

# Local Market Update for July 2024

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



## Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	July			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	8	8	0.0%	52	66	+ 26.9%
Pending Sales	5	10	+ 100.0%	46	54	+ 17.4%
Closed Sales	8	4	- 50.0%	42	45	+ 7.1%
Days on Market Until Sale	15	12	- 20.0%	33	33	0.0%
Median Sales Price*	\$437,500	\$300,500	- 31.3%	\$364,950	\$400,000	+ 9.6%
Average Sales Price*	\$447,563	\$332,250	- 25.8%	\$398,936	\$417,251	+ 4.6%
Percent of List Price Received*	99.2%	98.6%	- 0.6%	99.0%	98.8%	- 0.2%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	2.0	2.4	+ 20.0%	--	--	--

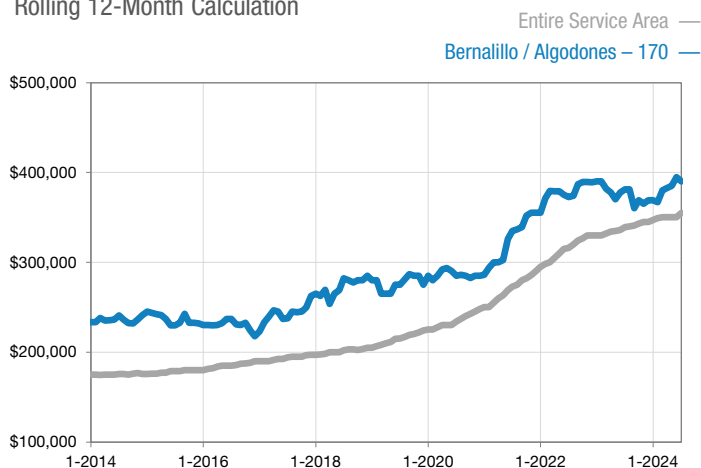
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	1	2	+ 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	--	--	--	1	2	+ 100.0%
Median Sales Price*	--	--	--	\$220,000	\$180,000	- 18.2%
Average Sales Price*	--	--	--	\$220,000	\$180,000	- 18.2%
Percent of List Price Received*	--	--	--	102.3%	95.2%	- 6.9%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	1.0	--	--	--	--

\* 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.

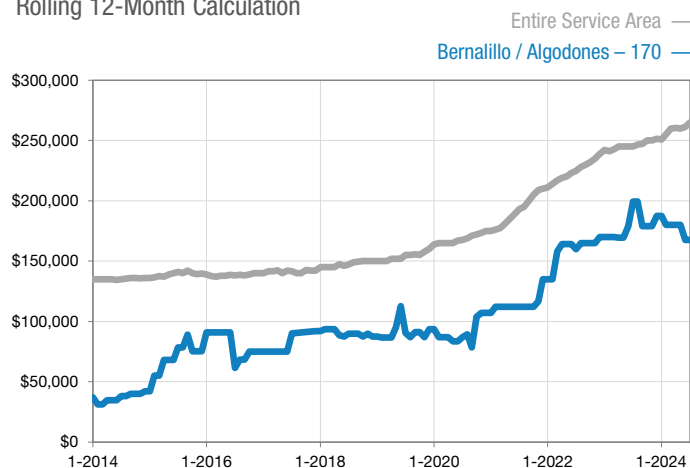
### Median Sales Price - Single-Family Detached

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.