Local Market Update for July 2024

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

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Single-Family Detached

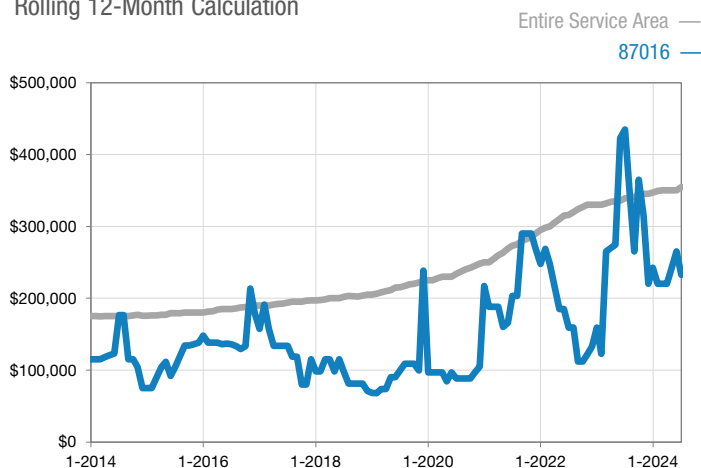| Key Metrics	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	2	1	- 50.0%	16	12	- 25.0%
Pending Sales	0	2	--	6	7	+ 16.7%
Closed Sales	4	1	- 75.0%	7	6	- 14.3%
Days on Market Until Sale	32	19	- 40.6%	44	32	- 27.3%
Median Sales Price*	$327,500	$165,000	- 49.6%	$435,000	$285,000	- 34.5%
Average Sales Price*	$354,500	$165,000	- 53.5%	$550,429	$285,333	- 48.2%
Percent of List Price Received*	96.6%	97.6%	+ 1.0%	97.4%	101.3%	+ 4.0%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	4.0	3.1	- 22.5%	--	--	--

* 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

Key Metrics	July			Year to Date		
	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.
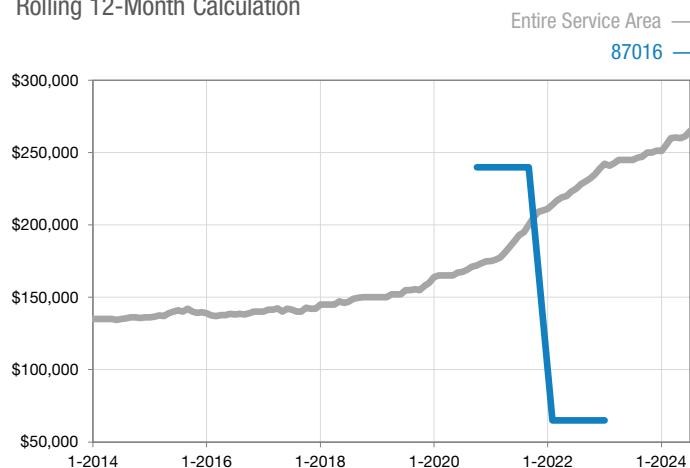
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
87016 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
87016 —

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.