

# Local Market Update for October 2020

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



## Stanley – 271

North of Dinkle Rd, East of Lexco Rd to Guadalupe County Line

Single-Family Detached	October			Year to Date		
	2019	2020	Percent Change	Thru 10-2019	Thru 10-2020	Percent Change
<b>Key Metrics</b>						
New Listings	1	0	- 100.0%	15	6	- 60.0%
Pending Sales	1	2	+ 100.0%	7	7	0.0%
Closed Sales	1	1	0.0%	5	5	0.0%
Days on Market Until Sale	122	183	+ 50.0%	110	58	- 47.3%
Median Sales Price*	\$295,000	<b>\$200,000</b>	- 32.2%	\$165,000	<b>\$299,000</b>	+ 81.2%
Average Sales Price*	\$295,000	<b>\$200,000</b>	- 32.2%	\$193,180	<b>\$311,400</b>	+ 61.2%
Percent of List Price Received*	95.2%	<b>80.0%</b>	- 16.0%	98.4%	<b>94.0%</b>	- 4.5%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	1.7	<b>0.8</b>	- 52.9%	--	--	--

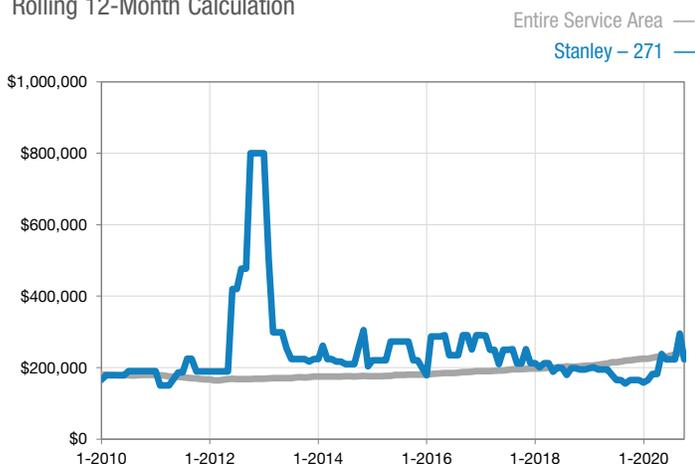
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
	2019	2020	Percent Change	Thru 10-2019	Thru 10-2020	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

\* 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.

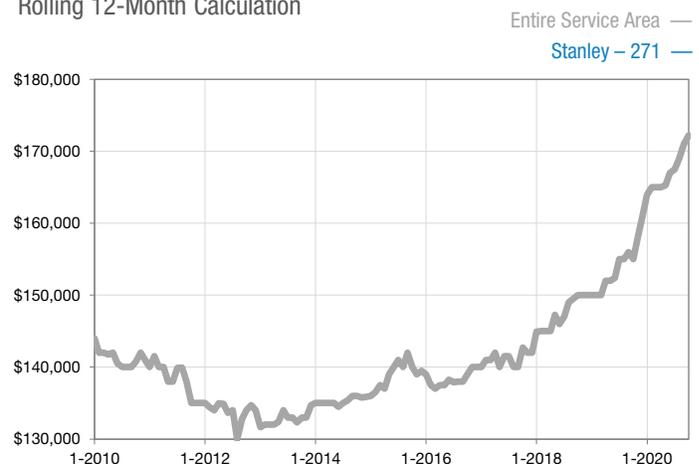
### Median Sales Price - Single-Family Detached

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.