

Local Market Update for July 2024

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



Zuzax, Tijeras – 240

North of Tijeras, South of Frost Rd, East of Gutierrez Canyon, West of Hwy 217

| Single-Family Detached | July | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 7-2023 | Thru 7-2024 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 14 | 16 | + 14.3% | 60 | 58 | - 3.3% |
| Pending Sales | 10 | 7 | - 30.0% | 39 | 38 | - 2.6% |
| Closed Sales | 4 | 5 | + 25.0% | 32 | 37 | + 15.6% |
| Days on Market Until Sale | 13 | 37 | + 184.6% | 22 | 31 | + 40.9% |
| Median Sales Price* | \$462,000 | \$530,000 | + 14.7% | \$426,250 | \$595,812 | + 39.8% |
| Average Sales Price* | \$523,975 | \$601,600 | + 14.8% | \$510,925 | \$609,588 | + 19.3% |
| Percent of List Price Received* | 102.5% | 98.0% | - 4.4% | 99.0% | 97.5% | - 1.5% |
| Inventory of Homes for Sale | 21 | 22 | + 4.8% | -- | -- | -- |
| Months Supply of Inventory | 3.5 | 3.8 | + 8.6% | -- | -- | -- |

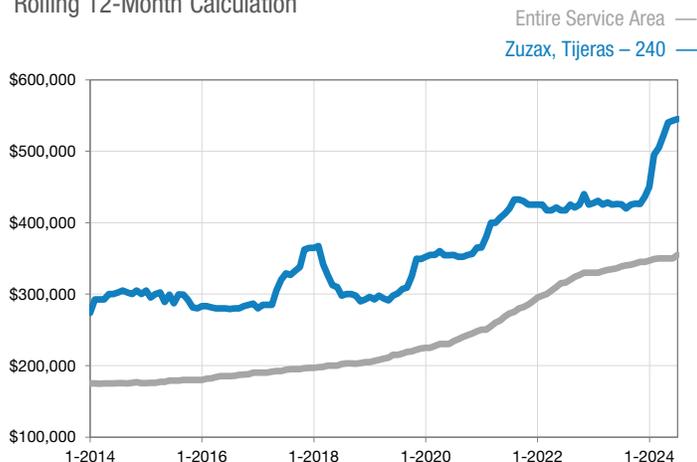
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| 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% | 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.

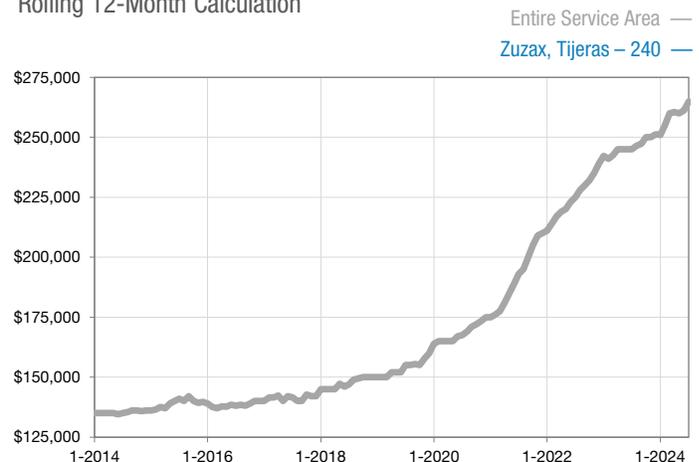
Median Sales Price - Single-Family Detached

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.