

Local Market Update for July 2024

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	July			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	21	15	- 28.6%	77	89	+ 15.6%
Pending Sales	12	7	- 41.7%	62	60	- 3.2%
Closed Sales	11	12	+ 9.1%	60	62	+ 3.3%
Days on Market Until Sale	9	21	+ 133.3%	28	26	- 7.1%
Median Sales Price*	\$839,000	\$675,000	- 19.5%	\$827,450	\$812,568	- 1.8%
Average Sales Price*	\$1,064,068	\$757,958	- 28.8%	\$865,545	\$949,720	+ 9.7%
Percent of List Price Received*	98.1%	95.8%	- 2.3%	98.9%	97.2%	- 1.7%
Inventory of Homes for Sale	15	24	+ 60.0%	--	--	--
Months Supply of Inventory	1.9	2.7	+ 42.1%	--	--	--

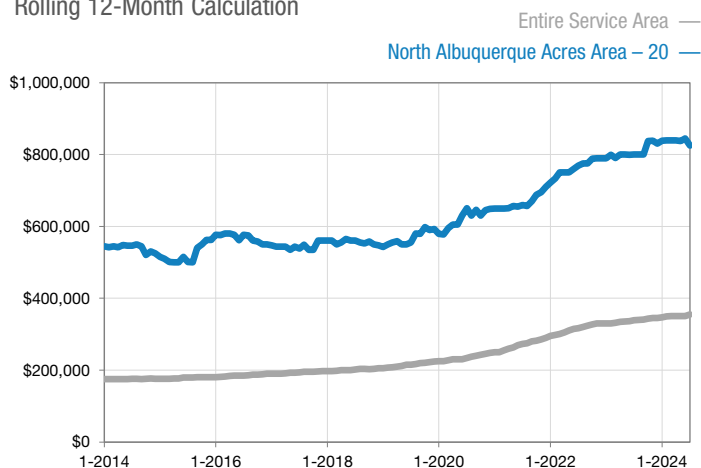
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
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.

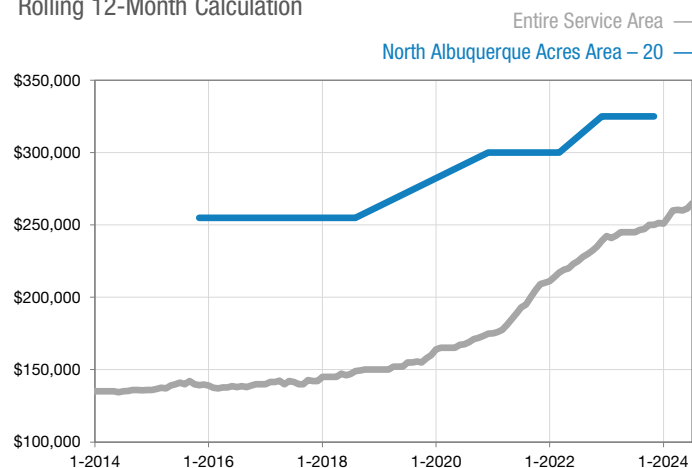
Median Sales Price - Single-Family Detached

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.