Local Market Update for November 2024

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

gaar

87004

Single-Family Detached

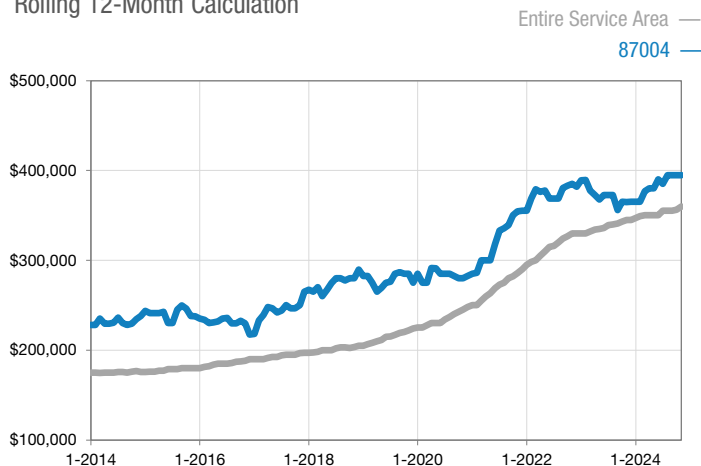| Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	8	7	- 12.5%	83	103	+ 24.1%
Pending Sales	8	6	- 25.0%	70	73	+ 4.3%
Closed Sales	7	6	- 14.3%	64	70	+ 9.4%
Days on Market Until Sale	57	12	- 78.9%	31	31	0.0%
Median Sales Price*	$365,000	$391,000	+ 7.1%	$365,000	$397,500	+ 8.9%
Average Sales Price*	$389,286	$396,000	+ 1.7%	$383,761	$410,841	+ 7.1%
Percent of List Price Received*	97.9%	98.1%	+ 0.2%	98.9%	98.7%	- 0.2%
Inventory of Homes for Sale	14	22	+ 57.1%	--	--	--
Months Supply of Inventory	2.2	3.5	+ 59.1%	--	--	--

* 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

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	1	0	- 100.0%	3	3	0.0%
Pending Sales	1	1	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	--	--	--	2	2	0.0%
Median Sales Price*	--	--	--	$187,450	$180,000	- 4.0%
Average Sales Price*	--	--	--	$187,450	$180,000	- 4.0%
Percent of List Price Received*	--	--	--	101.2%	95.2%	- 5.9%
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.
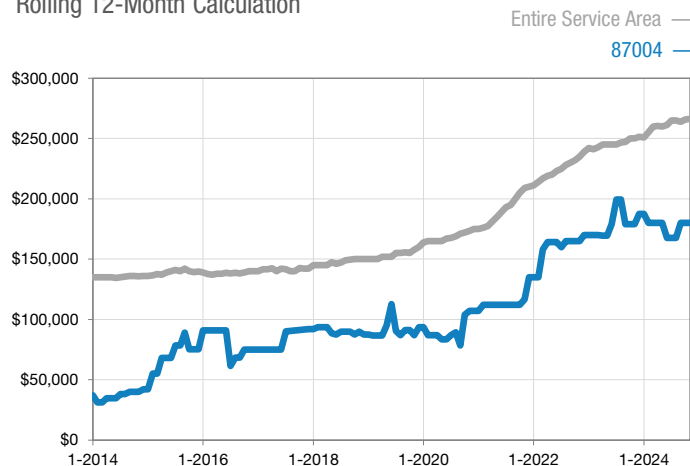
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
87004 —

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

Entire Service Area —
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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.