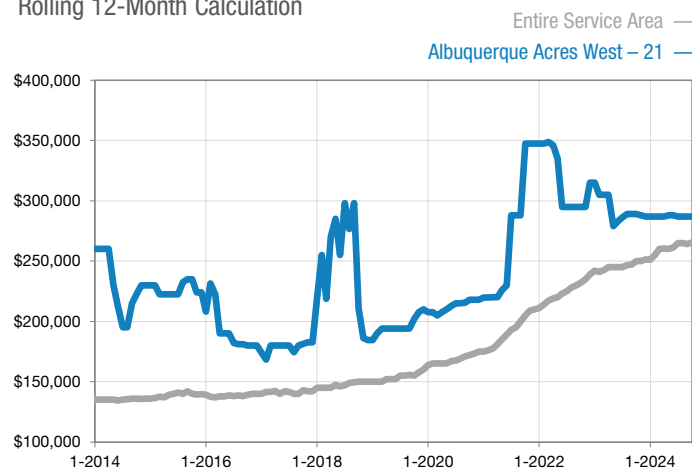
Median Sales Price - Single-Family Detached

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.