

Local Market Update for July 2024

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



Adelino – 750

North of Manzano Expy, South of Patricio Dr / S Rio del Oro Loop, West of Rio Grande River to Manzano Mountains

Single-Family Detached	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	2	2	0.0%	16	10	- 37.5%
Pending Sales	3	1	- 66.7%	11	8	- 27.3%
Closed Sales	1	3	+ 200.0%	7	7	0.0%
Days on Market Until Sale	3	38	+ 1166.7%	32	24	- 25.0%
Median Sales Price*	\$341,000	\$530,000	+ 55.4%	\$259,900	\$499,000	+ 92.0%
Average Sales Price*	\$341,000	\$486,667	+ 42.7%	\$282,557	\$484,003	+ 71.3%
Percent of List Price Received*	100.6%	101.4%	+ 0.8%	96.8%	100.4%	+ 3.7%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	3.7	1.9	- 48.6%	--	--	--

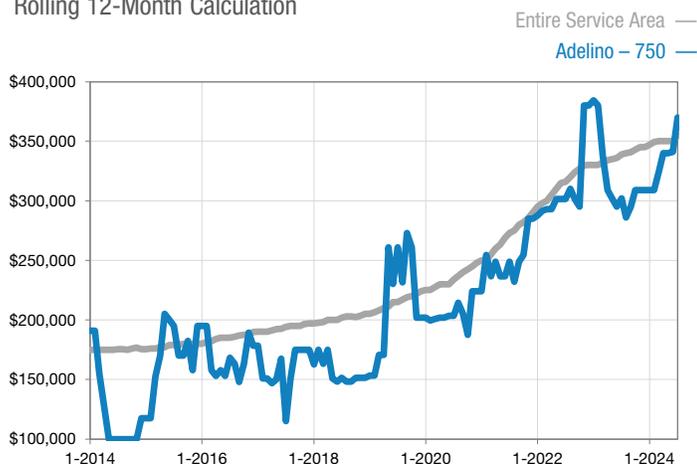
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

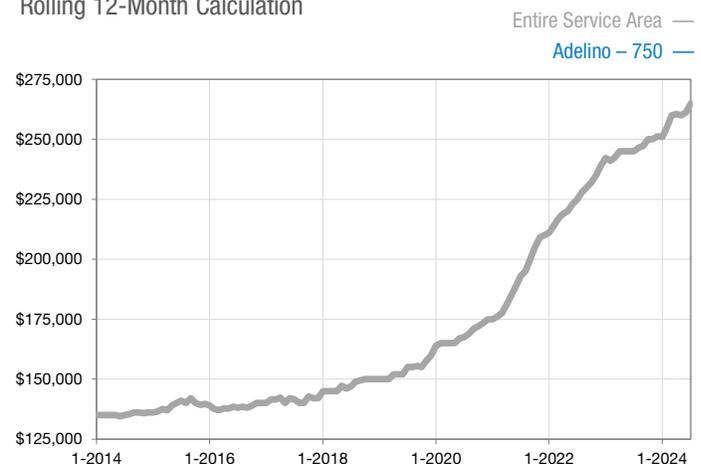
Median Sales Price - Single-Family Detached

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.