

Local Market Update for July 2024

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



87144

Single-Family Detached	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	104	110	+ 5.8%	706	811	+ 14.9%
Pending Sales	83	99	+ 19.3%	595	628	+ 5.5%
Closed Sales	79	102	+ 29.1%	565	592	+ 4.8%
Days on Market Until Sale	29	44	+ 51.7%	36	39	+ 8.3%
Median Sales Price*	\$352,500	\$386,653	+ 9.7%	\$350,250	\$365,498	+ 4.4%
Average Sales Price*	\$391,918	\$415,143	+ 5.9%	\$386,872	\$397,201	+ 2.7%
Percent of List Price Received*	99.9%	98.6%	- 1.3%	99.8%	99.3%	- 0.5%
Inventory of Homes for Sale	153	194	+ 26.8%	--	--	--
Months Supply of Inventory	1.9	2.3	+ 21.1%	--	--	--

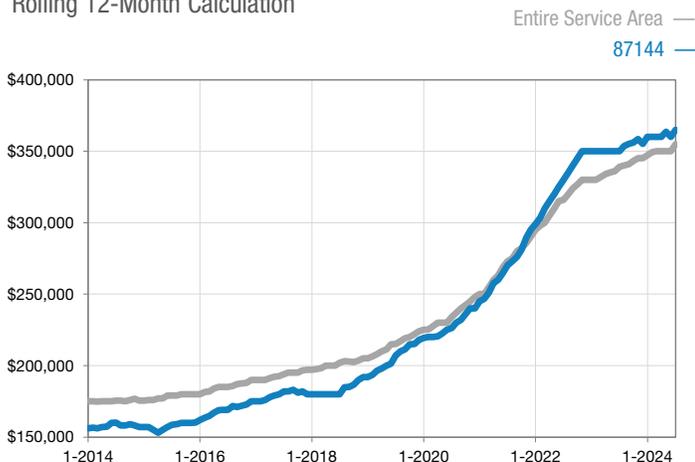
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	0	0	0.0%	1	3	+ 200.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	2	--	--	2	--	--
Median Sales Price*	\$265,000	--	--	\$265,000	--	--
Average Sales Price*	\$265,000	--	--	\$265,000	--	--
Percent of List Price Received*	100.0%	--	--	100.0%	--	--
Inventory of Homes for Sale	0	3	--	--	--	--
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.

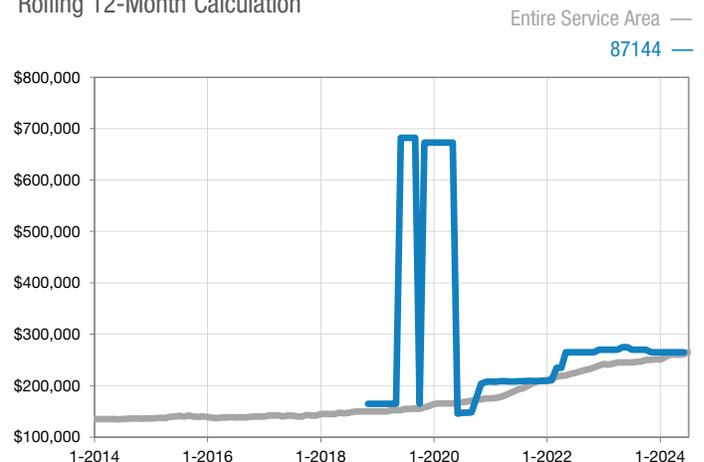
Median Sales Price - Single-Family Detached

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.